

**Greenvale Township Board of Supervisors  
Special Meeting – OUTDOOR ADVERTISING SIGNS  
Meeting Minutes  
Monday, March 20, 2023**

**Present:** Chairman Charles Anderson, Tony Rowan, Dave Roehl and Clerk Jane Dilley

**Others Present:** Tom Wirtzfeld, Duane Fredrickson, Terrance LaCanne, Joe Kalina, Gregory Langer, Carolyn Fott, Linus Langer, Shawn Lorence, Ken Malecha, Mike & Becky McNamara, Joyce Moore, Steve Hansen, Scott Norkunas, Bruce Paulson, Bobbi Bolton, Dean Odette, Victor Volkert, Dave & Cindy Roehl

The Pledge of Allegiance was recited at 4:00pm.

Supervisor Anderson reminded the audience to silence electronic devices. Please keep comments to yourself. Public comments were heard at the Public Hearing. The Board now has the recommendation from the Planning Commission (PC) to consider the Interim Use Permit (IUP) from Duane Fredrickson and Terry LaCanne for Fredrickson Outdoor Advertising.

**Agenda:** Chairman Anderson asked if there were any changes to the agenda. Being none, Rowan moved to approve the agenda, Roehl seconded. Motion carried 3 - 0.

**Purpose of the Meeting:** Duane Fredrickson and Terry LaCanne were invited to speak with the Board to go over the IUP application. Planning Commission Chairman Malecha was also invited to participate. Anderson asked Malecha for a recap of the Public Hearing and the PC meeting. This is not a straightforward situation but ultimately the PC recommends approval the IUP under the same conditions placed on the IUP from eleven years ago issued to Duane Fredrickson for an outdoor advertising sign. Our ordinances today are the same as they were eleven years ago. There have been no complaints filed regarding the original IUP. Anderson asked Malecha about the PC's vote. The PC voted 3 – 0 to approve. Legvold was not present; Volkert abstained due to a conflict of interest.

Anderson asked for thoughts from the Board members. Rowan noted there are sections in the ordinance dealing with telecommunication and wind towers and that the section used for signs is limited to warnings, other signage is prohibited. He also stated his impression was situations like this were why the ordinance for Nonconforming Land

Uses was established – to correct situations where prior boards allowed an activity not permitted by the ordinances. He would like to table this until we get the opinion from our attorney. Roehl said we approved the same thing eleven years ago. In November 2021 we issued solar permits without proper ordinance language and we amended the ordinance to correct this in late 2022. There were four solar permits issued before we corrected the ordinance. We can amend the ordinances for this once we get the grant money. Rowan said we should slow down, get the wording changed in the ordinance and then address this request. Roehl said Fredrickson is working within a narrow window and he doesn't want a missed opportunity to rest on his shoulders. Malecha brought up Section 7 of the ordinances about performance standards. Discussion circled back to telecommunication and wind towers. Is an outdoor advertising sign a tower? The ordinances do not define a "tower." Rowan stated outdoor signs aren't mentioned in the ordinance, so they are prohibited.

Anderson asked Fredrickson if the Board takes action today, what are his next steps. Fredrickson will apply for a permit with the Minnesota Department of Transportation (MNDOT) which is highly detailed and restrictive. He has already discussed the permit process with the District Manager. If the local authority approves and he abides by the spacing rules (two pages of requirements), MNDOT would approve the permit.

Anderson asked Fredrickson about an exit strategy. He has been doing this for 30+ years and has never abandoned a sign. He has helped other sign owners fix up their signs because he feels it detracts from the industry.

Anderson read from the original IUP, stating if approved, the current IUP would contain the same terms and conditions: sign is constructed in compliance with Minnesota code regarding advertising signs; meet setbacks of road right of ways; IUP has a 20 year term which corresponds to a lease for the same time period; township may rescind the IUP if there are complaints by residents; IUP cannot be transferred or assigned without the written approval of the township. The vote on the prior IUP was 3 – 0 in favor with yes votes from Greg Langer, Robert Winter and Richard Moore.

Anderson said he feels a precedent has already been set and a decision needs to be made. Advancing the discussion, Anderson made a motion to approve, Roehl seconded. Anderson asked if there was further discussion. Rowan again stated he wanted to defer until we had the attorney's opinion. Anderson clarified with Fredrickson he was looking for a decision today. Anderson spoke to the safety concerns. Road signs are not the problem. Earlier in the discussion there was mention we tend not to notice them. Our roads are filled with poor drivers, inattentive drivers, speeding, texting, etc. – all issues over which the township has no control.

Anderson called for a vote: Roehl – yes; Rowan – no; Anderson – yes. Application for the IUP was approved 2 - 1.

Roehl made a motion to adjourn, seconded by Anderson. Motion carried 3 – 0.

Submitted:

Approved:

---

Jane Dilley  
Town Clerk

---

Charles Anderson, Chairman  
Board of Supervisors