

MINUTES
Blue Earth County Planning Commission
Regular Meeting
Wednesday October 5, 2016
7:00 p.m.

1. CALL TO ORDER

The meeting was called to order at 7:02 p.m. by Chairman Lyle Femrite. Planning Commission members present were Bill Anderson, Kurt Anderson, Kip Bruender, Lyle Femrite, Chuck Grams, Barry Jacques and Joe Smentek. County staff members Aaron Stubbs and Chris Meeks were also present.

2. APPROVAL OF MINUTES

Kurt Anderson made staff aware of an error in the September minutes. Mr. Anderson then made a motion to approve the minutes from the September 7, 2016 Regular Planning Commission Meeting. Joe Smentek seconded the motion which carried unanimously.

3. AGENDA APPROVAL

Mr. Stubbs indicated there was no change to the agenda.

4. NEW BUSINESS

PC 27-16

Brian and Maria Bartsch - Request for review and approval of a Preliminary Plat for the Bartsch Ravine View Subdivision, a subdivision plat consisting of two lots. The property is zoned Agricultural and is located in the north half of the Northeast Quarter of the Southwest Quarter of Section 14, Rapidan Township.

Mr. Stubbs presented the staff report.

The applicants were present and had no additional comment.

Mr. Femrite asked staff why the preliminary plat showed buildings inside of the required setbacks for the property. Staff explained to the Planning Commission that the setbacks displayed on the plat were the required setbacks for a main structure and the buildings shown on the plat have a reduced setback because they are accessory structures.

Warren Smith spoke to the Planning Commission on behalf of the applicants. Mr. Smith explained the process of determining the buildable area for any given piece of property and he reiterated staff's explanation of the difference in the setbacks for a main structure versus those for an accessory structure. Mr. Smith also explained how the applicant's 120 acre parcel led to the plat being laid out as shown.

There was no public comment.

There were no other questions or comments from the Commission.

Mr. Bruender made a motion to forward to the County Board, a recommendation of approval of the request based on the findings presented by staff. Mr. Smentek seconded the motion and the motion carried unanimously.

5. OTHER BUSINESS

Review of a Training Session – Mr. Kurt Anderson reported back to the Planning Commission on a “Beyond the Basics” training session he attended with staff on September 13, 2016. Mr. Anderson explained that the class was extremely basic and was not happy with the choice of educational subject or material which was selected for the training. He advised the other members of the Planning Commission to consider his review of this course before signing up to take this particular class in the future. Mr. Anderson then encouraged staff to share their review of the conference with the Planning Commission.

Mr. Stubbs stated that he and Mr. Meeks had attended this same course in 2015. He also stated that before they signed up to attend the 2016 class, he contacted the service provider to ensure this year would include different material and would not be as basic as it previously was. Mr. Stubbs stated that he was told new information was added and was encouraged by the service provider to attend which he did. Mr. Stubbs stated that the material for the 2016 class was the same as the 2015 and he was also unhappy with the “Beyond the Basics” course.

Mr. Meeks agreed with Mr. Stubbs in his review of the session. He also stated that he felt as though staff did get some valuable information from the training course even if all the information was not useful.

6. ADJOURNMENT

There was no further business. Mr. Smentek made a motion to adjourn the meeting which was seconded by Mr. Bill Anderson and the meeting was adjourned at 7:27 p.m.

Planning Commission Chair

Date

Planning Commission Secretary

Date