

**CASTLE ROCK TOWNSHIP
PLANNING COMMISSION SPECIAL HEARING
JUNE 1, 2004**

The Planning Commission of Castle Rock Township held a special meeting June 1, 2004 at 7:30 p.m. at the Town Hall. Present were Jim Heiman Chair, David Nicolai Vice Chair, Dave Kammuller and Bob Dubbels Planning Commission members, and Maralee Rother Secretary. Also present were Paul Irrthum, Russ Zellmer, Ivan Janssen and Earl Schlegel.

Jim Heiman called the meeting to order at 7:30 p.m.

The purpose of this special hearing was to review the request of Ivan Janssen, 1024 8th Street, Farmington, MN 55024, to amend the existing conditional use permit for auto sales at 3478 220th Street West, Farmington, MN 55024, to include auto rental and sales of recreational vehicles.

David Nicolai made a motion and Dave Kammuller seconded to recommend approval of an amended Conditional Use Permit, with the following stipulations:

- 1. Security lighting must be direct, non-obtrusive to neighbors**
- 2. 1 to 2 sales people**
- 3. need designated parking spots for six customers and two employees**
- 4. no junk vehicles, no maintenance performed on vehicles (sales only)**
- 5. no more than 20 vehicles on the lot at a time**
- 6. must use north entrance off of Highway 50**
- 7. Hours:**
 - a. Monday to Friday: 8:00 a.m. to 8:00 p.m.**
 - b. Saturday: 8:00 a.m. to 5:00 p.m.**
 - c. Sunday: No Sunday hours**
- 8. no outside storage that does not pertain to the nature of the business**
- 9. sign location will be kept consistent with other signs, sign must be non-obtrusive.**
- 10. auto and recreational vehicle sales and auto/truck rental will be permitted**

Motion carried 5 ayes.

Dave Nicolai made a motion and Bob Dubbels seconded to adjourn. Motion carried 5 ayes.

Meeting adjourned at 7:40 p.m.

Respectfully submitted,
Maralee Rother Secretary