



Redwood County

www.co.redwood.mn.us

Application for Conditional Use Permit

Permit #: 4-23 Date: 1/26/23

Location of Proposed Use:

Address: 32988 RIVER ROAD City: REDWOOD FALLS State: MN Zip: 56283
House # Street Name

Parcel #: 52-024-1020 Township: Delhi Section: 24 Twp #: 113 Range: 36
52-024-1010

Legal Description:

PT of E 1/2 NE 1/4 SW 1/4 OF TWP ROAD 5.014 ac

Information about the Site:

Zoning District: Agriculture

NOTICE: Change of land use may affect your property taxes.

General description of the building(s) and proposed use:

36x96 Kennel building to house 40 dogs -
kennel will be used for Training / Boarding / Breeding.

Building Size: (Please enter dimensions in feet)

Width: 36 Length: 96 Diameter: _____ Total Height: 10

Setbacks: (Please enter in feet)

Side Yard Setback: 15 ft Direction: S

Side Yard Setback: 240 ft Direction: NE

Rear Yard Setback: 100 ft Direction: W

Road Type: _____ Setback from the Right-of-Way: 210

Setback from the center of the road 240 ft

Type of Sewer System:

Holding Tank

Drainage Plan:

Pumped into field or pumped by company

Other Information:

[Empty box for other information]

Applicant Information:

First Name: Tyler Last Name: Domeier
Business Name: River Bottom Day Training
Address: 309th River Road City: Redwood Falls State: MN Zip: 56283
Home Phone: — Cell Phone: 507-640-0143 Email: domeiertyler@gmail.com

Operator Information: (Complete only if different from Applicant)

First Name: _____ Last Name: _____
Business Name: _____
Address: [] _____ City: _____ State: MN Zip: _____
Home Phone: _____ Cell Phone: _____ Email: _____

Land Owner Information: (Complete only if different from applicant)

First Name: _____ Last Name: _____
Address [] _____ City: _____ State: MN Zip: _____
HomePhone: _____ CellPhone: _____ Email: _____

I affirm that the forgoing information is true and accurate. I understand that if any portion of this information is false or materially misleading, any conditional use permit issued in reliance upon this information is voidable at the election of Redwood County.

Land Owner Signature [Signature] Date: 1/26/23

Office Use Only: * The section below is to be filled out by the Environmental Office Staff

Permit Fee: \$700.00 Receipt #: 27163 Date Approved: _____

Application Received: 1/26/23

Commission Action: Approved: _____ Date: _____ Disapproved: _____ Date: _____
County Board Action: Approved: _____ Date: _____ Disapproved: _____ Date: _____

DOMBIER



Overview



Legend

- Municipal Boundaries
- Sections
- Surrounding Counties
- Townships
- Open Ditch
- Drain Tile
- Lakes
- Rivers
- Address Points
- Lots
- Parcels
- Subdivisions
- Major Roads
 - County/Twp/City
 - State/Federal
 - County
 - Minor Roads

Date created: 7/20/2020
Last Data Uploaded: 7/16/2020 9:45:25 PM

Developed by  Schneider
GEOSPATIAL

10:46

LTE



ON X HUNT



200 ft
906 ft elevation



TISL
JAMES
AMBER

20

(Private)

some text

Sat
2D

Hunt Map
Layers

Offline Maps

My Content

Tools

Tracker

Conditions for Permit No. 4-23 (Tyler Domeier -- dog training and boarding kennel)

