

REDWOOD COUNTY PLANNING COMMISSION

MINUTES

Meeting Date: December 30, 2025



A meeting of the Redwood County Planning Commission convened on Tuesday, the 30th day of December, 2025, at the Redwood County Government Center.

The following members of the Redwood County Planning Commission were present: Mike Scheffler, Jeff Huseby, DeVonna Zeug, Mark Madsen, Rick Maurer, and County Commissioner Corey Theis. Mike Kaufenberg was absent. Also present were the following individuals: Kevin Barnhart, Jeff Bauman, Environmental Director Nick Brozek, and Land Use and Zoning Supervisor Jeanette Pidde.

At 1:00 p.m. the meeting was called to order by Chair Scheffler.

Chair Scheffler read the Planning Commission rules and procedures. Printed copies were available to the public.

At 1:03 p.m. Chair Scheffler called to order a public hearing on Animal Confinement Feedlot Conditional Use Permit Application #12-25, submitted by John Schwartz of Schwartz Family LLC.

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

1. Schwartz is seeking to expand an existing feedlot. The site was previously permitted under CUP #11-04 for 624 animal units. Schwartz proposes to construct a new 184'x153'x8' total confinement barn with concrete under-barn manure storage area for 3300 head of swine 55-300 pounds. After construction, the total animal units will be 1,614.
2. The site is located on Magnolia Ave. in Section 36 of New Avon Township. The property is zoned Agricultural. Feedlots are a conditional use in the Agricultural District. A new conditional use permit is required whenever an existing feedlot is expanded by more than 200 animal units over the existing permit level.
3. The existing well on the property will be sealed, and a new well will be constructed more than 100 feet from the barns. The nearest county tile line is located approximately 700 feet north of the site. The nearest county ditch is 3,775 feet away from the site.
4. The closest third-party dwellings to the site are as follows: (1) 34339 County Hwy 16, about 2,020 feet northeast of the site; (2) 34786 County Hwy 16, about 3,975 feet east of the site; and (3) 23639 Magnolia Ave., about 4,225 feet north of the site.
5. The University of Minnesota OFFSET odor ratings for the neighboring dwellings are as follows:
 1. 34339 County Hwy 16: 96% Annoyance-free
 2. 34786 County Hwy 16: 98% Annoyance-free
 3. 23639 Magnolia Ave.: 98% Annoyance-free

6. Copies of the Conditional Use Permit application, maps, plans, and proposed permit conditions were enclosed.

Kevin Barnhardt and Jeff Bauman were in attendance to present the project to the Planning Commission.

Barnhardt made the following statements to the Commission:

- Schwartz Farms is in a growth mode, and they need more finishing space.
- They prefer to max out on an existing site before creating a new one.
- They would like to expand by adding another barn with 3300 head. The existing barn has a capacity of 2080 head.

The Planning Commissioners had the following questions and comments:

- Was the barn existing when Schwartz purchased the site?
 - o Barnhardt responded that yes, it was a curtain barn that was retrofitted for wean to finish use.
 - o Pidde added that the permit on file is from 2004.
 - o Bauman stated that if it was a problem site, Schwartzes wouldn't consider it.
- Are there trees that will need to be removed?
 - o Barnhardt responded that they will need to remove trees, relocate the well, and move the backup generator and electrical boxes.
- Will the new well serve both barns? Was the old well good?
 - o Barnhardt responded that the new well would serve both barns, and that the old well was good, but it is too close to the proposed new building.
- Will they depopulate for the well work?
 - o Barnhardt responded that they might depopulate, but they may drill the new well first. It depends on the well driller.
- Should there be something stated that the old well can't be used if new pigs are put into the new facility?
 - o Barnhardt responded that they will only use the old well while the new building is empty. They won't move animals into the new building until the new well is drilled and the old well is sealed.
 - o Bauman added that they have a water appropriations permit, and that will just need amendment due to the change in wells. If the depth is significantly different, they would have to file for a new water appropriations permit.
- Will they seal their own well?
 - o Barnhardt responded that they will hire it done.
- What will happen with the existing machine shed?
 - o Barnhardt responded that it will most likely be moved off-site, as they don't have a need for it.
- Did they read the conditions and have any questions or concerns?
 - o Barnhardt responded that they read the conditions and had no questions or concerns.
- Will the manure all be getting transferred?
 - o Barnhardt responded that yes, the manure will all be put on Neitzel farms, but other neighbors have expressed interest.

Pidde stated that the application was forwarded to the Soil and Water Conservation District, as there is a wetland nearby, and they had no concerns with the site.

Chair Scheffler asked if anyone was present to speak in support of or opposition to the project. No one came forward.

Chair Scheffler then closed the public hearing at 1:18 p.m.

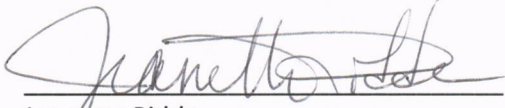
Chair Scheffler directed Pidde to lead the Commissioners through the Findings of Fact Worksheet. The Planning Commissioners discussed the factors.

Zeug made a motion to approve Application for Conditional Use Permit #12-25, with the conditions proposed by staff. The motion was seconded by Theis and passed unanimously.

The Commissioners reviewed and discussed the minutes from the November 25, 2025, Planning Commission meeting. Zeug made a motion to approve the November 25, 2025, Planning Commission minutes. Maurer seconded the motion, and it passed unanimously.

The Commissioners reviewed and discussed the proposed 2026 regular meeting dates. Following a motion by Madsen and second by Maurer, the 2026 regular meeting dates were approved.

Following a motion by Zeug and second by Theis, with all in favor, the meeting was adjourned at 1:29 p.m.



Jeanette Pidde
Land Use and Zoning Supervisor
Redwood County Environmental Office



Jeff Huseby, Chair
Redwood County Planning Commission