



# BROWN COUNTY KANSAS

DATE	August 8, 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 <u>P</u>	Clif Heiniger, Vice-Chair <u>P</u>	Lafe Bailey, Reporter <u>A</u>	Annette Hoskins <u>P</u>
Wyatt Kerl <u>A</u>	Wesley Selland <u>P</u>	Shawn Lloyd <u>P</u>	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>Patrick Hughes presented comments on the committee's written recommendations.  He indicated that the County cannot exempt property tax.  Patrick inquired about recommended spacing between sites; the committee recommended 5 miles.  He stated that finalization of recommendations would take at least a couple of weeks.  He proposed a follow-up Zoom meeting on August 29 to review solutions.</p> <p>Patrick highlighted that the committee would present the solutions to the Commission, after which the public notice and public hearing process would proceed, prior to submission of final recommendations.</p> <p>The following recommendations were agreed reviewed with Patrick Hughes:</p> <ol style="list-style-type: none"> <li>Conditional Use Permit (CUP) Requirements <ul style="list-style-type: none"> <li>CUP required from the County, with public notification.</li> <li>Includes regulations for materials, height, acreage, FAA approval (if within 1 mile of airstrip), setbacks, notifications to landowners/residents within 1 mile, solar glare, noise, fencing, stormwater discharge.</li> </ul> </li> </ol>	Bill V.

	<ul style="list-style-type: none"><li>Decommissioning plans required if panels are unused for 12 consecutive months or after natural events.</li></ul> <p>2. Site Size and Spacing</p> <ul style="list-style-type: none"><li>Maximum site size: 12 acres.</li><li>Sites must be spaced at least 15 miles apart.</li></ul> <p>3. County-wide Location Authority</p> <ul style="list-style-type: none"><li>County can restrict site locations anywhere within its jurisdiction under home safety regulations and police power.</li><li>Applies to all areas outside city limits but does not affect cities' zoning authority.</li><li>Patrick will develop two methods to present at the next meeting for Commission review prior to public hearing.</li></ul> <p>Review &amp; Approval of August 1, 2025 minutes : Motion to Approve - Shawn L., Second - Wesley S. Motion passed</p> <p>Discussion regarding the distance between 12-acre sites. Motion to adjust recommended spacing from 5 miles to 15 miles: Annette H. Second: Shawn L. Motion passed</p> <p>Follow-Up: Chairman will notify Patrick Hughes of the revised spacing recommendation.</p> <p>Motion to Adjourn : Clif H., Second : Shawn L. : Meeting Adjourned</p>	
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