



Castle Rock Township

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Dakota County, Minnesota

2537 240th Street West, Farmington, MN 55024 castlerocktownship.com

PLANNING COMMISSION REGULAR MEETING

Monday September 25, 2023

The regular monthly meeting of the Planning Commission of Castle Rock Township was held on Monday September 25, 2023. Those participating were Jim Heiman, Max Litvinov, Norbert Kuhn, Ken Betzold and Clerk, Molly Weber. Absent was Braden Schuenke. Others in attendance were Pete Schaffer, Tim Peters, Carol Fischer and Ashlee Rickert.

Jim Heiman called the meeting to order at 7:00pm. and the Pledge of Allegiance was recited.

AGENDA:

Norbert Kuhn made a motion to approve the agenda with the additions of Ordinance Change Review and Intersection of Blaine and Highway 50. Ken Betzold seconded. Motion carried.

CONSENT AGENDA:

- 08.28.23 PC Regular Meeting Minutes – Ken Betzold made a motion to approve the 08.28.23 PC Regular Meeting Minutes. Max Litvinov seconded. Motion carried.

NEW BUSINESS:

- **Tim Peters**

- 3223 263rd Street West
- Permit request for 36x36 garage/storage shed
- Plans are being worked on and should be ready for 10.10.23 Board Meeting

He is in Rocky Hills. Has a 14x14 existing shed. New storage shed will be stud frame, metal siding but not insulated. 2.6 framing Ken Betzold made a motion to approve the 36x36 storage building as shown on drawings and approved by Inspectron for Tim Peters at 3223 263rd Street West. Max Litvinov seconded. Motion carried. Tim would like to start moving dirt beginning of October.

- **Carol Fischer/Ashlee Rickert**

- 3495 250th Street East
- Permit for New Construction Home
- Working on finalizing logistical pieces prior to 10.10.23 Board Meeting

County stated Carol should extend what is currently there. Her engineer will stake this out tomorrow. The new house will go approximately where the old house was. Shed currently has there living quarters in it. Well will be the same as it currently is. Carol was advised she needs at least 2.5 acres in order to build the house and the septic has to be on that same 2.5 acres. They were advised the need 2 sets of plans for Inspectron. They will need to follow setback requirements of: 15 foot side setback, 10 foot rear setback, and well needs to be 100 feet from the septic. Topic was recessed. Ken Betzold made a motion to let the client fill out their permit application. Max Litvinov seconded. Motion carried. Norbert Kuhn abstained. 3495 250th Street East was reconvened for a building permit application. They presented intended site plan, house plans and permit application. Fischer's will have to get the parcel squared away with Dakota County. They will need the following:

1. Final plans
2. Septic information
3. New boundary lines
4. Survey with the house
5. Final plans

Ken Betzold recommended approval for the new construction home for Fischer's at 3495 250th Street East. Max Litvinov seconded. Motion carried. Norbert Kuhn abstained.

- **Ordinance Changes Review** – Planning Commission was advised that Zoning is what is covered by the Grant money so that will be priority. **Norbert Kuhn made a motion that the Planning Commission does not agree with a Schedule F for AG buildings. They believe they need 2.5 acres for the house and 10+ tillable acres in order to have an AG building. Max Litvinov seconded. Motion carried.** Maybe there should be a definition in the glossary defining tillable land. **Norbert Kuhn made a motion that the Planning Commission recommends that Harry give prioritized list to the Planning Commission. Ken Betzold seconded. Motion carried.** Planning Commission would like to see changes with strikeouts and such when doing the manual.
- **Intersection of Blaine Avenue and Highway 50** – there is an issue with sight visibility on Blaine and Highway 50. The right of way needs to be defined. You have to be in the intersection before you can even see if cars are coming. 3 people were air-lifted last year and there was an accident this past weekend. **Norbert Kuhn made a motion that the Board try to influence the State or County to do something about the intersection of Blaine and Highway 50. Max Litvinov seconded. Motion carried.**

UNFINISHED BUSINESS:

- N/A

PUBLIC COMMENT:

- **Norbert Kuhn made a motion to recommend to the Board that we have maintenance done on our parking lot-get rid of the weeds and seal coat it. Ken Betzold seconded. Motion carried.**

ADJOURN:

Ken Betzold made a motion to adjourn at 8:20pm. Norbert Kuhn seconded. Motion carried.

Date Signed:

10/31/23

Respectfully submitted:

Molly Weber
Molly Weber, Clerk

Attest:

Jim Heiman
Jim Heiman, Chairman
Castle Rock Planning Commission