

**POPE COUNTY
PLANNING ADVISORY COMMISSION
THURSDAY, OCTOBER 23rd, 2025
6:00 P.M.**

I. CALL TO ORDER

II. ACCEPTANCE OF AGENDA

Commission members and staff may request additions, deletions or changes in the Agenda order.

III. MINUTES

A. September 25, 2025

IV. GENERAL BUSINESS

A. Update/Comments, Land & Resource Management Director

B. Commission Concerns

V. PUBLIC HEARINGS AND ACTIONABLE ITEMS FOR CONSIDERATION

The Chair will call for a presentation of staff's report. The hearing will then be opened to the public for proponents, opponents, comments, and rebuttals. It is requested that individual public comments be addressed to the Chair and limited to a maximum of 3 minutes so that all interested parties will have an opportunity to address the Board. The hearing will then be closed to the public and discussion confined to the members of the Board and staff. The Board will then make a motion and vote on the item.

A. OLD BUSINESS

1. **Conditional Use** hearing for an application by Ted Holsten (CUP-25-008, Parcels#03-0068-003 & 03-0068-004) for a ten (10) lot, planned unit development on property described as 21.16 acres, in a Shoreland-Recreational Development (S-RD) zoning district per section 4.3.2.A. of the Pope County Land Use Controls Ordinance. Parcels are described as being located in: Part of Government Lot 2, Section 16, Township 126 (Reno), Range 38, Pope County, Minnesota.
2. **Preliminary Plat Review** hearing of Fairhaven Beach by Ted Holsten (SUB-25-027, Parcels#03-0068-003 & 03-0068-004) for a ten (10) lot, planned unit development on property described as 21.16 acres in a Shoreland-Recreational Development (S-RD) zoning district per section 10.25 of the Pope County Land Use Controls Ordinance. Parcels are described as being located in: Part of Government Lot 2, Section 16, Township 126 (Reno), Range 38, Pope County, Minnesota.

B. NEW BUSINESS:

1. **Conditional Use** hearing for an application by Austin and Anna Maxwell (CUP-25-013, Parcels#09-0008-000 & 09-0002-000), if granted would allow applicants to utilize an existing barn structure to host events of limited occupancy (less than 100 people) in a Shoreland-General Development (S-GD) zoning district per section 4.2.2.C of the Pope County Land Use Controls Ordinance. Parcels are described as: Part of Lot 2 and Lot 3 of the Subdivision of Government Lot 2, Section 13, Township 125 (Glenwood), Range 38, Pope County, Minnesota.

**** There will be on-site inspections for the Site Team Members**
Monday, October 13th, 2025 at 9:00 a.m.
(Subject to change due to inclement weather)

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2. **Conditional Use** hearing for an application by Ronald Zach (CUP-25-011, Parcels#09-0009-001), if granted would allow applicant to modify Condition 9 of previously issued Special Use Permit 81-5, so that the cabins located on the aforesaid property may each be expanded to 850 square feet in a Shoreland-General Development (S-GD) zoning district. Parcel is described as: Part of Lot 4 of the Plat of the County Subdivision of Government Lot 2, Section 13, Township 125 (Glenwood), Range 38, Pope County, Minnesota.
3. **Conditional Use** hearing for an application by Steven Marquardt (CUP-25-010, Parcels#20-0194-000), if granted would allow applicant to locate a non-farm residence in an Agriculture Protection (A-2) zoning district per section 7.3.K of the Pope County Land Use Controls Ordinance. Parcel is described as: The Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), Section 31, Township 123 (Lake Johanna), Range 36, Pope County, Minnesota.
4. **Conditional Use** (after-the-fact) hearing for an application by Earl Hauge (CUP-25-012). Applicant performed excavation, grading and fill activities in a shoreland designated zoning district, including disturbance of greater than 50 cubic yards of materials in a shore impact zone without the benefit of a properly issued conditional use permit. Due to the volume and proximity to the water body a Conditional Use Permit is required per section 4.6.10.A of the Pope County Land Use Controls Ordinance. Parcels are described as being located in: Part of the South Half (S $\frac{1}{2}$) of the Southwest Quarter (SW $\frac{1}{4}$) , Section 26, Township 124 (Chippewa Falls), Range 37, Pope County, Minnesota.
5. **Rezoning** hearing for an application by Bill Fisher (REZ-25-002), if granted would allow the rezoning of a portion of the Southwest Quarter located east of County Road 23 from the Agriculture Protection (A-2) to the Non-Intensive Agriculture (A-1) zoning district per section 11.7 of the Pope County Land Use Controls Ordinance. Proposed rezoning is described as being located in: That part of the Southwest Quarter located east of County Road 23, Section 22, Township 124 (Chippewa Falls), Range 37, Pope County, Minnesota.

VI. ADJOURNMENT

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Monday, October 13th, 2025 at 9:00 a.m.
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