

EUREKA TOWNSHIP

DAKOTA COUNTY

STATE OF MINNESOTA

**Eureka Planning Commission Special Meeting of June 15,
Review of Kelly Aggregate Amendment to Interim Use Permit
Set Date for Public Hearing**

Call to Order

Planning Commission Vice Chair Barfknecht called the Special Meeting of the Planning Commission to order at 7:08 PM. Planning Commission members present: Vice Chair Lu Barfknecht, Commissioner Phil Cleminson, and Commissioner Fritz Frana. Chair Nancy Sauber recused herself. See attached sheet for additional persons in attendance. Deputy Clerk Cheryl Murphy recorded the minutes.

The meeting was called to discuss items for Kelly Aggregate and to set a date for a Public Hearing.

Kelly Brosseth, 9235 235th Street West-Kelly Aggregate, Inc. is proposing to amend their current Interim Use Permit for a Level 3 aggregate extraction and processing operation to allow/include a dry batch concrete production plant.

Vice Chair Barfknecht asked where the proposed equipment will be installed. Mr. Brosseth stated it would be in the Northwest corner and brought in drawings to show where the equipment in the mine will be installed.

Commissioner Frana suggested questions that he would like Mr. Brosseth to be prepared to address in his presentation at the Public Hearing:

- Location of the cement plant
- Distance from neighbor's property
- Height of stockpiles
- Height of silos
- Size and height of berms
- Documented assessment of impact on home values – Mr. Brosseth stated with a level 3 mine, there are no depreciable values of neighbors' homes and he has had an assessment done confirming that by an independent firm. Mr. Brosseth stated that any accessory use will knock years off the pit. Rather than haul the rock away, some will be processed right there, using sand for concrete.
- Plan for dust control – Mr. Brosseth stated that right now roads are watered three times a day and dust control systems would be installed on the machine. Mr. Brosseth stated he will provide pictures. Also millings are going to be redone.

- Wastewater and chemicals – Mr. Brosseth stated chemicals are not allowed anymore. State regulations went into effect five years ago that trucks cannot wash on site. All trucks have a cylinder tank on the back and that is how they wash the trucks out. Pollution control equipment will be installed in accordance with all local, state and federal pollution standards. The wastewater pond will be sized accordingly and operated to collect ready-mix truck wash water.
- Address hazardous materials and how they are contained
- Hours of operation – Mr. Brosseth stated his hours of operation are 7:00 am – 5:30 pm Monday-Friday with half-hour startup before. Haul on Saturdays until noon, but no processing on Saturday.
- Conveyors and how to address the dust? Mr. Brosseth stated that the plant has over 2 miles of conveyor and it is not covered. Rock and sand is the only thing on the conveyors. There is no dust at all. All material is washed within 700 feet of conveyor.

Regarding NPDES permit and SWPPP-Mr. Frana would like it to say, **will** be reviewed and updated for the addition of the dry batch concrete production plant, instead of **should**. Mr. Brosseth stated that it is reviewed and updated quarterly.

Commissioner Frana asked what questions might be asked by the adjoining property owners. Mr. Brosseth stated he would address the noise issue. A concrete plant is virtually silent. The noise will come from the truck, as the plant does no mixing. The concrete is mixed in the drum. The only noise people could complain about is the building of the berms and the scraper and that will be completed by the end of July. Commissioner Frana asked about the noise comparison – Mr. Brosseth stated it is a diesel truck revved up, but it would not be any louder than a tractor going by. It is 18 feet below grade. The berm on the west side is 10 feet high. There is no one on that side at all.

Commissioner Frana indicated he would like the setbacks listed on the site map. Mr. Brosseth stated he is asking for a smaller footprint of 90 x 120 and this is the entire area. He will list the setbacks on the site map.

Commissioner Cleminson asked about truck traffic. Mr. Brosseth stated that all trucks would run on county roads. Dodd Road will have turn lanes.

Vice Chair Barfknecht recommended a date be set for the public hearing. The minutes will be sent to the Attorney to write up the Finding of Fact. Another meeting will be held with the Attorney after the public hearing to discuss what is going to be recommended to the Board. Mr. Brosseth would like to have the Public Hearing soon and be put on the Town Board agenda for the July meeting.

It was agreed that the Public Hearing will be scheduled for Thursday, July 2, 2015 depending on if Commissioner Palmquist is available. An alternative date would be July 6, 2015 after the regular Planning Commission meeting at 8:00 PM.

Vice Chair Barfknecht made a motion to adjourn the meeting. Commissioner Cleminson seconded the motion. The meeting adjourned at 8:05 pm.

Respectfully submitted,

Cheryl Murphy
Deputy Clerk
Eureka Township

Minutes approved by the Planning Commission on July 6, 2015.