



REDWOOD COUNTY ENVIRONMENTAL OFFICE

*Planning & Zoning • Parks & Trails • GIS
Aquatic Invasive Species • Septic Inspector
Drainage Inspector • Agricultural Inspector*

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REDWOOD COUNTY PLANNING COMMISSION

MINUTES

Meeting Date: November 30, 2021

A meeting of the Redwood County Planning Commission convened on Tuesday, the 30th day of November, 2021, at the Redwood County Government Center.

The following members of the Redwood County Planning Commission were present: DeVonna Zeug, Mark Madsen, Mike Kaufenberg, and County Commissioner Dave Forkrud. Mike Scheffler and Jeff Huseby were absent. Also present were the following individuals: Nick Amunrud and Land Use & Zoning Supervisor Nick Brozek.

At 1:00 p.m. the November 30th, 2021 Redwood County Planning Commission meeting was called to order by Vice-Chair Zeug.

Vice-Chair Zeug then asked Brozek to read the Planning Commission rules and procedures. Printed copies were available to the public.

At 1:03 p.m. Vice-Chair Zeug called to order a public hearing on Application for Extraction Interim Use Permit #15-21, submitted by Jeff Schmidt of Schmidt Construction.

Prior to the Planning Commission meeting, the Planning Commission members were provided an informational packet, which included the following information regarding the matter:

1. Schmidt Construction is seeking to re-permit an existing gravel pit located in Section 23, Delhi Township. The property is owned by Charles & Julie Chmelar. The site was originally permitted in 2011 (CUP # 11-11) for a five-acre extraction area, for a period of ten years. That permit expired on July 1, 2021.
2. Schmidt Construction is asking for a new 10-year permit, ending July 1, 2031, for a 12-acre extraction site. The 12-acres to be permitted includes the 5-acre original pit, plus 7 additional acres immediately to the east thereof.
3. The site is located in the Agriculture District, in which mining is an Interim Use.
4. Mining activity on the site will consist of the extraction, processing, and stockpiling of sand and gravel material. Equipment will be temporarily stored on site. No buildings will be erected or used in the extraction area. An estimated 40,000 yards of material will be extracted.
5. The site is accessed from CSAH 17, which will be used to haul material out of the site.

6. Top soil will be pushed off and stockpiled in a berm located on the east side of the extraction site. At the end of the permit term, the extraction area will be reclaimed by flattening all slopes greater than 3:1 and placing the reserved overburden (topsoil) back on the slopes. Natural perennial vegetation including grasses and legumes will be planted. Reclamation will restore natural habitat in the disturbed area, so that it is suitable for wildlife development, including ponds and uplands. Alternately, the site will be returned to agricultural use.
7. The proposed hours of operation are 7:00 am through 7:00 pm.
8. The proposed setback from the center of CSAH 7 Street is 572 feet.
9. The estimated cost of reclamation is \$3,600 per acre.
10. The closest third-party dwellings to the site are as follows: (1) 36078 CSAH 17, about 1150 feet southwest of the site; (2) 36048 CSAH 17, about 1560 feet southwest of the site; and (3) 36340 CSAH 17, about 1825 feet northwest of the site. Additionally, the Chmelar residence is about 275 feet south of the site.
11. The closest county tile line to the project is a 22-inch main that is part of the CD 47 system. The main outlets into a ravine about 675 feet north of the extraction site. Land and farms in parts of Section 22, Section 27, section 26, and section 23 are drained through this tile. No open ditch is located on or near the project property.
12. Soils present on the site include: (1) Dickman sandy loam, 0 to 2 percent slopes; (2) Dickman sandy loam, 2 to 6 percent slopes; and (3) Amiret loam, 2 to 6 percent slopes.
13. A copy of the Extraction Interim Use Permit application, maps, plans, and proposed permit conditions are enclosed.

Nick Amunrud of Schmidt Construction was present at the meeting to explain the project. He made the following statements to the Commission:

- This is a re-permit and expansion of the gravel pit on the Chmelar property.
- The pit is located on CSAH 17 north of CSAH 25.
- The existing part of the pit is 5 acres in area and will remain in use. The permit for this has expired.
- This year three additional acres were opened outside of the original permit area, and Schmidt plans to excavate 4 additional acres beyond that, for a total pit area of 12 acres to be permitted under this permit.
- This pit is not used frequently. Usage depends on projects requiring sand. It's not nice sand.

The Planning Commissioners asked the following questions:

- Has staff been notified of any issues on this site in the past?

Brozek stated that there have never been any reported complaints about this site.

Vice-Chair Zeug asked if anyone was present to speak in support of the project. No one came forward.

Vice-Chair Zeug asked if anyone was present to speak in opposition to the project. No one came forward.

Vice-Chair Zeug closed the public meeting at 1:05 p.m.

Forkrud made a motion to approve Application for Extraction Interim Use Permit #15-21 subject to the proposed conditions. The motion was seconded by Madsen and passed unanimously.

The Commissioners reviewed and discussed the minutes from the November 9, 2021 Planning Commission meeting.

Kaufenberg made a motion to approve the November 9, 2021 Planning Commission minutes as presented. Madsen seconded the motion and it passed unanimously.

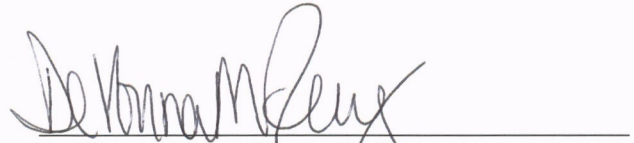
Brozek presented a proposed regular meeting schedule for Planning Commission for 2022. The Commissioners reviewed and discussed the proposed schedule.

Kaufenberg made a motion to adopt the regular meeting schedule as presented. Madsen seconded the motion and the regular meeting schedule was adopted unanimously.

Kaufenberg made a motion to adjourn. The motion was seconded by Madsen, and passed unanimously. The meeting was adjourned at 1:14 p.m.



Nick Brozek
Land Use & Zoning Supervisor
Redwood County Environmental Office



DeVonna Zeug, Vice-Chair
Redwood County Planning Commission