

LE SUEUR COUNTY PLANNING COMMISSION
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057
December 8, 2022

MEMBERS PRESENT: Don Reak, Pam Tietz, Doug Krenik, Jeanne Doheny, Shirley Katzenmeyer, Al Gehrke, and Commissioner Wetzel

MEMBERS ABSENT: None

OTHERS PRESENT: Aaron Stubbs

1. **Call to Order:** The meeting was called to order at 7:00 pm by Chairperson Jeanne Doheny.

2. **Agenda:** Additions/Corrections: NONE.
Motion to approve the agenda was made by **SHIRLEY KATZENMEYER**.

Second by **DON REAK**.

MOTION APPROVED. MOTION CARRIED.

3. **Minutes:** **November 10, 2022** Meeting, Additions/Corrections: NONE.
Motion to approve the minutes was made by **DOUG KRENIK**.

Second by **AL GEHRKE**.

MOTION APPROVED. MOTION CARRIED.

4. **Applications:**

ITEM #1: AMY PETERSON, MONTGOMERY, MN (APPLICANT) DAVID & AMY PETERSON, MONTGOMERY, MN, (OWNER):

Request that the County grant an Interim Use Permit to allow the applicant to host Special Events exceeding three requests per year in a Special Protection "SP" District of Dietz Lake. The subject property is located in part of the SW 1/4 of the SW ¼ of Section 35, Lanesburgh Township.

Aaron Stubbs presented the PowerPoint presentation.

David & Amy Peterson were present for the applicants.

ADDITIONAL COMMENTS FROM THE APPLICANT:

The applicants stated they got into hosting these Sorting Events as a way to introduce working with cattle to local kids. It started very small, but eventually grew into their current size. The applicants stated they have no intentions to grow the size of their events; it would put too much stress on the cattle.

PUBLIC CORRESPONDENCE: Mr. Stubbs stated there was no written correspondence; however, he did speak with the neighbor of the applicants about the request. Mr. Stubbs stated the neighbor had no issue with the request and thought it was a good idea.

PUBLIC COMMENTS: NONE.

COMMENTS FROM THE PLANNING COMMISSION WERE AS FOLLOWS:

The applicants were asked if most participants were local. Mr. Peterson stated, they have one family from Albert Lea but most of the participants are locals.

The applicants were asked if they charge a fee for participating in their Ranch Sorting Events. Mr. Peterson stated they charge a fee but 50% of it goes as prize money to the winning team of each event and the other 50% goes towards overhead costs.

The applicants were asked if they were planning on increasing the size and/or number of events. Mrs. Peterson stated they had no plans to increase the size of events. The existing arena would not accommodate larger events. In addition, they would not have the parking nor would they want to put additional stress on their cattle. Mr. Peterson stated the estimated number of events (40) was higher than they anticipate. He stated the arena is not heated so they only host events from late spring to late fall.

The applicants were asked if they were familiar with the proposed conditions in the staff report. Mrs. Peterson stated she was not. The applicants reviewed the proposed conditions and stated they had no issue with them.

The applicants were asked about their manure stockpile and whether submitting management records would be an issue for them. They listed different fields they have agreements to spread manure. They stated they remove their stockpile about 3-4 times a year, and saw no issue in submitting records to the County.

The applicants were asked if they have many spectators. Mrs. Peterson stated they do not advertise the events to attract spectators. The few spectators they have are friends that are interested in participating or family members of the event riders.

FINDINGS:

1. *The interim use would not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity. (6-0 in support)*
2. *The establishment of the interim use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area. (6-0 in support)*
3. *Adequate utilities, access roads, drainage and other facilities have been or are being provided. (6-0 in support)*
4. *Adequate measures have been or will be taken to provide sufficient off-street parking and loading space to service the proposed use. (6-0 in support)*
5. *Adequate measures have been or will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result. (6-0 in support)*
6. *The interim use is consistent with and supported by the statement of purposes, policies, goals and objectives in the Ordinance. (6-0 in support)*
7. *The interim use is consistent with the Comprehensive Land Use Plan. (6-0 in support)*

Motion was made by PAM TIETZ to recommend approval of the application with the conditions as proposed in the staff report.

Second by DON REAK.

MOTION APPROVED (6-0). MOTION CARRIED.

5. **Discussion Items:**

- BOA and P.C. By-Laws
 - Staff and the Planning Commission reviewed the draft By-Laws.
 - A few minor changes were made, and all members were in agreement with the By-Laws.

- Currently no items on the January Planning Commission Agenda
 - Application deadline is December 13, 2022

 - If there is a meeting, it would be held on January 12, 2022

6. **Warrants/Claim-signatures:**

7. **Adjournment:**

Motion to adjourn meeting by **AL GEHRKE**.

Second by **DOUG KRENIK**.

MOTION APPROVED. MOTION CARRIED.

Respectfully submitted,

Aaron Stubbs

*Recording of the meeting is on file in the
Le Sueur County Environmental Services Office*