

PLANNING COMMISSION MINUTES Regular

**Meeting
June 5, 2018**

CALL TO ORDER: The June 5, 2018, Planning Commission meeting was called to order by Chairman Brummette at 7:00 p.m.

PRESENT: Chairman Brummette, Commissioners Bly, Gonzales-Pennington, Clarke, Rosier, Hoy, Harag, Leeser, and Councilmember Johnston.

ABSENT: Commissioner Snyder.

ALSO PRESENT: Deputy City Clerk Walters and Community Development Director Myrkle.

APPROVAL OF MINUTES:

Motion by Commissioner Bly, second by Hoy to approve the minutes of March 6, 2018 as presented. Carried. 8 Yes. 0 No.

APPROVAL OF AGENDA:

Motion by Commissioner Rosier, second by Clarke to approve the agenda as presented. Carried. 8 Yes. 0 No.

EARLY PUBLIC COMMENT: None.

NEW BUSINESS:

A. CHANGE MEETING DATE TO JULY 10, 2018:

Chairperson Brummette announced the date change for July meeting to July 10, 2018.

Commissioner Harag moved, supported by Leeser to approve the change of Planning Commission meeting date to July 10, 2018. Carried. 8 Yes. 0 No.

B. PUBLIC HEARING – CONDITIONAL USE – CAR RESTORATION & SALES -607 W. LOVETT ST.:

Public Hearing Opened: 7:10 P.M.

Community Development Director Myrkle, explained that George Gustafson plans to fix used cars and sell them.

George Gustafson, Business Owner, stated that he was seeking approval to restore and sell used cars at the property, 607 W. Lovett St. Mr. Gustafson indicated that the vehicles he works with are usually pre-sold.

Commissioner Hoy asked if he was working alone on the business. Mr. Gustafson said he was at the location, he did have an investor in Detroit, but no one else working with him on site. Commissioner Hoy asked his hours of business, Mr. Gustafson said 10am-4pm.

Chairperson Brummette asked if there was a use for the upper level of the building and if it was still a residence. Director Myrkle clarified that the request is to add an additional purpose to the site.

Public Hearing Closed: 7:20 P.M.

C. ACTION- CONDITIONAL USE – CAR RESTORATION & SALES -607 W. LOVETT ST.:

Commissioner Harag moved, supported by Hoy to approve the conditional use for car restoration and sales at 607 W. Lovett St. Carried. 8 Yes. 0 No.

D. PUBLIC HEARING – CONDITIONAL USE – HOME BASED BAKER WITH ON-SITE SALES -740 FOREST ST.:

Public Hearing opened: 7:25 P.M.

Community Development Director Myrkle, explained that there is a specific list of regulations regarding home businesses that must be imposed.

John Murray, 740 Forest, described his business, Crusty's Bagels, and his efforts to remain compliant with the Cottage Food Law.

Commissioners Hoy and Rosier asked about Mr. Murray's future plans for the business. Mr. Murray stated that he planned to move the business out of his home and into a commercial setting.

Public Hearing Closed: 7:35 P.M.

E. ACTION- CONDITIONAL USE – CAR RESTORATION & SALES -740 FOREST ST.:

Commissioner Bly moved, supported by Rosier to approve the conditional use for home-based bakery with on-site sales at 740 Forest St. Carried. 8 Yes. 0 No.

F. DISCUSSION- TEMPORARY CAR PORTS:

Community Development Director Myrkle, described the history of car port approvals as reflected in his Memos to the Planning Commission and the Zoning Board of Appeals. He suggested implementing a building permit with a time limit.

Discussion was held regarding building permits for temporary car port structures. Planning Commission members also mentioned the benefits of reinstating a separate Zoning Board of Appeals.

Chairman Brummette called for any public comment regarding the discussion:

Teresa Ayers, 422 W McClure, suggested that this not become such a difficult process that a renter could not do this on their own.

Ned Dills, 220 Prairie, Spoke in support of the temporary car port building permits and provided some examples for enforcement including neighborhood homeowners associations.

Branden Dyer, 644 Forest, Thanked the Planning Commission for support in removing the Zoning Board of Appeals duties from the City Council.

REPORTS, COMMENTS, CORRESPONDENCE:

STAFF REPORT:

Community Development Director Myrkle,

LATE PUBLIC COMMENT: **Community Development Director Myrkle**, stated that there will definitely be a July meeting as there is business for the agenda. He stated that there will be some strategic planning sessions coming up to work on refreshing the Master Plan and invited the Planning Commission to be a part of these in joint sessions with the City Council.

Chairman Brummette, asked Planning Commission members to talk with their neighbors regarding the items from the agenda.

Commissioner Bly, asked to hear more about the City Council's stance on RV Parking.

New Planning Commission member Alisa Gonzalez-Pennington was introduced.

There being no further business, Commissioner Bly, supported by Rosier moved to adjourn at 8:16 p.m.

Jessica Walters, Deputy City Clerk