

Minutes for June 10, 2025

ALL MOTIONS ASSUMED TO BE UNANIMOUS UNLESS NOTED

Present: Rich Resch, Kevin Oldridge, Jimmy Blount III, Christine Gregory, Jill Hilgers, Steve Flo, Karl Friedrichs, ZOOM: Cody Hilgers, Victoria Potts, Brian Keenan Linda Rossow, Terry Larsen, Mark Fischenich.

The Clerk called the meeting to order at 7:30 and led the Pledge of Allegiance, due to the Chair being present on ZOOM.

Motion 2025.06.01 Christine, Second Jimmy to nominate Karl as Moderator for tonight's meeting.

Motion 2025.06.02 Kevin, Second Christine to Approve the Minutes as amended.

Motion 2025.06.03 Rich, Second Jimmy to Accept the Treasurer's Report.

Motion 2025.06.04 Christine, Second Rich to Pay the Claims and Payroll.

Staff Report:

Registered Land Survey from MPM. Victoria presented the Staff Report and recommendation to approve the Registered Land Survey #178.

Motion 2025.06.05 Rich, Second Jimmy to approve the Registered Land Survey #178.

Recreational Use Ordinance: Victoria presented the Ordinance Language and Staff recommendation to the Board. One question from the Planning Commission was "why was this considered an Interim Use Permit instead of a Conditional Use Permit?" This is the preferred method of the Lime Township Board. The Public Hearing was opened. Jeff Schmidt asked how the board would ensure the recreation site owners would contain users to keep them from roaming property adjacent to their site, as well as dealing with traffic during peak check in times. There are fencing requirements within the Ordinance, as well as the need for the applicant to present a clear picture of their operation when applying for their IUP. Those in attendance were reminded that the matter in front of the Public tonight was Ordinance Language to allow these uses within Lime Township, not an application for any particular project. There were many folks in attendance who were in favor of the adoption of the Ordinance.

Motion 2025.06.06 Jimmy, Second Cody to approve the Recreation Use Ordinance Language.
4-0 Christine Abstains

Bohrer / Sun Vest Solar Application Deadline: Victoria clarified that Sun Vest Solar was incorrectly listed as applicant. It was actually New Energy Equity that was applying for the IUP extension. They are currently working on finalizing two items prior to issuing a construction permit; the interconnection agreement with Xcel Energy and the railroad access agreement for the property. They are asking for a 12 month extension due to seasonality to the build. Staff has no issue with an extension. Rich wants to know if we let it lapse, what would they need to do to reapply? Christine wanted to know why this was approved before all of these items were completed, especially the railroad access? Railroads have been notoriously slow on making agreements. Brian also wants to make sure that his email address is updated on the ZOOM contact list.

Motion 2025.06.07 Rich, Second Christine to have the potential of an extension reviewed by Ruppe and reconsider this at the July meeting.

Road Report: Dan has applied all the rock to the township roads per the Annual Road Tour notes. Dust control has been completed. We will need to keep an eye on Jayhawk to ensure the dust control measures are adequate. Culverts all look good despite the rain.

Kevin said that MnDot applied dust control between our May 13th meeting and the end of business the following day at the 240th and 583rd intersection, the 238th and 583rd intersection, and down 583rd. They missed Jayhawk, Lime Valley Road and the entire length of 240th and 238th from Highway 22 to County 12 to the east.

Pheasant Run Sign: Rich wanted to know how the Pheasant Run sign got brought up in the dust control meeting. Todd was pushing the issue. Ron, the subcontractor, was willing to stake out placement of the road right of way so we can make a plan on where to place the sign. The bridge crew was assigned to move it, and they will be on site for another month. Rich and Cody will email the Board's position on the sign to MnDot representatives.

Wood Drive: Kevin went to look into the matter. The shoulder is soft, a pothole is forming and it's cracking along the edge. Cody will reach out to Nielsen and cc: Kevin to check the damage and see what they would be willing to do to remedy the situation.

161 Miranda Trail construction access. It is still there. Kevin will send a letter.

Kestrel Drive Drainage: Rich reached out to both residents. Their only concern was limiting impact to the trees and landscaping. Dan recommends draining it, and then going in to complete grading and rock to keep it drained.

City patching 240th in front of Hiniker Company. Who will reach out to the city? Kevin will take that item.

Question and Comments:

Marnie: None. He will talk to the clerk after the meeting.

