

I. CALL TO ORDER

A meeting of the Planning Commission was held on Monday, June 11, 2018, commencing at 5:30 p.m. in the Council Chambers of City Hall. Commissioner Asmus called the meeting to order.

A. ROLL CALL:

Chairperson	Shannon Asmus	Present
Commissioner	Michael Flaata	Present
Commissioner	Judy Hudson	Present
Commissioner	Larry Dahl	Present
Commissioner	Mike Boyle	Present
Commissioner	Jeff Woods	Present
Commissioner	Tom Zens	Present
City Planner	Hannah Rybak	Present

B. ANNOUNCEMENT OF ADDITIONAL ITEMS - None

II. APPROVAL OF MINUTES

It was moved by Commissioner Dahl, seconded by Commissioner Zens, to approve the minutes of the May 14, 2018, meeting. All members present voted aye.

Motion Carried.

III. SCHEDULED ITEMS

A. PUBLIC HEARINGS:

- 1. Conditional Use Request – by David Larson at 311 E 2nd St
*Allow moving in an existing garage.***

City Planner, Hannah Rybak, provided an overview of the request. She reviewed the consistency of the request with the standards for granting a conditional use.

11 findings of fact offered by staff were presented to the Commissioners by City Planner Rybak.

Staff recommendation and potential action were reviewed.

This being the time, date and place set, with all mailed and published notices given as required by law, the hearing was opened at approximately 5:36 p.m., June 11, 2018, to consider a Conditional Use Request from David Larson at 311 E 2nd St. The request is to allow moving in an existing garage that is older than ten years old.

An attendance list is on file.

No written comments were received.

David Larson was present to answer any questions and explain the request.

Following discussion, no further comments were heard and the hearing was closed at approximately 5:37 p.m.

Commissioner Boyle made a motion, seconded by Commissioner Dahl, to recommend approval of the Conditional Use Request by David Larson at 311 E 2nd St to allow moving in an existing garage older than ten years old. Upon roll call vote, all members present voted aye.

Motion Carried.

2. Conditional Use Request – by Efren Camacho at 501 W Darwin St
Allow moving in an existing garage.

City Planner, Hannah Rybak, provided an overview of the request. She reviewed the consistency of the request with the standards for granting a conditional use.

11 findings of fact offered by staff were presented to the Commissioners by City Planner Rybak.

Staff recommendation and potential action were reviewed.

City Planner Rybak explained that the owners are in the process of combining two lots.

This being the time, date and place set, with all mailed and published notices given as required by law, the hearing was opened at approximately 5:45 p.m., June 11, 2018, to consider a Conditional Use Request from Efren Camacho at 501 W Darwin St. The request is to allow moving in an existing garage that is older than ten years old.

An attendance list is on file.

No written comments were received. One phone call was received. The resident didn't have any concerns, just confusion on the request.

Efren and Rosa Camacho were present to answer any questions and explain the request.

Following discussion, no further comments were heard and the hearing was closed at approximately 5:47 p.m.

Commissioner Hudson made a motion, seconded by Commissioner Woods, to recommend approval of the Conditional Use Request by Efren Camacho at 501 W Darwin St to allow moving in an existing garage older than ten years old, with the condition that the lot combination is completed with the County and paperwork on that given to City Planner Rybak. Upon roll call vote, all members present voted aye.

Motion Carried.

IV. NEW BUSINESS

A. TAX PARCEL SPLIT & LOT COMBINATION REQUEST – by Binsfeld Tire, Inc at 522 & 622 Johnson Drive South

City Planner, Hannah Rybak, provided an overview of the request. She reviewed the consistency of the request with the standards for granting a tax parcel split and a lot combination.

After discussion on the Tax Parcel Split and Lot Combination Request, Commissioner Woods made a motion to recommend approval of both requests by Binsfeld Tire, Inc at 522 and 622 Johnson Drive South. This motion was seconded by Commissioner Dahl. Upon roll call vote, all members present voted aye.

Motion Carried.

V. OLD BUSINESS

A. PERFORMANCE BONDS

Discussion was held on previously discussed performance bonds requirements. The Commissioners agreed that they would like to have the City Council readdress the idea of requiring performance bonds when moving in existing structures.

VI. ADDITIONAL ITEMS

VII. SET HEARING DATES AND TIMES

The next scheduled meeting is Monday, July 9th, 2018, at 5:30 p.m.

VIII. REVIEW OF COUNCIL ACTIONS

**A. VARIANCE REQUEST GRANTED– *BE Larson LLC at 725 E Depot St*
*Allow variance to required minimum side yard setback and a variance to the number of required parking spaces.***

IX. ADJOURNMENT

Commissioner Asmus adjourned the meeting at 6:20 p.m.

Hannah Rybak
City Planner