

**Barnesville Planning Commission Meeting
Monday, February 5, 2024
City Hall Council Chambers**

Meeting was called to order at 6:30 p.m. by Brent Berg

Present: Brent Berg, Michael Harbin, Nathan Stokka, Dan Swenson, Joshua Schroeder, Dawn Stuvland, Ben Schumann

Absent: None

Others Present: Greg Anderson, Tammy Grommesh, Jeremy Cossette

02-05-2024-01 Approval of Agenda: motion by Stuvland, second by Swenson to accept the agenda: Motion approved.

02-05-2024-02 Approval of Minutes: motion by Schroeder, second by Harbin to accept the October 23, 2023 meeting minutes as presented. Motion approved.

Public Hearing

A public hearing was published to consider a request from the Farmers Cooperative Oil Company (Cenex) for a Conditional Use Permit (CUP) for illuminated commercial signs at the location of 1st Railway Addition, Block 1 with the address of 619 Front Street N.

02-05-2024-03 Open Public Hearing- Motion by Stuvland, second by Schumann to open the Public Hearing at 6:31 pm. Motion approved.

Cossette did an overview of the Farmers Cooperative Oil Company (Cenex) request for a Conditional Use Permit for new illuminated signs that would be located on their new fuel canopies. Cossette went over the CUP application along with the previous CUP that was in place for the current illuminated signs at that location. Cossette gave his recommendation to make recommendation to the City Council to approve the CUP but to include the conditions from the prior CUP:

1. Applicant will acquire a building permit from the City of Barnesville
2. Construction of the sign must begin within one year of the approval date.
3. No additional permanent, freestanding signage will be allowed on the property
4. No additional signage may be added to the freestanding pole which would cause the total square footage to exceed 100 square feet

Cossette also recommended that the commission come up with a condition such that the LED lighting around their canopy, as part of their signage, not be allowed to be lighted on the south side of the diesel pump canopy, as this location abuts a residential district.

Berg asked Grommesh and Anderson if they would like to address the commission. Grommesh reiterated and answered questions from the commission about the illuminated sign lighting that goes along with their signs on the fuel canopies. It was discussed that the actual Cenex illuminated logos will be placed on the northeast side and the east side, most northern part of the canopy, for the regular fuel pump canopy and on the west side, most north part of the canopy, for the diesel pump. After the questions were answered by Grommesh, the public hearing was closed.

02-05-2024-04 Close Public Hearing- Motion by Stuvland, second by Harbin to close the Public Hearing at 6:44 pm. Motion approved.

Action: CUP for illuminated signages- Farmers Cooperative Oil Company (Cenex)

The commission spoke about the lighting on the south-facing diesel pump. It discussed the difference between lighting colors and the illumination factors of such. Swenson stated that the blue or red lights that would be a part of the illuminated signing package wouldn't be great because the white lighting

from the under-carriage lighting would be bright enough. All commission members spoke about the fact that blue and red had less brightness than a white light and some commission members believed that this wouldn't affect the overall brightness of lights. A long discussion between commission members ensued. Finally, Schroeder did make the recommendation below.

02-05-2024-05 Recommendation to the City Council to approve the CUP application for new illuminated signage at the location of 1st Railway Addition, Block 1 with an address of 619 Front Street North. Motion by Schroeder, second by Schuman to have the conditions for the CUP to include:

1. Applicant will acquire a building permit from the City of Barnesville.
2. Construction of the sign must begin within one year of the approval date.
3. No additional permanent, freestanding signage will be allowed on the property.
4. No additional signage may be added to the freestanding pole which would cause the total square footage to exceed 100 square feet
5. No part of the illuminated signage lights will be allowed on the south-facing side of the diesel pumps.

Voting in Favor: Harbin, Stokka, Schroeder, Schumann, Voting against: Swenson, Silent: Berg. Motion carried

OLD BUSINESS

- a. None

NEW BUSINESS

- a. **Enforcement of Ordinance Violations-** Cossette advised the commission about some ordinance changes that were brought forward during discussion at the Ordinance Committee meeting that would have impact on zoning regulations. The ordinance amendments were 2024-05 which is amending Title VII, Chapter 13, Sec. 7-1303 regarding penalties, violations, and enforcement of ordinance violations, 2024-07 amending Title VII, Chapter 7-01 to add 7-0106 regarding application for variances, building permits and conditional use permits, and 2024-08 amending Title 1, Chapter 1-01, Section 1-0103 regarding violations. After reviewing with the commission, they were on board for the changes presented and hope that this allows for "more teeth" when dealing with individuals that are not abiding by the City Ordinances to include zoning issues.
- b. **Building Permits:** The commission reviewed the building permit applications from November 2023, December 2023, and January 2024 with no comments.
- c. **Other Zoning Concerns:** None

Next meeting is scheduled for Monday, March 4, 2024 at 6:30 pm.

02-05-2024-06 Motion by Harbin, second by Stuvland to adjourn the meeting at 7:24 pm.

Minutes prepared by Jeremy Cossette, 02/06/2024