

MANKATO TOWNSHIP Planning Commission

9-17-25

The Sept. 17, 2025 meeting of the Mankato Township PC was called to order by Roxanne Johnson at 6:30 PM at the township hall. PC members present: Dave Turner, Jim Jensen, and Roxanne . Rox asked for an approval of the minutes from the March 2025 meeting, they were approved as sent.

Planner Victoria Potts presented the request from Blue Earth County for a CUP for Solar panels on their new building. Victoria read the recommendations. Roxanne asked for a contract from the developer, the county said they can get a copy of it to us. Rox asked why on the roof not on the land - Less wiring. No back up batteries on site. Power will go into electrical system. Expected 30 year life.

Dave said with the first CUP there would never be another CUP requested for this site, but here we are with another one.

Decommission of the solar site is not addressed,

Does St. Clair Fire Dept. need any review, approval for this.

Roxanne asked if the Atty has any comments. Chris said Land based units are substantially larger and need decommission plans, did not expect a decommission plan needed with this.

Rox read questions from Pat and Lynn Lease. Discussed: 1) Didn't the county say they would not request another CUP for this site? The county was told originally that it did not require a CUP by the township attorney by catching a hole in our ordinance. 2) Any electromagnetic field created? Not much, but maybe like a cell phone. 3) where will inverters be located and noise issues. Mounted on a wall, and lines to connect to power system, how many decibels? They will get that info to us. 4) How high will panels extend above roof? a couple inches above the top of roofline. 5) cost \$1.082 million – 80% federally funded 6) activity increase after construction done? - nothing 7) impact on property value?, unseen so should be none change. 8) if damaged would replace, no batteries involved 9) would anyone want to live by this, no response.

Rox move to approve with addition of : 1)the township receiving and approving the contract between BE Cty and McKinstry, 2) a decommission plan that meets the county land use policy be developed by BE Cty and be given to the township. All approved subject to the conditions from the planning staff and the two items listed.

The above application is attached to board minutes.

Being no further business meeting adjourned at 7:15.

Respectfully submitted.

Dan Fogal

Clerk

Mankato Township Board

9-17,2025 7:24 PM

Meeting was called to order by Mike Lynch , board members present: Mike Lynch and Scott Morgan.

Minutes of the August meeting were approved as sent.

No Clerk report.

Planner went over the BE County application and the recommendations. The PC recommended approval subject to the recommendations from the planner, and the two additional requirements. Attached is the report from the planner. Public meeting was held.

Mike asked about decommission plan, Victoria had the county information. Chris said no difference between land and roof style systems, but land ones which cover 30-40-50 acres would have to have a decommission plan.

Bob Meyer said they are ready to install the panels if it can be approved to do so before/ without the decommission plan being completed.

Dave Turner and Rox asked about the concern if letting them to proceed before approval

Scott moved to approve with the conditions as approved by the PC and the decommission plan being done. Second by Mike, motion carried with all in favor.

Treasurer gave his report and it was accepted as given.

Bills were read by the clerk and approved to be paid.

Discussed Joe Koberoski , Indian Creek Road, and Christenson has purchased property and put fence up by Joe's garage blocking some of the road. Mike moved to have staff remove items from township right-of-way, second by Scott. Motion carried with all in favor.

Looking at tractor tires and truck tires. \$9,700

Being no further business, meeting was adjourned at 8:15.

Dan Fogal

Clerk