1. The permit holder shall comply with all applicable laws, rules, and regulations, including but not limited to Redwood County Ordinance, as hereafter amended from time to time.
2. The permit holder shall allow the Redwood County Environmental Office to inspect the site of the project for all purposes permitted by law whenever deemed necessary by the Redwood County Environmental Office.
3. The permit holder shall contact all relevant local, state, and federal authorities/entities and inquire as to whether a permit and/or license is required. If a permit and/or license is required, the permit holder shall apply for and obtain any and all required permits and/or licenses. A copy of all such permits and/or licenses shall be provided to the Redwood County Environmental Office upon request.
4. The permit holder shall take appropriate and reasonable measures to assure that all surface water runoff satisfies all applicable local, state, and federal discharge standards.
5. The permit holder shall not allow the conditional use to be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted. The permit holder shall not allow the conditional use to impede the normal and orderly development and improvement of surrounding vacant property for uses predominant to the area.
6. Adequate utilities, access roads, drainage, and other necessary facilities will be provided and continue to be provided by the permit holder now and in the future.
7. Dogs must be under the direct control of the trainer whenever they are outside of the enclosed areas.
8. Dogs must be fed at least once per day with clean, wholesome food sufficient to meet the normal daily nutritive requirements for the dog's age, size, and condition. Feed standards must be those recommended by the National Research Council. All feeding and watering receptacles must be kept clean and sanitary.
9. Clean potable water must be made available to all dogs at least twice daily for periods of not less than one hour.
10. Each dog must be identified with a numbered tag affixed to the neck by means of a collar, identification attached to the cage.
11. The following records on each dog must be kept for a minimum of 2 years:
 - a. The date of acquisition and disposition
 - b. The name and address of the person from whom the dog was received
 - c. The identification of each dog confined on the premises
 - d. Description of the dog by approximate age, breed, and sex
12. Care shall be taken to prevent excessive barking.
13. A maximum of six (6) litters of puppies per year will be bred and/or housed on the site.

14. The Redwood County Planning Commission shall review the conditional use permit and shall be authorized to take any and all necessary action(s), including but not limited to revoking the conditional use permit and/or requiring the permit holder to reapply for a conditional use permit, if: 1) The Redwood County Environmental Office acquires information previously unavailable that indicates the terms and conditions of the permit do not accurately represent the actual circumstances of the permitted facility or the conditional use; 2) It is discovered subsequent to the issuance of the permit the permit holder failed to disclose all facts relevant to the issuance of the permit or submitted false or misleading information to the Redwood County Environmental Office, the Redwood County Planning Commission, or the Redwood County Board of Commissioners; 3) The Redwood County Environmental Office determines the permitted facility or conditional use endangers human health or the environment; and/or (4) The permit holder violates any of the herein described conditions.



REDWOOD COUNTY ENVIRONMENTAL OFFICE

PO BOX 130
REDWOOD FALLS
MINNESOTA 56283
PH: 507-637-4023

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

REDWOOD COUNTY PLANNING COMMISSION

**Tyler Domeier – dog training kennel
Conditional Use Permit Application #4-23
February 28, 2023**

FINDINGS OF FACT

ORDINANCE CRITERIA – The Planning Commission may recommend the granting of a Conditional Use Permit in any district provided the proposed use is listed as a conditional use for the district and upon a showing that the standards and criteria stated in this Ordinance will be satisfied and that the use is in harmony with the general purposes and intent of this Ordinance and the Comprehensive Plan.

In determining whether the proposed use is in harmony with the general purposes and intent of the Ordinance and the Comprehensive Plan, the Planning Commission shall consider and make findings on the following questions:

- 1) What potential health safety and welfare impacts were raised at the hearing and why will they, or why won't they, impact the neighboring residents?

- 2) What potential impacts on area property uses were raised at the hearing and why will they, or why won't they, impact the property uses in the area?

3) What potential impacts on property values or future development were raised at the hearing, and why will they, or why won't they, impact the neighboring properties?

4) What infrastructure is needed to support the proposed use and how will it be provided?

5) How do the goals, purpose and policies of the Zoning Ordinance and Comprehensive Plan apply to the proposed project?

