

Stanton Township Planning Commission Unapproved Minutes

September 14th, 2021

Attending: Stanton Township Supervisor, Ken Burns; Chair, Hannah Regenscheid; Commissioner, Karen Slininger; Vice-Chair, Anson Brown; Secretary, Cheryle Peters; John Monsour; Jim Spillman; Applicants: Tim Clancy; Via Zoom, Mary Lundell.

Pledge of Allegiance: Chair, Hannah Regenscheid, called the meeting to order at 7:00 PM; the pledge of allegiance was recited.

Approval of Agenda: Hannah Regenscheid made a motion to approve the agenda. Anson Brown seconded the motion. The motion passed 4/0.

Approval of Minutes from August 10th, 2021: Karen Slininger made a motion to approve the minutes from August 2021. Anson Brown seconded the motion. The motion passed 4/0.

Public to Speak: John Monsour, 32140 Stanton Trail, described a utility proposal to site a 60 ft wireless communications tower. Mr. Monsour gave a brief history of his address to the Town Board regarding his and his neighbors' efforts to secure reliable, fast enough, affordable internet services in our rural area. He indicated that a number of options had been researched; however, few options seemed to be feasible. He informed the Planning Commissioners that five of his neighbors had been interested in the tower concept but were discouraged by the \$2900 cost estimated by SE Minnesota WIFI out of Hasings, MN.

Hannah Regenscheid recommended MidContinent as a service provider, for a quick answer. Mr. Monsour has indicated that he is interested in some type of public assistance on the subject. He thanked the commissioners for their time.

Jim Slininger, 4637 Stonecliff Drive, Egan MN, attended the meeting to inquire about subdividing a parcel of interest and how the township's jurisdiction might affect such an action. Chair Regenscheid commented that a real estate attorney should be able to assist him, regarding county and township regulations, zoning, access, subdivisions, recordings, etc.

Mr. Spillman thanked the commissioners for their time and attention to his visit.

Zoning Requests: Solar Energy System- roof mount request – Tim Clancy on behalf of Solar Connection Inc., Rochester, MN; Mr. Clancy's client is Mr. Bill Robinson, 4305 322nd St. Way Cannon Falls, MN 55009 Parcel #410260601, 15.37 acres, in the A-2.

Chair Regenscheid invited Mr. Clancy to the podium. Mr. Clancy described the install as a roof mount and a 100% offset arrangement for residential use.

Karen Slininger made a motion to recommend, to the Town Board, approval for the request as stated. Anson Brown seconded the motion. The motion passed 4/0.

Public Hearing:

Old Business:

New Business:

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Ordinance Review: A continuance to refine the content of the proposed Solar Ordinance:

* Master List, *Timeline, *Language Drafts, *Table/Chart

- a) Old: Solar Glass Panel recycling; some discussion ensued regarding a requirement to recycle some amount of the no longer used materials: glass panels and mountings. No requirements were recommended.
- b) New: Sunset clauses on Conditional Use Permits; Periodic reviews (10 years) of the issued SES Conditional Use Permits were discussed and recommended.
- c) De-Commissioning; decommissioning was discussed for the Commercial Scale and the Residential Scale.
 - ❖ De-commissioning plans would be required at the time of Conditional Use Permit applications.
 - ❖ Article 19; Section 6 of the Goodhue County Ordinance was reviewed regarding de-commissioning. The language on the subject of de-commissioning, Section 6 would be inserted into the township's ordinance regarding Commercial Scale Use and edited when appropriate.
 - ❖ Restoration shall mean "similar to nearby surroundings".
 - ❖ Refurbishing of materials shall not be deemed as "de-commissioning".
 - ❖ De-commissioning plan shall require the disposing or recycling of its components, restoring the land to its original state, similar to nearby surroundings.
 - ❖ De-commissioning plans shall be required for both, Commercial Scale and Residential Scale uses.
- d) Bonding initiation times were discussed. The county's language on bonding was retained as suggested.

Chair Regenscheid offered an educational piece on the subject of bonding.

Chair Regenscheid offered to produce the table/chart for review at the October 12th Planning Commission meeting.

Reports of Meetings Attended: Karen Slininger reported that she had met with Danny at the 4th Avenue Way turnaround area. She reported that it has been enlarged; a few trees have been removed.

Announcements:

Adjourn: Karen Slininger made a motion to adjourn. Anson Brown seconded the motion. The motion passed 4/0. The meeting adjourned at 8:20pm.

Respectfully submitted,

Cheryle Peters
Clerk, Stanton Township

Hannah Regenscheid
Chair, Stanton Township Planning Commission