

PLANNING & ZONING
Government Center
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Clay County Planning Commission
7:00 PM, Tuesday, August 19, 2025
MEETING ROOMS A & B, THIRD FLOOR, CLAY COUNTY COURTHOUSE

Members of the public will be able to attend in person in Meeting Rooms A & B at the Clay County Courthouse or virtually. Please visit www.claycountymn.gov/323/Planning-Zoning for information on how to attend virtually. Meetings are also livestreamed on Clay County's YouTube channel. Any questions or concerns may be directed to the Planning & Zoning Director, Matt Jacobson at 218-299-5005 or by emailing planning@claycountymn.gov.

AGENDA

1. Call Meeting to Order
2. Roll Call
3. Approval of Agenda
4. Approval of Minutes from July 15th, 2025
5. Citizens To Be Heard
6. Public Hearing(s):

MINNKOTA POWER COOPERATIVE – REQUEST FOR CONDITIONAL USE PERMIT

The applicant is seeking a conditional use for a substation at 5019 90th St S, Glyndon, MN 56547 on Parcel ID: 10.033.1101, part of the NE1/4 of the NE1/4, Section 33, Township 139N, Range 47W, Glyndon Township.

WESTLUND MATERIALS LLC – REQUEST FOR INTERIM USE - MINING PERMIT AMENDMENT

The applicant is seeking an Interim Use - Mining Permit amendment to change a condition for dates of operation on Parcel ID: 17.012.4000 in the SE1/4 of the SE1/4 of Section 12, Township 141N, Range 45W, Keene Township.

NOVEL ENERGY SOLUTIONS – REQUEST FOR CONDITIONAL USE PERMIT

The applicant is seeking a conditional use for a 1-megawatt community solar garden on Parcel ID: 08.034.2500, part of the NE1/2 of the NE1/4 of the NW1/4, Section 34, Township 141N, Range 46W, Flowing Township.

SOTA SOWN CANNABIS – REQUEST FOR CONDITIONAL USE PERMIT

The applicant is seeking a conditional use to establish a cannabis microbusiness at 22321 Highway 10, Hawley, MN 56549 on Parcel ID: 13.055.0030, Lot 003, Block 001, Gloryland Subdivision, Section 11, Township 139N, Range 45W, Hawley Township.

SCOTT DAHMS – PETITION FOR TEXT AMENDMENT

The petitioner is seeking an amendment to the Clay County Land Development Ordinance and Subdivision Regulations to allow for cannabis business as a conditional use in the Agricultural Service Center Zoning District.

- 7. Unfinished Business
- 8. New Business

MCIT Land Use Training Recap

- 9. Adjournment