



# BROWN COUNTY KANSAS

DATE	July 9th, 2025	TIME	8:30 a.m.	LOCATION	Commissioner's Room : BR Co Courthouse
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MINUTES : BROWN COUNTY PLANNING COMMISSION			
Bill Vonderschmidt, Chair _P_	Clif Heiniger, Vice-Chair _P_	Lafe Bailey, Reporter _P_	Annette Hoskins _P_
Wyatt Kerl _P_	Wesley Selland _P_	Shawn Lloyd _P_	P=Present / A=Absent / V=Virtual

TIME	ITEM	OWNER
8:30	Call to Order, Attendance, Prior Minutes, Review of Agenda (as follows)	Bill V.
	<p>- Review &amp; Approval of June 26th, 2025 minutes : Motion to Approve - Annette H., Second - Wesley S.</p> <p>Discussion of other KS County Solar Zoning examples: McPherson County &amp; Harvey County - Annette H. provided</p> <p>City of Sabetha Zoning Ordinance specifies Solar within their claimed Extraterritorial Jurisdiction</p> <p>City of Horton has Solar Zoning, but primarily concerning a height restriction</p> <p>City of Hiawatha has no Solar Zoning restrictions as currently understood; Chair &amp; Vice Chair will inquire further</p> <p>Chairman Vonderschmidt gave an overview of his discussion with the County Commissioners regarding Zoning and County Code Enforcement</p> <p>Discussion of Solar Policy Suggestions document - Clif H. provided</p> <p>Brown County is Zoned for Agriculture, but no other Zoning categories are established</p> <p>Based on the documents above, discussion began on establishing Draft Solar Zoning guidelines</p> <ul style="list-style-type: none"> <li>● Limit on the size of the entire facility and support ~ 12 acres <ul style="list-style-type: none"> <li>○ Setback</li> <li>○ Noise limits</li> <li>○ Fencing requirement <ul style="list-style-type: none"> <li>■ Clif H. Motion, Wyatt K. Second; Motion carried</li> </ul> </li> </ul> </li> <li>● Decommissioning clause <ul style="list-style-type: none"> <li>○ Decommissioning is required if the facility is not in active production for 12 months</li> <li>○ Bond to ensure Decommissioning funding is required</li> <li>○ Conditional Use Permit is required (including area Residence &amp; Landowner notification and Public</li> </ul> </li> </ul>	Bill V.

	<div>Hearing)</div> <div><div><div>○ 1 mile notification of Residences and Landowners</div><div>○ ¼ mile set back from Residences</div><div>■ Wyatt K. Motion, Annette H. Second; Motion carried</div></div></div> <div>Decommissioning and Additional Siting Requirements are Planning Commission homework for August 1st meeting</div> <div>Motion to Adjourn : Shawn L., Second : Wyatt K. : Meeting Adjourned</div>	