

# TOWN OF FARMINGTON MEETING MINUTES

PUBLIC HEARING  
TUESDAY, NOVEMBER 16, 2021  
FARMINGTON TOWN HALL

Attendees: Dan Heidel, Mike Raabe, Paul Lash, Mitch Fenske and Dr. Michael White  
Minutes Prepared by: Crystal Sbraggia

## **CALL TO ORDER:**

Chairman, Dan Heidel called the public hearing to order at 7:40pm.

Heidel explained that two separate petitions to amend the comprehensive plan would be discussed during the meeting. The petitioner for both amendments is Brent Mikkelson.

Heidel invited Mikkelson to share his request regarding Proposal #1 in which he wishes to amend the comprehensive plan to allow for commercial zoning onto tax parcel 5-501-0 that is currently zoned Exclusive Agriculture.

Brent explained that he is hoping to rezone this 17.75 acre parcel located behind Rumors Bar on Hwy C to Commercial Zoning for the main purpose of building a 60-site campground. Future plans may also include the addition of a pavilion and small storage units. He did not have a solid plan to share, as he noted wanting to collect resident feedback before preparing any final details.

Residents with neighboring property were in attendance to share concerns with the proposed zoning change. Topics of discussion included the current water table capabilities, sewer requirements, driveway safety, noise and ATV traffic.

A question was posed pertaining to the current ownership of the land. Mikkelson explained that the land is currently being purchased through land contract by Dev Patel from Lois Sulser and Harry Griswold. Mikkelson explained that Patel is aware of the petition but that he chooses to be a silent party to the request.

The largest public objection revolved around the zoning category itself. Residents asked that the town not approve the petition as they fear that Commercial Zoning will open up the property to too many other uses that they may not be comfortable sharing a border with.

The first public hearing was adjourned at 8:25pm

With this second proposal, Mikkelson explained that he is requesting to amend the future use section of the comprehensive plan so to allow tax parcel 5-486-0 to be changed from Exclusive Ag to Recreation and Natural Resources. He plan is to construct 3-4 rentable cabins onto the 33.54 acre parcel.

Residents shared multiple objections to Mikkelson's proposal, stating that the zoning change would open the door to more than a few cabins being constructed. They would like for Mikkelson to explore the conditional use option instead of a rezone. Safe access to the parcel was also discussed.

One question in which the committee was not able to answer is whether or not deed restrictions could be placed onto Commercial or Recreational Natural Resource property. Heidel will be following up with the county on this question.

Public Hearing Adjourned at 8:55pm.