Linda: None

Jody: Can we speed up these meetings? Do we need the minutes read or the financials presented?

Christine commented that when we get our website running, things can be posted in a more timely fashion for review. Karl reminded us that it may remove transparency by not reading minutes and presenting the Treasurer's report during the meeting.

Hensonshire Subdivision:

Subordinate Services District (SSD): The number of residents is counted by the names on the deed for the SSD. Ruppe can help us through the process.

Chip Seal or Overlay Option: Cody recommends a chip seal. There are two quotes. Jimmy wants to make the point that this will buy us time to get the SSD in place.

Motion 2025.06.08 Christine, Second Cody to approve the Nielsen Blacktopping quote at \$35,910.00 for a chip seal on the Hensonshire Subdivision roads. 4-1 Rich

Air BnB/Short Term Rental: Karl read the Blue Earth County language and made comments that would be more in line with Lime Township. Christine liked the first paragraph in the BEC language because it covers the intent of the ordinance. It's a common block put in for clarity.

Motion 2025.06.09 Christine, Second Jimmy to send the Blue Earth County Ordinance language, along with Karl's notes, for Ruppe's comments.

Website: Christine compiled the RFP's and recommended hiring Mn Design Studio for the website construction for \$1500.00. The Township will have to purchase the hosting through GoDaddy ourselves. She and Cody have both been looking into acquiring a domain name for our use.

Motion 2025.06.10 Christine, Second Cody to purchase limets.gov if available and hire Mn Design Studio to design the Lime Township Website.

Mining Meeting: None. Next meeting in July.

Board Member Reports:

Rich: The mud from Hermel to 238th was from the construction activity. Blake placed rocks in the roadway to block access. Mary Oak Lane cul-de-sac - there is a soft area at the culvert leading to issues. Dan recommended extending the culvert into the ditch and having a grate covering the opening.

Motion 2025.06.11 Rich, Second Jimmy to spend up to \$1000 to remedy the cul-de-sac in Mary Oak Lane.

A tree fell on 238th and was across the entire road. Rich called Dan to take care of getting it off the road. He sent an email about the dead trees around the solar farm. There has been no response. We need to discuss the Board compensation. Does that happen at the Annual Meeting or at a regular Board Meeting? What are best practices for future payroll? Put it on the agenda for July.

Jimmy: None

Cody: Clint Adams driveway access doesn't really need a culvert. Dan said it's done and looks fine. The fire number was also assigned and Cody called MR Sign to order. The City of Mankato sent the termination notice of planning services for the township. He received Bolton and Menk's planning services proposal. He will send it to the board for review for July. He will attend the BEC Hazard Mitigation Planning meeting in July. Molly informed Cody that a resident was interested in creating a motocross track that would be open to the public for a fee. She told them that it was not allowed in Lime Township per our ordinance.

Motion 2025.06.12 Cody, Second Jimmy for Clint Adams to build his driveway at 57948 231st Street with no culvert.

Christine: Westman property/Lorentz IUP and variance. How long do they have to apply for a construction permit for the building? She called Victoria for an answer to those questions. Cody read the Westman IUP recommendation #5 "All Exterior Storage shall be screened in a manner that will not cause a public nuisance. Any motorized vehicles will be operable and appropriately licensed in accordance with Lime Township standards."

Kevin: "Here We Grow" is up for sale. There was a 4 wheeler left in the ditch on 238th/583rd. He called the sheriff. Kasota is having a Fire Department Fundraiser and he has tickets available.

Clerk Notes: MAT membership cards were passed out to Supervisors. There are copies of the City of Mankato Planning Services termination notice for review. The Population Survey was sent out. Lime Township had 939 people and 367 households as of April 2024. BECATO has a date change to Wednesday next week. Jill mocked up a draft mid-year newsletter. She would like three bullet points from each Supervisor for "Meet the Supervisors", so she can prepare this to send out by August 1st. The main reason for sending this out is to announce our new website launch.

Motion 2025.06.13 Kevin, Second Christine to adjourn at 10:06 pm.

Minutes Prepared By: xxx
Jill Hilgers, Clerk

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Cody Hilgers, Chairman

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Rich Resch, Supervisor

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Jimmy Blount, III, Supervisor

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Kevin Oldridge, Supervisor

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Christine S. Gregory, Supervisor

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Steve Flo, Treasurer