



CASCADE
--- TOWNSHIP ---

2025 75TH ST. NE
Rochester, MN 55906
www.cascadetownship.us

CASCADE TOWNSHIP, OLMSTED COUNTY
PLANNING COMMISSION MEETING MINUTES
April 16, 2019

Call to Order: 6:00 PM by Chairperson Adolphson

Roll Call: Commission Members Present: Commissioner Cheryl Adolphson, Commissioner Brad Brech, Commissioner Nicole Brueck, Commissioner Dana Duffield, Supervisor Dean Hegrenes

Attendees: Cascade Clerk/Treasurer Sara Rudquist and two citizens of the township

Pledge of Allegiance

Agenda Announcement and Review

Approval of Minutes: The minutes from March 19, 2019 were briefly reviewed and discussed. A motion to approve the minutes without changes was made by Commissioner Brech and Commissioner Brueck seconded the motion. All voted in favor and the motion passed.

Call to Audience: none

Conditional Use Permit (CUP) Maintenance review:

CUP 04-01 granted to Brogan Heating and air/conditioning by Thomas Brogan PIN: 74.31.43.031186, represented by Roxie Stewart: Commissioner Adolphson led a discussion walking through and validating the points of the CUP. After discussion amongst the Planning Commission members, a motion to approve the CUP as in compliance was made by Supervisor Hegrenes and Commissioner Brech seconded the motion. Actions taken were a water test be completed with results sent to TCPA. Next review tentatively scheduled for March or April 2021. All voted in favor and the motion passed.

Study Session: none

Continuing Business:

Reconciliation and Review: Olmsted County Subdivision and Platting Ordinances (2017) vs. Current Cascade Township Subdivision Ordinances (2003): Roger Ihrke (TCPA) is unavailable until the Planning Commission meeting in June. Further review is postponed until then.

Other Cascade Township ordinances to update: Sewer ordinance is under control of the Town Board and will have a separate public hearing. Driveway and access ordinances will be addressed by the Planning Commission.

Discussion/updates concerning CUP 18-01 review criteria and conditions:

A recommendation from Roger Ihrke (TCPA) is for the Planning Commission to request a tour of the quarry once operations begin. Availability of at least a draft of the CUP Review items before the tour is recommended. There was also discussion of the blasting notification letter sent by Mathy Construction. Communications with Mathy for perspective tour(s) in late summer and feedback on blasting notification process will be sent.

New Business:

Reorganization of Planning Commission officers: The new position assignments are Chairperson: Commissioner Brueck, Vice Chairman Commissioner Duffield and Scribe Commissioner Brech. The Planning Commission Rules of Procedure will be updated by Commissioner Brueck.

Update from Town Board: Commissioners Brech and Duffield provided an update on the topics of the Township Board meeting of April 8th, 2019.

Round-the-Table: The next meeting is scheduled for June 18th, 2019.

Second Call to Audience: none

Adjournment: A motion to adjourn was made by Commissioner Brueck and Commissioner Duffield seconded the motion. All voted in favor and the motion passed. The meeting adjourned at 7:16PM.

Submitted: Dana Duffield, Scribe

Dana Duffield, Scribe

Cheryl Adolphson, Chairperson

Cascade Planning Commission Review CUP 04-01 granted to Brogan Heating and Air/Conditioning by Thomas Brogan, PIN: 74.31.43.031186

Date of Review:04/16/2019

Review Summary: In compliance. The owner of record for this property is now Roxy Stewart (daughter of Thomas Brogan). Keep same mailing address for business.

Action Items: Send water test results to TCPA, 4111 11th Avenue SW, Rochester, MN

Follow up Items:

Date For Next Review: March or April 2021

CUP – 04-01	Comply	Not Comply	Comments
At least one parking space per employee.	yes		
Any outside lighting must be defused and directed away from public roads and neighboring properties.	yes		
The Conditional Use Permit is approved subject to compliance with the applicable Government requirements, including, but not limited to the Minnesota and Olmsted County Health Departments and Minnesota Pollution Control Agency.	yes		Freon products are recycled with a plan that includes the local recycling service of Gustave A. Larson Co. Sealants currently in use are water based and no VOCs.
Any hazardous wastes reclaimed or generated at the site shall be disposed of according to Minnesota Pollution Control Agency guidelines and/or requirements. All appropriate waste generation permits shall be applied for and received prior to completion of the addition. Copies of these permits shall be forwarded to the Township Planning Department.	yes		Freon products are recycled with a plan that includes the local recycling service of Gustave A. Larson Co. Minimizes the number of tanks of Freon stored on site.
A compliance check for the septic system shall be provided prior to issuing building permit. Should plumbing be added to any of the buildings a septic permit will be required.	yes		Gopher pumps the septic every three years. No plumbing has been added.

Results of a water test showing that the water supply meets current County standards shall be submitted to the Township Zoning Administrator.	Yes (pending)		Ms. Stewart will send water test results to the TCPA, 4111 11 th Ave. SW, Rochester
The Conditional Use Permit is not transferable.			Not applicable
No storage of materials or trucks within 25 feet of neighboring parcels.	yes		
The applicant shall keep all gravel surfaces on the property in a dust-free condition.	yes		
The applicant must meet the applicable building code requirements prior to expanding the use upon the property.	yes		
Review of Conditional Use Permit: The Conditional Use Permit includes, at the discretion of the Town Board, a periodic review to determine compliance with the conditions of the permit. The Town Board may also elect, upon adoption of an appropriate resolution following verification of a complaint that a condition has been violated to conduct a review of the permit. Said review shall only take place following written notice to the owner of the subject property and a duly noticed public hearing. Following such hearing, the permit may be amended based on changed conditions and experiences with the site.	yes		Because this CUP is in compliance at this time, there have been no complaints, and assuming no future complaints, the next review will be in 2021.
The applicants' are allowed up to 13,560 square feet of total gross floor area, any proposal to exceed this amount would require a new or amended CUP to be approved by the Township prior to construction.	yes		