

MINUTES-PLANNING COMMISSION/BOARD OF ADJUSTMENTS MEETING

Tuesday, May 8, 2018 – 7:00 P.M. COMMISSIONERS ROOM, LYON COUNTY GOVERNMENT CENTER, MARSHALL, MN.

MEMBERS PRESENT: DeCock, Steen, VanOverbeke, Williams

OTHERS PRESENT: Crowley, Ritter, Biren, Springstead

DeCock opened the meeting at 7:00 p.m.

PLEDGE OF ALLEGIANCE TO THE FLAG

IDENTIFY ANY CONFLICT OF INTEREST: None

AMEND/APPROVE AGENDA: Williams moved, seconded by VanOverbeke to approve agenda.

All in favor, motion carried.

MINUTES: Steen moved, seconded by VanOverbeke to approve minutes as presented. All in favor, motion carried.

BOARD OF ADJUSTMENTS:

A VARIANCE REQUEST has been received by the Lyon County Planning and Zoning Administrator by Randall Lessman, 2057 County Road 11, Tracy, MN 56175 to construct a home addition 40 feet from the road right of way. The required setback is 100 feet from the road right of way. This request represents a 60-foot variance. The land is zoned Agricultural and is described as: The Northeast Quarter (NE ¼) of Section Eleven (11), Township One Hundred Ten (110), Range Forty (40) Amiret Township, all located in Lyon County, Minnesota.

Public Comment: No objections

Township Comment: No issues from Township.

Randall Lessman was present. Proposed home addition to line up with existing roof line and will not be located closer than the existing structure.

Biren stated the proposal was discussed with the highway department and no concerns were raised.

Biren stated no public comment from the township board or other members of the public was received.

DeCock moves into the Findings of Fact. All findings are answered Yes on the Variance with discussion on each.

Williams makes a motion to approve the Variance with stipulations. VanOverbeke seconded motion. All in favor, motion carries

PLANNING COMMISSION:

A REQUEST HAS BEEN MADE to the Lyon County Planning and Zoning Administrator by Chad Louwagie, 805 Viking Drive, Marshall, MN, for a Conditional Use Permit request for an addition onto an existing Monoslope Cattleshed located at 2811 County Road 22, Cottonwood, MN – existing building is 100’ x 240’. Proposed addition will be approximately 140’ x 100’ along with a 40’ lean and to hear public comment to fulfill Minnesota Session Law 2000 – Minn. Stat. § 116.07, subd 7 (l), Odor OFFSET setback requirement is 94%. The land is zoned agricultural and described as following:

All that part of the northerly 75.88 acres of the Northwest fractional quarter (NW FR ¼) of Section One (1), in Township One Hundred Twelve (112) north, of Range Forty-one (41) west of the Fifth Principal Meridian, Fairview Township, Lyon County, Minnesota.

Existing Facility Consists of: Cattle, Feeder (400 head x 1 animal factor) =400 Animal Units
Type of Buildings: Total Confinement Barn (Monoslope Barn) 100’ x 240’

Proposed Facility to Consist of: Cattle, Feeder (400 head x 1 animal factor) =400 Animal Units
Type of Buildings: Total Confinement Barn (Monoslope Barn) 140’ x 100’
Addition onto existing Monoslope Barn will also include a 40’ lean.

Manure to be applied agronomically complying with manure application setbacks and rates.

The Total Animal Unit Capacity = 800 Animal Units

Chad Louwagie, owner, was present. Biren explains the location and project information. The proposed barn is an addition onto an existing monosloped cattle barn. The addition will be on both ends of the building. The animals units will raise from 400 to 800. Rural water will supply and wells are in place for a backup source. Manure application is planned with control crop consultants and used to enhance agronomy program.

Public Comment: None was received.

Township comment: No objections from Township.

DeCock entered into Findings of Fact. All findings on checklist were discussed.

VanOverbeke moved, seconded by Williams to recommend the County Board grant the Conditional Use Permit for Chad Louwagie. All in favor, motion carries.

Adjourn: Williams moved, second by Steen to adjourn meeting. All in favor, motion carried.

Respectfully submitted,

Bernie DeCock, Planning Commission/
Board of Adjustments Vice-Chair

John Biren, Lyon County Planning &
Zoning