

Royalton Township Planning Commission Meeting Minutes
6052 Royalton Road, Braham, MN 55006
Email: royalton@royaltontownship.com-- Website: www.royaltontownship.com
29 November 2022
Approved

7:01 p.m., 29 November 2022, Chair Leslie Orvis called the Royalton Township regular planning commission meeting to order with Members Jeff Schlaeger, Priscilla Schneider, Gary Valvoda, and Clerk Duane Swanson present. Supervisor Wayne Olson, Supervisor Marshall Pearson, Septic Administrator Amy Thompson, Road Superintendent Dan Saumer, Deputy Clerk Andrea Anderson, and members of the public also attended.

Clerk Swanson moved, Member Schneider seconded, to approve the agenda as presented. The motion carried unanimously.

Member Valvoda moved, Chair Orvis seconded, to approve the minutes of the 25 October 2022 regular commission meeting as presented. The motion carried unanimously.

Member Schneider moved, Member Valvoda seconded, to approve the minutes of the 15 November 2022 working commission meeting as presented. The motion carried unanimously.

Old Business:

Chair Orvis reported that nonpermanent structures had been discussed at the working commission meeting, that updates to the ordinance regarding structure size and building material lists were under consideration but that nothing was ready to be presented at this time. Member Valvoda noted that the building material list needed to be worded to allow for variations in the types of uses of the structure.

New Business:

Chair Orvis updated the commission on the Cole Newman minor subdivision request for 4201 State Highway 70. Zoning Administrator John Kemen and Septic Administrator Thompson had discussed this issue, noting the need for major changes to the proposed property lines and to the locations of the septic sites. The town will await updates from the applicant.

Chair Orvis reported the discussion from the working meeting regarding Chris DeGray's application for a sign permit, exceeding the size established by the ordinance. He noted the working commission's agreement that the sign required a variance from the ordinance, that the board could act on the variance without a public hearing if it so chooses, and that the distance from the property line should be on the application. After discussion, Member Valvoda moved, Clerk Swanson seconded, to recommend to the board approval of the permit upon completion of a variance application noting the distance from the property line. The motion carried unanimously.

Supervisor Pearson asked about Royalton's requirements for the removal of an existing dwelling when a new residence is occupied. Clerk Swanson reported that the site permit application states that an existing dwelling must be removed within twelve months of the issuance of a new site permit. It was generally recognized that that wording should be changed because a new residence may not have received a certificate of occupancy within that period. However, there appeared to be universal agreement that the ordinance's stipulation against two residences on a single parcel without special approval was not being questioned.

Chair Orvis gave a brief update on his meeting with Land and Resources Manager Caleb Anderson about a property on Royal River Road. The property had been visited; Mr. Anderson noted that even though the house was more than 50% unlivable, it had a working septic system and running water and therefore was acceptable, even though it technically did not meet Pine County code. Mr. Anderson stated his desire not to make additional residents homeless for approving the existing dwelling.

There will be no working commission meeting in December. Chair Orvis called the next working commission meeting for 6:30 p.m., 10 January 2023.

FYI:

The next regular planning commission meeting is 7:00 p.m., Tuesday, 13 December 2022.

At 7:31 p.m., Clerk Swanson moved, Member Schneider seconded, to adjourn. The motion carried unanimously.

Respectfully submitted,

Duane P. Swanson, Clerk/Member

Leslie Orvis, Chair/Member

Jeff Schlaeger, Member

Priscilla Schneider, Member

Gary Valvoda, Member