

**Barnesville Planning Commission  
Regular Meeting  
Monday, December 2, 2019**

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, Steve Mortensen, Paul Karsnia, Rick Hamman and Dawn Stuvland.

Members absent: Michael Harbin and Dustin Korynta.

Others present: Mike Rietz, Chris Hoppe and Michael Stein.

**AGENDA**

**12-02-19-01** Motion by Mortensen seconded by Karsnia to approve the agenda. Unanimously carried.

**MINUTES**

**12-02-19-02** Motion by Hamman seconded by Stuvland to approve the minutes of the November 4, 2019 meeting. Unanimously carried.

**PUBLIC HEARING ON A CUP REQUEST FROM CHRIS HOPPE TO MOVE A HOUSE TO 208 5TH AVE NW.**

**12-02-19-03** Motion by Stuvland and seconded by Mortensen to open the public hearing at 6:32 p.m. Unanimously carried.

City Administrator Rietz presented the CUP application for a moved house to 208 5th Ave NW. He explained that Chris Hoppe has purchased one of the houses that the School District was selling and he plans to move it to an empty lot that he owns at 208 5th Ave NW. Building Official Sid Fossan went through the house and indicated that the house needs egress windows, new siding and plumbing vents. Chris plans to move this house to a lot he has owned for a few years in the NW quadrant of town at 208 5th Ave NW. The first consideration with a CUP for a moved house is whether the building will blend in with the neighborhood. Other considerations contained in the proposed conditions related to deadlines for completion, whether the house could be moved onto the lot prior to being brought up to code, and the amount of deposit that the applicant would need to provide to the City prior to being issued a building permit. For a previous project a \$10,000 deposit was required. Mr. Hoppe requested that his deposit be \$1,000.

**12-02-19-04** Motion by Mortensen and seconded by Karsnia to close the Public Hearing at 6:53 p.m. Unanimously carried.

**12-02-19-05** Motion by Mortensen and seconded by Hamman to recommend to the City Council approval of the CUP with the following conditions:

1. The CUP is solely for the house pictured in the attached Exhibit A.
2. A building permit must be acquired prior to the house being moved in. This building permit will include the construction of a foundation on the site. The house may be stored on the site for a period not to exceed 45 days. The deadline for acquiring a building permit is May 1, 2020.
3. Pursuant to a letter from the Building Official, the work that is required to bring this project up to current code is the installation of egress windows, new siding and plumbing vents. The applicant may place the house on the lot prior to the installation of these items, but the project must be complete by December 1, 2020.
4. A cash deposit or performance or completion bond shall be filed with the city at the time the building permit is issued in the amount of \$2,500.00. This deposit or bond will be released when all

alterations and repairs to the structure to bring it up to code as required in the building permit are accomplished.

5. The applicant shall enter into a development agreement agreeing to deed the property to the City and to forfeit the deposit or allow the City to draw on the bond if the deadlines in these conditions are not met.
6. This house shall be moved by a state licensed house mover.
7. This conditional use permit is subject to all other zoning ordinances.
8. The city of Barnesville reserves the right to add, delete, or amend these conditions if health, safety or welfare considerations warrant. No action to add, alter, or amend conditions will occur except after mailed and published notice and a public hearing before the Planning Commission to consider such addition, deletion, or alteration of these conditions.
9. The applicant agrees to revocation of the conditional use permit upon verifiable evidence of violation of any of the terms and conditions listed herein. Said revocation for other violations not listed in the conditional use permit will not occur except after mailed and published notice and a public hearing before the Planning Commission to establish a record of said violations and to give the petitioner a right to enter into the record any mitigating or contradicting evidence.

The motion passed with Stuvland voting nay.

#### **DISCUSSION ON REVISING LANGUAGE IN THE ACCESSORY BUILDING SECTION**

City Administrator Rietz presented some proposed language based on the discussion from the previous month. It included an adjustment to how the ground coverage of the dwelling is calculated that added 50% of the square footage of the upper floors into the calculation. For next month, the Planning Commission requested that additional language be added to be more specific as to how the calculation would be done for various types of houses.

#### **BUILDING PERMIT LIST**

The building permits for November were reviewed.

**12-02-19-06** Motion by Mortensen, seconded by Hamman to adjourn. Unanimously carried. Meeting adjourned at 7:45 p.m.

Submitted by:  
Michael Rietz  
City Administrator