

Albany Township-Extended Meeting March 3, 2017

The extended meeting to review the Seiler Cluster Development request was called to order on March 3, 2017, 4:30 P.M. At 33312 Sandhill Circle, Albany. MN. Supervisors Tim Nierenhausen, Mary Rosen and Loren Pelzer were present; also present, Diane Noll, Clerk.

Also present: Sharon Seiler, Dennis Christen, Lee Michels, Carmen Kryzer, Lyle Wilwerding, Steve Holste, Nancy Holste, and Jason Majchrzak.

The property under consideration is north east of Sand Lake in section 31 of Albany Township. Parcel numbers are 25.15172.0000, 01.00293.0010 and 01.00294.020

Request: Ms Seiler is requesting a two lot plat which, according to the county, is a cluster development.

Block 1 will be split into two separate lots:

Lot 1: 2.28 Acres (+/-) 1.88 are tillable acreage; LE Score 43 average

Lot 2: 3.66 Acres (+/-) 1.83 are tillable acreage: LE Score 43 average

An additional 74 acres are building restricted.

An easement has been recorded allowing access to the two lots.

After touring the parcels, the meeting was moved to Albany City Hall.

The Township Board reviewed the findings of fact which were completed by the Albany Planning Commission.

Public Comments-

Lee Michels, 33316 Sandhill Circle, Albany MN-because I will now have a road on three sides of my property, I would like to request to have 8 foot trees planted along the north and east sides of the property where the road easement has been placed.

Chair Nierenhausen-you may plant trees where ever you want, but it will not be at the cost of the township.

The split of two lots complies with our Comprehensive Plan and Zoning Ordinance. It is the best use of building credits without losing too much farm land.

A motion to approve the request for the two plat cluster development on the north east side of Sand Lake was made by Supervisor Pelzer, seconded by Supervisor Nierenhausen, motion carried.

Request for Administrative split:

PIN: 01.00294.0020 Section 31, Township 125, Range 031

Owned by Sharon Seiler,

The total parcel is 11.05 acres.

PIN: 01.00293.0010 Section 30, Township 125, Range 031

Owned by Sharon Seiler

The total parcel is 60.99 acres.

Tract A: +/-18.73 acres

Sharon Seiler is proposing to take +/- 7.73 acres from 01.00293.0010 and combine it with 01.294.0020 to make Tract A a parcel of +/- 18.73 acres. The road easement that gives parcel 01.00368.0271 a second approach to the residence runs across the north east boundary of the property. The southern boundary is Sand Lake. Tract A is non-buildable; building credits were transferred to the lots West of Tract A.

A motion to approve the Administrative Split was made by Supervisor Pelzer, seconded by Supervisor Rosen, motion carried.

There being no further business to come before this meeting a motion to adjourn was made by Supervisor Rosen, seconded by Supervisor Pelzer, motion carried.

Meeting adjourned at 5:20 P.M.

Respectfully submitted,
Diane E Noll

Diane E Noll

Approved minutes signed: _____ *Tim Nierenhausen* _____ Date: March 27, 2017
Township Chair