

**PLANNING COMMISSION  
CASCADE TOWNSHIP – OLMSTED COUNTY – MINNESOTA  
April 20, 2010**

Commission Members Present: Dan Frissora, Arlen Heathman, Kevin Lenz, Tom Schwalen  
Call to order at 7:10 PM.

Frissora presented the agenda.

Lenz moved and Heathman seconded to forgo the reading of and to formally approve the Planning Commission meeting minutes from the meeting on 03/16/2010. (Minutes had previously been electronically approved.) Motion passed. All members voting for the motion.

**OLD BUSINESS**

Salley Hill Preliminary Plat

- Developer: Adam DeCook, Cedric Schutz
- Heathman presented a fax from Roger Loken containing his concerns. Heathman stated Loken had called him in the afternoon. Schwalen stated that Loken had called him before the meeting to say that Adam DeCook and Cedric Schutz had met with him in the afternoon and that they have reached a verbal agreement on the relocation of the existing Loken driveway and other concerns. Adam DeCook and Cedric Schutz acknowledged they had met with Loken and had an agreement.
- Discussion on bridge / culvert on roadway to Lot 1 Block 2.
  - Required over drainage way and must be shown on Plat.
  - Question as to when the bridge / culvert must be installed.
  - Developer wants to delay installation until the lot is sold and access must be provided.
  - TCPA believes the bridge / culvert must be installed before the lot is sold to provide "flood free" access.
  - Heathman will verify with the TCPA and possibly check with the Township lawyer to determine when the bridge / culvert must be installed.
- Schwalen reported that he had reviewed all the documents that were emailed to the Commission members on April 17, 2010.
  - All errors he discovered in the earlier version of the documents have been corrected and no new errors were encountered.
  - Schwalen suggested that a statement be added to the Declaration of Covenants indicating specifically that Lots 9 and 10 of Block 2 are not covered by the Covenants.
  - Schwalen asked that Heathman verify with the TCPA and possibly with the Township lawyer that the Deed Restriction preventing the subdivision of Lots 1, 9 and 10 of Block 2 satisfies the Township's requirements.
  - Schwalen noted that the Public Access Easement to the Environmental Corridor was not provided. The developer said it had been turned in to the TCPA (apparently after the other documents had been emailed to the Commission members).
- Commission discussed options for continuing the Plat approval.
- Schwalen moved to continued the meeting on the Sally Hill Preliminary Plat at 7:00 PM on April 29, 2010. Second by Frissora. Motion passed. All members voting for the motion.

**NEW BUSINESS**

Heathman updated the members on a Conditional Use Permit for a 161KV power-line north from Highway 14 to a new substation on 19<sup>TH</sup> Street NW. The CUP will likely be on the Planning Commission agenda for the May 18, 2010 Commission meeting.

Schwalen moved that the meeting be suspended and continued at 7:00 PM on April 29, 2010. Second by Frissora. Motion passed. All members voting for the motion.

Status Approved 04/29/2010

<http://cascadetownship.wordpress.com/2010/04/30/planning-commission-minutes-april-20-2010/>