NAME: _____

DATE: _____

TO: Whom It May Concern

FROM: Nick Brozek *NB*
Land Use and Zoning Supervisor
Redwood County Environmental Office



DATE: February 14, 2023

RE: Notice of Public Hearing on Application for Conditional Use Permit

Please find enclosed a *Notice of Public Hearing* regarding an *Application for Conditional Use Permit* submitted by Tyler Domeier, landowner, pursuant to Redwood County Code of Ordinances, Title XV, Section 153.142(A)(2). Mr. Domeier is proposing to expand his dog training and boarding kennel on the following described real property, situated in the County of Redwood, State of Minnesota, to wit:

Tract in the East Half of the Northeast Quarter (E1/2 NE1/4) commencing at the southeast corner of the Northeast Quarter (NE1/4), containing 5 acres, more or less, AND Part of the East Half of the Northeast Quarter (E1/2 NE1/4) southwest of the township road, containing 5.01 acres more or less, in Section 24, Township 113 North, Range 36 West, Delhi Township.

A public hearing thereon will be held before the Redwood County Planning Commission at the Planning Commission meeting scheduled at 1:00 o'clock p.m. on Tuesday, the 28th day of February, 2023, at the Board Room in the Redwood County Government Center located at 403 South Mill Street, Redwood Falls, MN 56283. Planning Commissioner Ed Carter will appear remotely from his residence located at 12211 110th Street, Walnut Grove, MN 56180.

Pursuant to Redwood County Zoning Ordinance, all property owners of record within five hundred (500) feet of the incorporated areas and/or one-quarter (1/4) of a mile of the affected property or the ten (10) properties nearest to the affected property, whichever would provide notice to the greatest number of landowners in the unincorporated areas, the township in which the affected property is located, and all municipalities within two (2) miles of the property are required to be notified in writing of the time and place of the public hearing.

If you have any comments or questions regarding this matter, please contact the Redwood County Environmental Office by telephone at (507) 637-4023, via email at Environmental@co.redwood.mn.us, or by mail at *Redwood County Environmental Office, P.O. Box 130, Redwood Falls, MN 56283*, and/or attend the public hearing at the time and date set forth in the *Notice of Public Hearing*.

enclosure

Cc: Tyler Domeier (w/encl.)

Redwood County Government Center - Environmental Department
P.O Box 130 Redwood Falls, MN 56283
(507) 637-4023 redwoodcounty-mn.us Environmental@co.redwood.mn.us



NOTICE OF PUBLIC HEARING

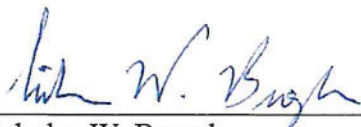
An *Application for Conditional Use Permit* has been filed by Tyler Domeier, landowner, pursuant to Redwood County Code of Ordinances, Title XV, Section 153.142(A)(2). Mr. Domeier is proposing to expand his dog training and boarding kennel on the following described real property, situated in the County of Redwood, State of Minnesota, to wit:

Tract in the East Half of the Northeast Quarter (E1/2 NE1/4) commencing at the southeast corner of the Northeast Quarter (NE1/4), containing 5 acres, more or less, AND Part of the East Half of the Northeast Quarter (E1/2 NE1/4) southwest of the township road, containing 5.01 acres more or less, in Section 24, Township 113 North, Range 36 West, Delhi Township.

A public hearing thereon will be held before the Redwood County Planning Commission at the Planning Commission meeting scheduled at 1:00 o'clock p.m. on Tuesday, the 28th day of February, 2023, at the Board Room in the Redwood County Government Center located at 403 South Mill Street, Redwood Falls, MN 56283.

