

**McLEOD COUNTY PLANNING ADVISORY COMMISSION  
AGENDA**

**September 28, 2022, 9:30 a.m.**

Environmental Services, Large Conference Room  
1065 5<sup>th</sup> Avenue, Hutchinson, MN 55350 (320) 484-4300  
7:45 a.m. Road Tour

- A. CALL TO ORDER BY CHAIRMAN, LARRY PHILLIPS
- B. REVIEW/APPROVAL OF MINUTES –July 27, 2022
- C. PUBLIC HEARINGS

**1) Conditional Use Permit 22-12, Joel Mernik, Winsted Township**

Joel Mernik is requesting to amend Conditional Use Permit 19-19 in order to include a home occupation of up to six (6) non-family employees for boat shrink wrap and boat storage of up to (100) personal water craft units to be stored in the yard (outside transitional area) and in an existing accessory structure greater than 2,400 square feet, including a proposed accessory structure (80' X 150') on a parcel < (10) acres in size located in the "A" Agriculture District, 10.00 AC, Section 32, Winsted Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/7/2022	
Winsted Township	9/8/2022	Notified by Applicant 9/16/22:
Mn DOT, Megan DeSchepper	9/14/2022	<ul style="list-style-type: none"><li>• A change of use/access permit will be required, please work with Permit Coordinator Jeff Illies (<a href="mailto:jeff.illies@state.mn.us">jeff.illies@state.mn.us</a>).</li><li>• Nothing stored on the property can be on or overhang into state highway right of way.</li></ul>
Env. Services		See Staff Report @ Environmental Services Office

**2) Conditional Use Permit 22-13, Joel Mernik, Acoma Township**

Joel Mernik is requesting a conditional use permit on property owned by Frederick Seltz for the storage of up to (50) outdoor shrink-wrapped water craft units along the north and east sides of property and indoor storage in an accessory structure in Section 6, Acoma Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/7/2022	
Acoma Township	9/8/2022	By applicant.
Env. Services		See Staff Report @ Environmental Services Office

**3) Conditional Use Permit 22-14, Immanuel Evangelical Lutheran Church, Acoma Township**

Miller Architects & Builders, St. Cloud, Minnesota, representing property owner, Immanuel Evangelical Lutheran Church requests a conditional use permit for the construction of an educational facility (school) on the west side of Walden Avenue, a township road. Transportation comes off of Walden Avenue and State Highway 7. This property is described as 7.90 AC of Section 29 in Acoma Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/7/2022	
Acoma Township	9/8/2022	By applicant.
Mn DOT	9/14/2022	Megan DeSchepper
Env. Services		See Staff Report @ Environmental Services Office

4) **Conditional Use Permit 22-15, Russ & Tara Korson, Collins Township**

Russ & Tara Korson are requesting a conditional use permit for a second dwelling for the purpose of family care on property owned by Judith Korson located on 85<sup>th</sup> Street, a Township road in Section 27 of Collins Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/7/2022	
Collins Township	9/8/2022	By applicant.
County Highway Engineer	9/8/2022	
Env. Services		See Staff Report @ Environmental Services Office

D. NEW BUSINESS

1. **Sketch Plan 22-02, Jeffrey Nygaard, Hutchinson Township**

Jeffrey Nygaard is requesting approval of a 1-Lot sketch plan for the purpose of creating a buildable lot to be located in the "A" Agricultural District. 2.47 Acres N ½ NE ¼ SE CNR of Section 14, Hutchinson Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/7/2022	By Applicant
Hutchinson Township	9/8/2022	
Env. Services		See Staff Report @ Environmental Services Office

2. **Sketch Plan 22-03, Keith & Yvonne Heinrich, Acoma Township**

Keith & Yvonne Heinrich request approval of a 3-Lot sketch plan for the splitting an existing building site with one dwelling into 3-lots located in Section 15 of Acoma Township.

Notified	Notified	Comments Received:
Township & City Clerks	9/8/2022	By Applicant
Acoma Township	9/7/2022	
Env. Services		See Staff Report @ Environmental Services Office

3. **Zoning Ordinance Amendment 22-01, Section 16, Subdivision 13, Subpart 3**

Marc Telecky, McLeod County Environmental Services Director, requests an amendment to the McLeod County Zoning Ordinance, Section 16 General Development Regulations, Subdivision 13 Accessory Buildings, Subpart 3: "A detached accessory building located in any required front yard within the "R-1" Rural Residential District, "U-E" Urban Expansion District, any platted ~~or other described lots of three (3) acres or less lot~~ within the "A" Agricultural District, or any lot less than (3) three acres in the "A" Agricultural District with a neighboring dwelling within 500 feet is permitted only through a Conditional Use Permit."

E. NEXT MEETING – October 26, 2022

F. Motion/second to recess and reconvene for road tour and meeting on October 26, 2022.