

BOARD OF COMMISSIONERS' PROCEEDINGS, GOODHUE COUNTY, MN
MAY 20, 2025

The Goodhue County Board of Commissioners met on Tuesday, May 20, 2025, at 8:00 a.m. in conference room 308, Government Center, Red Wing, in closed session to discuss employee labor union negotiations and again at 9:00 a.m. in regular session in the County Board Room, Red Wing, MN, with Commissioners Anderson, Flanders, Betcher, Majerus, and Greseth all present.

C/Anderson asked for any disclosure of interest. There were none.

¹ Moved by C/Greseth, seconded by C/Betcher, and carried to approve the May 6, 2025, County Board meeting minutes.

² Moved by C/Flanders, seconded by C/Majerus, and carried to approve the May 20, 2025, County Board Agenda.

C/Anderson noted that there were updated conditions handed out at the meeting for the Conditional Use Permit request on the agenda.

³ Moved by C/Majerus, seconded by C/Betcher, and carried to approve items three and four on the consent agenda:

Items #1 & 2 were pulled from the consent agenda for discussion.

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| <ol style="list-style-type: none">1.2.3. Approve Zumbrota Township Bridge Replacement Agreement4. Approve CPA Firm Letter to State Auditor |
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1. Approve Stonebrooke Contract for Design of CSAH 1 & CSAH 66 Roundabout. C/Majerus felt this item should take more discussion on the need of the roundabout before approving to go out for design. If the board approves to go to design, then the issue would be brought back for approval. C/Anderson pointed out that this project was part of the five-year road plan the board approved.

⁴ Moved by C/Betcher, seconded by C/Flanders, and carried (4-1-0) with C/Majerus dissenting to approve the Stonebrooke Contract for Design of CSAH 1 & CSAH 66 Roundabout.

2. Approve Tuition Reimbursement Request for A. Dicke, Public Works Department. C/Majerus questioned the benefits of having this class for this position. Jess Greenwood pointed out that A. Dicke is in a management position and would benefit from the class.

⁵ Moved by C/Betcher, seconded by C/Flanders, and carried (4-1-0) with C/Majerus dissenting to approve the tuition reimbursement request for A. Dicke, Public Works Department.

FINANCE AND TAXPAYERS SERVICES REPORT

2024 financial Statement Audit Results. Doug Host with CLA and the county’s auditor, presented summary financial information from the audited financial statement report. This item was for information and no board action was required.

COUNTY ADMINISTOR’S REPORT

Introduction of Bill Hodson, Human Resource Manager. Bill Hodson was introduced to the board as the newly hired Human Resource Manager.

SEMMCHRA- Housing Trust Fund Recommendation. Buffy Beranek, Executive Director of SEMMCHRA, addressed the board and recommended approval of \$40,000 in grant funds to Goodhue County Habitat for Humanity and \$114,224 in a deferred and forgivable 30-year loan to SEMMCHRA.

⁶ Moved by C/Greseth, seconded by C/Flanders, and carried to approve the following resolution:

WHEREAS, Goodhue County has established a Housing Trust Fund to be administered by SEMMCHRA in an effort to create and preserve affordable housing within its county; and

BOARD OF COMMISSIONERS' PROCEEDINGS, GOODHUE COUNTY, MN
MAY 20, 2025

WHEREAS, SEMMCHRA has established an annual process to conduct a consistent and competitive Request for Proposals on behalf of Goodhue County to utilize the Housing Trust Funds in accordance with the County ordinance; and

WHEREAS, the established Goodhue County Housing Trust Fund Subcommittee have reviewed and approved the recommended applications received through the competitive Request for Proposal process coordinated specifically for the Goodhue County Housing Trust Fund; and

WHEREAS, the SEMMCHRA Board has reviewed and approved the recommended applications received through the competitive Request for Proposal process coordinated specifically for the Goodhue County Housing Trust Fund; and

WHEREAS, the Goodhue County Board, according to the County ordinance, is required to approve the funding of Habitat for Humanity Goodhue County for \$40,000 in grant funds to be used on a new affordable owner-occupied house to be built in Goodhue County, Kenyon, Minnesota; and

WHEREAS, the Goodhue County Board, according to the County ordinance, is required to approve the funding of SEMMCHRA, for \$114,224 in a 30-year, deferred and forgivable loan to be used to preserve the affordability of a multi-family project in Goodhue County, Lake City, Minnesota; and

WHEREAS, the awardees must utilize the funds by 12/31/2026; and NOW THEREFORE BE IT RESOLVED the 2025 Request for Proposal for the Goodhue County Housing Trust Fund has resulted in the approval of two awards:

- 1) Habitat for Humanity of Goodhue County for \$40,000 and
- 2) Lewiston Housing Partnership for \$114,224

LAND USE MANAGEMENT DIRECTOR'S REPORT

Consider Request for Conditional Use Permit for Aggregate Mining, Lesley Kylo Trust. The request was for a Conditional Use Permit for an aggregate mining site located at 21249 460th Street, Zumbrota MN. The request is to mine 29.71 acres of land, which is part of a larger 229-acre tract that is being used for agricultural and farming. The property is owned is Lesley Kylo Trust. The applicant is G-Cubed Engineering on behalf of Bruening Rock Products.

Additional conditions were distributed to the board for consideration.

