



**Windom City Council
Special Joint Meeting
With
The Windom Planning Commission**

**Monday, August 27, 2018
12:00 Noon
City Council Chambers**

AGENDA

Call to Order

Pledge of Allegiance

1. Public Hearing – Conditional Use Permit- 305 Third Street – Baseball Field in Island Park
2. Adjourn



**Building & Zoning Office
City Hall, 444 9th Street, P.O. Box 38
Windom, MN 56101
Phone: 507-831-6125**

**CITY OF WINDOM PLANNING COMMISSION
PUBLIC HEARING NOTICE
CONDITIONAL USE PERMIT
(ADDITION OF FILL)**

Pursuant to City of Windom, City Code Sections 152.525-152.530 and 152.545-152.551, notice is hereby given that the Applicant and Owner, CITY OF WINDOM, MINNESOTA, of 444 Ninth Street, P. O. Box 38, Windom, Minnesota, has submitted a zoning application for a conditional use permit concerning property located in Island Park, Windom, Minnesota. This property is located in an R-2 District. The Applicant requests a conditional use permit to allow the addition of fill on property portions of which are located in a floodway and/or a flood fringe district (City Code Sections 153.020-153.023, 153.025-153.028, and 153.065). The purpose of the addition of the fill is to regrade and level the area of the property in Island Park used for ballfields following the flooding which occurred in 2018.

The application, plat and map of the area are on file in the Building & Zoning Office in City Hall.

A public hearing to consider this application will be held before the Planning Commission and Windom City Council at a joint meeting in the **City Council Chambers at City Hall, 444 9th Street, Windom, MN 56101 on Monday, August 27, 2018, at 12:00 p.m. noon.**

Those persons wishing to be heard on this application for consideration of a conditional use permit are requested to attend this meeting. The lot area is shown on the plat and map which may be reviewed in the Building & Zoning Office at City Hall prior to the Public Hearing.

Legally described as follows: South 100' of West ½ of Lot 8; Lot 10; Lot 11 Except South 125' SW of River; Part of Lots 12 and 13; Also Except the North 25' of the East 250' of Lots 12 and 13 in State Subdivision in Section 36, Township 105 North, Range 36 West of the 5th P.M. in the City of Windom, Cottonwood County, Minnesota. *(abbreviated description)*

Parcel ID #: 25-710-0170

Address of the Property: 305 Third Street, Windom, MN 56101
(Access from 6th Street through Island Park Entrance)

By Order of the City of Windom
Andrew W. Spielman, Zoning Administrator

Published: Cottonwood County Citizen (8-15-2018)



MEMO

TO: PLANNING COMMISSION & CITY COUNCIL
FROM: ANDREW SPIELMAN, BUILDING & ZONING OFFICIAL
DATE: AUGUST 22, 2018
RE: JOINT CITY COUNCIL - PLANNING COMMISSION MEETING – AUGUST 27, 2018

1. Public Hearing:

There is a Public Hearing scheduled for a Joint Special Meeting of the Windom City Council and the Windom Planning Commission on **MONDAY, AUGUST 27, 2018, at noon.**

WE NEED TO HAVE A QUORUM PRESENT FOR THIS PUBLIC HEARING.

City Code Sections 152.525 through 152.530 – “Public Hearings”

12:00 P.M. (Noon) – Zoning Application – Applicant & Owner: CITY OF WINDOM

(Property Address: 305 Third Street, Windom, MN – Baseball Field in Island Park)

Conditional Use Permit – Addition of Fill

City Code Sections: Sections 152.545 – 152.551 – “Conditional Use Permits”
Section 153.011 – “Definitions” (“Floodplain Management” Ordinance)
Sections 153.020 - 153.023 – “Floodway District” (Floodplain Management” Ord.)
Sections 153.025 – 153.028 – “Flood Fringe District” (“Floodplain Management” Ord.)
Section 153.065 – “Conditional Uses” (“Floodplain Management” Ordinance)

The City of Windom owns Island Park including the area of the baseball field. The Windom School District uses the baseball field in its baseball and football programs. Due to the flooding in 2018, the School District has contacted the City concerning the restoration work that needs to be done on the baseball field. The turf needed to be removed and the field has been graded. There are areas of the field that have settled and become uneven. Fill needs to be brought into specific areas to bring the field up to the original elevations which existed at the time the field was constructed.

Because portions of the baseball field are in either the floodway or flood fringe districts, City Code requires that a conditional use permit be approved to allow the addition of fill to property located in these floodplain districts.

The City has filed a Zoning Application requesting a conditional use permit to allow the addition of fill in the baseball field in Island Park. A public hearing on this application has been scheduled for a Joint Special Meeting of the Windom City Council and Windom Planning Commission to be held on Monday, August 27, 2018, at 12:00 noon in the City Council Chambers.

Notice of the Public Hearing was published in the Cottonwood County Citizen on August 15, 2018, and has been sent to the property owners within 350 feet of Island Park.

The Building & Zoning Office has provided notice of the hearing and communicated with the DNR Area Hydrologist.

Attached are copies of the Application, public hearing notice, a map from SEH of the location of the floodway and flood fringe areas in Island Park, and an aerial showing locations and estimates of fill required in those areas.

The 60-day rule applies to conditional use permit applications.

Should you have any questions concerning the agenda packet, please do not hesitate to contact me.

Thank you.

Andrew Spielman, Building & Zoning Official
832-8660

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