

Royalton Township - Planning Commission **Working Meeting Minutes**
January 21, 2025 Royalton Township
6052 Royalton Road Braham, MN 55006

Chair Johnson called meeting order at 6:35pm

Members present were Jessica Johnson, Gary Valvoda (Remotely via Teams), and Doug Stanger. Member Gordy Nordby and Johns Graham were absent. Also present was Zoning Administrator John Kemen.

Several members of the public in attendance.

Landsplit 12014 Brunswick

Discussion on survey update from Mr. Pates and he advised the planning commission that an updated survey is ordered and he hopes to have that completed in the near future will provide to the board as soon as he obtains.

MN Building Code Removal

Member Johnson contacted Clerk Swanson on status and was advised it should be submitted to the attorney for review this month along with multiple updates all at once.

Cannabis - Citizen ordinance proposal

We provided clarification on the fencing requirements per the townships ordinance and outlined state requirements on screen fencing. Progress was minimal on mixed light definitions and need to review state guidance on the topic.

Further discussions are needed on performance bond requirements as there are concerns that an insufficient bond amount could cause financial hardship on the township in the future.

It was determined the 10% land space calculation in question from Pine county's ordinance was in reference to indoor cultivation vs outdoor.

The proposed 500ft requirement from neighboring properties was discussed - Member Stanger shared concerns for less than 500ft and Member Johnson suggested meeting in the middle from the county's 250ft and offering the consideration of 350ft. It was decided to discuss further when the absent members could weigh in.

At this juncture the planning commission has fully reviewed, vetted and discussed the cannabis committee proposed ordinance and it was determined the planning commission needs to write a new proposal. Motion to NOT pass the proposed ordinance on to the board for approval by member Stanger and 2nd by member Johnson. All in favor with Member Valvoda - Motion Carried

Planning commission has been researching industrial crops and zoning district designations along with guidance from the OCM on local government zoning suggestions. In reviewing industrial crops and the considerations of the environmental, and social impact to our community it was determined this crop would be designated as an industrial crop which is not in line with traditional crops and current agricultural

uses in the town of Royalton. While Pine county has several zoning districts that would support an industrial crop the town of Royalton's zoning district will not. The commission agreed on writing an ordinance on cannabis business uses as an amendment to our zoning regulations in section 7 and proceed with updating definitions for industrial use and crops.

Proposed next working meeting to be February 11, 2025 at 6:30

Chair Johnson adjourned the Working Meeting at 7:00pm

Respectfully Submitted,

Member/Chair Jessica Johnson

Member Gary Valvoda

Member/Supervisor John Graham

Member Gordy Nordby

Member Doug Stanger