- 7 Moved by C/Majerus, seconded by C/Betcher, and carried to approve staff recommendation and adopt the staff report into the record; accept the application, testimony, exhibits, and other evidence presented into the record; and APPROVE the request for a conditional use permit with the following conditions:
1. All mining operations shall comply with the County's Mineral Extraction Ordinance, as regulated in Article 14 of the Goodhue County Zoning Ordinance
 2. The operators must comply with all other federal, state, regional, county, and local laws and regulations applicable to the operation of the mineral extraction facility, including but not limited to floodplain management regulations, shoreland management regulations, and Zoning Ordinance regulations.
 3. The hours of operation shall be as follows, which are more restrictive than County Ordinance; 7:00am to 7:00 pm Monday through Friday; 7:00 am to 12:00 noon on Saturday. Changes in hours will require an amendment to the conditional use permit.
 4. The permittee must obtain a permit from the road authority for all new access points to public roads.
 5. Roadway Dust Control. Operators shall be responsible for providing continuous dust control during facility operation on gravel roads that are the primary routes to or from the mineral excavation facility, to the satisfaction of the road authority.
 6. Site reclamation must be completed within twelve (12) months after completion of mineral extraction, after termination of the permit, or according to an approved plan schedule.

BOARD OF COMMISSIONERS' PROCEEDINGS, GOODHUE COUNTY, MN
MAY 20, 2025

7. The 2025 Reclamation Estimate on file with the County in the amount of \$522,375. The County will require a financial security for this amount, in the form of a letter of credit, bond, or cash escrow. The term shall be for 1 year and submitted annually with the site registration.

Consider Request for Cannabis Zoning Ordinance Amendments from Andrew Johnmeyer. The request was submitted by Andrew Johnmeyer, owner of the property located at 46539 180th Avenue, Zumbrota, MN, requesting an amendment to Goodhue County Zoning Ordinance to allow cannabis cultivation, and manufacturing associated with a cannabis mezzo business or micro business, as a permitted and conditional uses in the County A1, A2, and A3 Districts. The request is also asking to add cannabis and medical cannabis cultivation as a permitted use in the business districts, and as a conditional use in the business district.

- 8 Moved by C/Flanders, seconded by C/Greseth, and carried to approve staff recommendation and adopt the staff report into the record; accept the application, testimony, exhibits, and other evidence presented into the record; and DENY the request for changes to the County’s Zoning Ordinance based on the finding that the County’s cannabis regulations are new and have not been enforced yet due to the state of Minnesota’s delayed in rulemaking, acceptance of applications, and issuing of license types. Therefore, it is premature to make changes to a local ordinance when the state has not yet issued licenses for cannabis businesses in Goodhue County and the County has not had an opportunity to administer the ordinance.

Facilities Maintenance

Adult Detention Center Safety Enclosures. Staff recommended the board approve the proposed contract with Klein McCarthy Architects for \$105,352 for the purpose of design, construction management and replacement of the existing detention unit railing systems with the inclusion of this project in the 2026 capital plan for \$1,000,000.

- 9 Moved by C/Betcher, seconded by C/Greseth, and carried (4-1-0) with C/Majerus dissenting to approve the agreement with Klein Mc Carthy Architects for \$105,352.

COMMITTEE REPORTS:

C/Betcher	• Three Rivers Annual Report.
C/Greseth	•
C/Anderson	• State Capitol visit.
C/Majerus	•
C/Flanders	• State Task Force for Incarcerated Women and Girls.
Administrator Arneson	•

Old business. C/Greseth noted that there is still frustration within his townships regarding ditch cleanup.

Review and Approve the County Claims

- 10 Moved by C/Majerus, seconded by C/Greseth, and carried to approve to pay the County claims in the amount of 01-General Revenue \$204,561.98, 03-Public Works \$585,099.84, 11- Human Service Fund \$18,460.24, 12- GC Family Services Collaborative \$00, 15- County Ditch 1 \$00, 20-National Opioid Settlement Fund \$00, 25- EDA \$3,333.41, 34-Capital Equipment \$298,383.58, 35-Debt Services \$00, 61-Waste Management \$4,623.99, 72-Other Agency Funds \$734.00, 81-Settlement \$2,503.00, in the total amount of \$1,117,700.04.

Adjourn

- 11 Moved by C/Greseth, seconded by C/Flanders, and carried to approve to adjourn the May 20, 2025, County Board Meeting.

BOARD OF COMMISSIONERS' PROCEEDINGS, GOODHUE COUNTY, MN
MAY 20, 2025

<hr/> <p>SCOTT O. ARNESON COUNTY ADMINISTRATOR</p>	<hr/> <p>BRAD ANDERSON, CHAIR BOARD OF COUNTY COMMISSIONERS</p>
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MINUTE

- 1. Approved the May 6, 2025, board meeting minutes. (Motion carried 5-0)
- 2. Approved the May 20, 2025, county board agenda. (Motion carried 5-0)
- 3. Approved the consent agenda as amended. (Motion carried 5-0)
- 4. Approved the Stonebrooke Contract for Design of CSAH 1 & CSAH 6 Roundabout. (Motion carried 4-1-0)
- 5. Approved the Tuition reimbursement for A. Dicke, Public Works Department. (Motion carried 4-1-0)
- 6. Approved the SEMMCHRA- Housing Trust Fund Recommendation. (Motion carried 5-0)
- 7. Approved the conditional use permit for Lesley Kylo Trust. (Motion carried 5-0)
- 8. Approved to deny the request for Cannabis Zoning Ordinance Amendment from Andrew Johnmeyer. (Motion carried 5-0)
- 9. Approved the contract with Klein McCarthy for ADC safety barriers. (Motion carried 4-1-0)
- 10. Approved the county claims. (Motion carried 5-0)
- 11. Approved to adjourn the May 20, 2025, County Board Meeting. (Motion carried 5-0)