If you have any comments or questions regarding this matter, please contact the Redwood County Environmental Office by telephone at (507) 637-4023, via email at Environmental@co.redwood.mn.us, or in writing at *Redwood County Environmental Office, P.O. Box 130, Redwood Falls, MN 56283.*

DATED: February 10, 2023



Nicholas W. Brozek
Land Use and Zoning Supervisor
Redwood County Environmental Office



Selected Parcel

Municipal Boundaries

Notification Area

Sections

Parcels

Roads

CUP Notification Area:
0.38 miles from selected parcel

Parcel IDs: 52-024-1040
52-024-1020



AFFIDAVIT OF SERVICE VIA U.S. MAIL

STATE OF MINNESOTA)
) ss
COUNTY OF REDWOOD)

RE: *Application for a Conditional Use Permit* submitted by Tyler Domeier, landowner; Permit Application No. #4-23

I, Lali Ortega, a person not less than eighteen (18) years of age, being first duly sworn upon oath, hereby state a copy of the following:

- 1. Notice of Public Hearing on Application for Conditional Use Permit; and
- 2. Notice of Public Hearing

was duly served upon:

SEE ATTACHED

by enclosing a copy of the same in an envelope, with postage prepaid, and depositing said envelope in a United States Postal Service mailbox located at Redwood Falls, Minnesota on the 14th day of February, 2023.

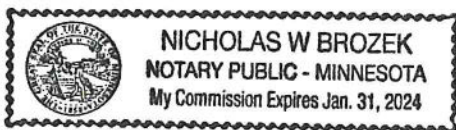


Lali Ortega
Environmental Administrative Assistant

Subscribed and sworn to before me, a Notary Public, on this 14th day of February, 2023, by Lali Ortega.



Notary Public



PROOF OF PUBLICATION

Rec'd
2/14/23
L.O.

AFFIDAVIT OF PUBLICATION: #840440

STATE OF MINNESOTA, COUNTY OF REDWOOD

The Redwood Falls Gazette has complied with all of the requirements to constitute a qualified newspaper under Minnesota law, including those requirements found in Minnesota Statutes §331A.02.

Mortgage Foreclosure Notices. Pursuant to Minnesota Statutes §580.033 relating to the publication of mortgage foreclosure notices: The newspapers' known office of issue is located in Brown, Chippewa, Lyon, Polk, Redwood, Watonwan & Yellow Medicine counties. The newspapers comply with the conditions in §580.033, subd. 1, clause (1) or (2). If the newspaper known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

The affixed notice appeared in said newspaper on the following issues:

02/16/2023

Sworn to and subscribed before on 02/16/2023.

Authorized Agent

Notary, State of MN, County of Redwood
Commission expires January 31, 2025

Publication Cost: \$103.35

Order No: 840440

PO #:

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

NOTICE OF PUBLIC HEARING

An Application for Conditional Use Permit has been filed by Tyler Domeier, landowner, pursuant to Redwood County Code of Ordinances, Title XV, Section 153.142(A)(2). Mr. Domeier is proposing to expand his dog training and boarding kennel on the following described real property, situated in the County of Redwood, State of Minnesota, to wit:

Tract in the East Half of the Northeast Quarter (E1/2 NE1/4) commencing at the southeast corner of the Northeast Quarter (NE1/4), containing 5 acres, more or less, AND Part of the East Half of the Northeast Quarter (E1/2 NE1/4) southwest of the township road, containing 5.01 acres more or less, in Section 24, Township 113 North, Range 36 West, Delhi Township.

A public hearing thereon will be held before the Redwood County Planning Commission at the Planning Commission meeting scheduled at 1:00 o'clock p.m. on Tuesday, the 28th day of February, 2023, at the Board Room in the Redwood County Government Center located at 403 South Mill Street, Redwood Falls, MN 56283.

If you have any comments or questions regarding this matter, please contact the Redwood County Environmental Office by telephone at (507) 637-4023, via email at Environmental@co.redwood.mn.us, or in writing at Redwood County Environmental Office, P.O. Box 130, Redwood Falls, MN 56283.

DATED: February 10, 2023

Nicholas W. Brozek
Land Use and
Zoning Supervisor
Redwood County
Environmental Office
February 16, 2023

840440

