

**PLANNING & ZONING**  
**Government Center**  
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**Moorhead, MN 56561-0280**  
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**AGENDA**

**CLAY COUNTY PLANNING COMMISSION**

**7:00 PM TUESDAY, JUNE 28, 2022**

**BOARD ROOM, THIRD FLOOR, CLAY COUNTY COURTHOUSE**

The Clay County Planning Commission will have a meeting on Tuesday, June 28, 2022 at 7:00 PM. Members of the public will be able to attend in person in the Board Room at the Clay County Courthouse. Visit [www.claycountymn.gov/323/Planning-Zoning](http://www.claycountymn.gov/323/Planning-Zoning) for instructions on how to participate via computer or mobile device. Pursuant to MN Statutes §13D.021, Subdivision 3, the County will provide the means for persons to electronically participate in such meetings remotely. To join the meeting by phone, call 651-964-6938 and enter conference ID: 806 820 711#.

1. Call Meeting to Order
2. Roll Call
3. Approval of Agenda
4. Approval of Minutes from May 17, 2022 Meeting
5. Citizens To Be Heard
6. Public Hearing(s):

**NOVEL ENERGY SOLUTIONS – REQUEST FOR AMENDMENTS TO CONDITIONAL USE PERMITS**

The applicant is seeking approval to amend conditional use permits for community solar gardens approved on July 20<sup>th</sup>, 2021 to allow additional time for establishment of the projects. The project locations are:

Parcel 08.009.1500, part of the N1/2 of the NE1/4, Section 9, Township 141N, Range 46W, Flowing Township;

Parcel 07.034.4600, part of the W1/2 of the SE1/4, S1/2 of the SW1/4, NE1/4 of the SW1/4 Section 34, Township 142N, Range 46W, Felton Township;

Parcel 08.022.2000, part of the NW1/4 Section 22, Township 141N, Range 46W, Flowing Township; and

Parcel 27.004.3002, part of the S1/2 of the NW1/4 Section 4, Township 140N, Range 46W, Spring Prairie Township.

**TARACON PRECAST/SPRING PRAIRIE HB, INC. – REQUEST FOR INTERIM USE PERMIT**

The applicant is seeking an interim use permit to replace an existing ready-mix concrete batch plant at 6189 170<sup>th</sup> St. North, Hawley, MN 56549, parcel 27.014.1700, Section 14, Township 140N, Range 46W, Spring Prairie Township.

**SPRING PRAIRIE HB, INC. – REQUEST FOR INTERIM USE PERMIT**

The applicant is seeking an interim use permit for an intentional community on parcel 27.014.1700, Section 14, Township 140N, Range 46W, Spring Prairie Township.

< 5 Minute Break >

**DUSTIN AND SARA HOUGH – REQUEST FOR CONDITIONAL USE PERMIT**

The petitioner is seeking a conditional use permit for a commercial storage business at 15432 90<sup>th</sup> Ave S, Barnesville, MN 56514, parcel 05.022.2802 in part of the S1/2 of the SE1/4 NW1/2 of Township 138N, Range 46W, Section 22, Elkton Township.

**HOUGH INC OF DETROIT LAKES – REQUEST FOR INTERIM USE PERMIT AMENDMENT**

The applicant is seeking approval of an amendment to the haul route condition on an interim use permit for gravel mining operation in part of the NW ¼, Section 22, Township 137N, Range 45W, Parcel 16.022.2000 & in the S ½ SW ¼, Section 15, Township 137N, Range 45W, Parcel 16.015.3700 in Humboldt Township.

**ANDREAS OMEROVIC – REQUEST FOR CONDITIONAL USE PERMIT**

The petitioner is seeking a conditional use permit for a warehousing and wholesale business at 13345 90<sup>th</sup> Ave S, Sabin, MN 56580, parcel 05.020.3001 in part of the N1/2 of the SW1/4 of Township 138N, Range 46W, Section 20, Elkton Township.

**JASON GEHRIG – PETITION FOR REZONING**

The petitioner is seeking a rezone to remove the Resource Protection – Aggregate Overlay Zoning District on parcel 28.021.2200 in part of the W1/2 of the NW1/2 of Township 137N, Range 44W, Section 21, Tansem Township.

- 8. Unfinished Business
  - Resource Protection – Aggregate Overlay subcommittee
- 9. New Business
- 10. Adjournment