

**PLANNING COMMISSION
AUGUST 6, 2020**

MINUTES

- A. CALL TO ORDER:** Chairman Richard Doll called the meeting to order at 7:00 p.m.
- B. ROLL CALL:** Present were Board Members Richard Doll, Glen Hertel, Rob Dove, Kent Blakeslee, Mark Menges and Carl Isern. Board member Chad Steffan was absent. City Attorney Jane Isern was absent. City Administrator Chris Komarek was present.
- C. APPROVAL OF AGENDA:** Presented to Council was an amended agenda adding item 4. Fence Permit and item 5. Wording for Car Ports. A motion was made by Board member Glen Hertel to approve the amended agenda, seconded by Board member Kent Blakeslee. Motion carried. All present voting in favor.
- D. APPROVAL OF MINUTES:** A motion was made by Board member Rob Dove to approve minutes for the July 7, 2020 planning commission meeting, seconded by board member Carl Isern. Motion carried. All present voting in favor.
- E. VISITORS:** Jacob Barnett, Becky Gillette, and Caci Smith.
- F. NEW BUSINESS:**
1. Public Hearing for Building Height Variance Request at 113 West "C":
Chairman Doll opened the Public Hearing at 7:05 pm. No objections were heard, therefore, Chairman Doll declared hearing closed.

The Planning Commission considered the following items:

- a. The applicant must show that his property was acquired in good faith.
- b. The request for a variance must arise from a condition, which is unique to the property in question, is not ordinarily found in the same zone or district and is not created by an action or actions of the property owner or applicant.
- c. The granting of a variance shall not adversely affect the rights of adjacent property owners or residents.
- d. The strict application of this Zoning Ordinance will cause unnecessary hardship upon the property owner represented in the application.

- e. The granting of a variance shall not adversely affect the public health, safety, morals, order, convenience, prosperity, or general welfare.
- f. The granting of a variance will not violate the spirit and intent of this Zoning Ordinance.

All items met the guidelines presented by City Attorney Jane Isern. A motion was made by Board member Mark Menges to approve the Building Height Variance Request at 113 W C., seconded by Glen Hertel. Motion carried. All present voting in favor.

2. Driveway Regulations: Item was tabled to allow board members to research further.

3. Private Swimming Pool Regulations: Item was tabled to allow board members to research further.

4. Change to the Fence Application: Item was tabled.

5. Wording for Carport: Board member Rob Dove had questions concerning page 36 section 13 in the Zoning Ordinance. Board member Doll and City Administrator Komarek explained and satisfied the issue.

E. ADJOURNMENT: There being no further business at this time, a motion was made by Board member Rob Dove that the meeting be adjourned, seconded by Board member Carl Isern. Motion carried. All present voting in favor.

Rob Dove, Secretary