

**Barnesville Planning Commission
Regular Meeting
Tuesday, September 8, 2015**

The regular meeting of the Barnesville Planning Commission was called to order by Chairperson Brent Berg at 6:30 p.m.

Members present: Brent Berg, Dustin Korynta, Steve Mortensen, Don Goedtke and Paul Karsnia. Members absent: Jaime Anderson, Rick Hamman

Others present: Richard Sylvester, Dale Braton, Karen Lauer, Dean Ernst, Mike Rietz and Pam Aakre.

AGENDA

9-8-15-01 Motion by Mortensen and seconded by Korynta to approve the agenda. Unanimously carried.

MINUTES

9-8-15-02 Motion by Karsnia and seconded by Mortensen to approve the minutes of the August 3, 2015 meeting. Unanimously carried.

PUBLIC HEARING ON A VARIANCE TO THE FRONT YARD SETBACK AT 208 8TH ST. SE

9-8-15-03 Motion by Korynta and seconded by Mortensen to open the public hearing at 6:35 p.m. Unanimously carried.

City Administrator Rietz presented the application for a Variance from Dale Braton at 208 8th St SE for a new garage. That variance would allow the garage to encroach nine feet into the front yard setback. This location would allow the new garage to line up with the existing house on the property. Rietz explained that the house was built before the current zoning regulations were put in place and therefore, in order for the garage to be allowed to line up with the front of the house, a nine foot variance to the front yard setback would need to be granted. A variance is a remedy to situations that do not match up to the existing code, however, in order to get a variance, a property owner has to show that the existing regulations are imposing an undue hardship. Rietz recommended denial of the variance request because the applicant has not exhausted all reasonable possibilities for using the property because he has enough room on the property to comply. There isn't anything in particular about the property that is keeping him from compliance with the current setback regulations. The applicant, Dale Braton spoke and he indicated that he thought it was unfair to require him to set the garage back behind the line of the rest of the buildings on the block and that he would have to take down a tree in order to build the garage at the required location.

9-8-15-04 Motion by Karsnia and seconded by Korynta to close the public hearing at 6:53 p.m. Unanimously carried.

9-8-15-05 Motion by Goedtke and seconded by Korynta to find that a hardship exists because not allowing the garage to be built out of line with the rest of the structures on the block would create a negative impact on the neighborhood and recommend approval by the City Council of the nine-foot variance to the front yard setback regulation. Voting for: Goedtke, Korynta, Karsnia, Berg. Voting against: Mortensen. Motion carried.

FINAL PLAT FOR DEL ACRES GILBERTSON 2ND ADDITION

Administrator Rietz presented the Final Plat for the Del Acres Gilbertson 2nd Addition. He indicated that the only thing that had changed since the preliminary plat was the removal of an easement between lots 2 & 3 in block 1.

9-8-15-06 Motion by Mortensen and seconded by Goedtke to recommend approval of the Del Acres Gilbertson 2nd Addition Final Plat. Unanimously carried.

RESOLUTION REGARDING IMPROVEMENT 2016-01

Administrator Rietz indicated that the Planning Commission needs to pass a resolution finding that the extension of improvements in Del Acres Gilbertson 2nd Addition is in compliance with the Comprehensive Plan. The City Council needs to have the Planning Commission action on this before it can move forward with adopting its own resolution regarding plans and specs.

9-8-15-07 Motion by Mortensen and seconded by Korynta to approve the resolution as presented. Unanimously carried.

DISCUSSION ON OFF-STREET PARKING OF RVS AND TRAILERS

The Police Department handles the enforcement of the off-street parking of RVs and trailers and Chief Ernst was in attendance to talk to the Planning Commission to give them feedback on how they could improve the language in the code and make it easier to enforce. Also he was seeking clarification that the requirement of a paved surface meant that the entire surface under the RV or trailer needed to be paved. The Planning Commission agreed that there was language that needed to be reviewed and they also indicated that their interpretation of the paved surface meant a continuous paved surface. Administrator Rietz stated that he would bring some language changes to the next meeting for their consideration.

9-8-15-08 Motion by Mortensen, seconded by Karsnia to adjourn. Unanimously carried. Meeting adjourned at 7:55 p.m.

Submitted by:
Michael Rietz
City Administrator