

**Barnesville Planning Commission Meeting
Monday, May 6, 2024
City Hall Council Chambers**

Meeting was called to order at 6:36 p.m. by Brent Berg

Present: Brent Berg, Michael Harbin, Nathan Stokka, Dawn Stuvland, Ben Schumann

Absent: Dan Swenson, Joshua Schroeder

Others Present: Karen Lauer, Jeremy Cossette

05-06-2024-01 Approval of Agenda: motion by Harbin, second by Stokka to accept the agenda: Motion approved.

05-06-2024-02 Approval of Minutes: motion by Stuvland, second by Schumann to accept the February 5, 2024 meeting minutes as presented. Motion approved.

OLD BUSINESS

a. **None**

NEW BUSINESS

- a. **Fencing and Fencing or Building Permit Discussion** - Cossette advised the commission about some ordinance changes that were suggested because of the multitude of issues that have been around fencing. Cossette suggested that a fencing permit application for all fencing. This would allow the City to approve or deny to make sure fencing is done legally under the ordinance and also that no one builds a fence over an easement. This has been an ongoing and worsening issue as fences are becoming more popular. The consensus of the commission was that they agree that a fencing permit process would be the proper way to address these issues and change in ordinance would be needed. Cossette stated that he would bring back a draft ordinance with this change along with a sample fencing application for the commission to overview. No formal action was taken.
- b. **EDA- Moved in structures in SC-1 zone located north of Wastewater Ponds Discussion-** EDA Director Karen Lauer presented a possible situation where a moving company is interested in putting two twin houses onto property that is now a SC-1 zone tract of land. Lauer explained the project and the location, along with explaining to the commission about the SC-1 zone and the background on the zone. It was noted that the SC-1 zone was south of 2nd St SE and that was the barrier area to which they designated everything south as SC-1. However, the tract of land that was discussed has more value as an R-1 or R-2 district. Setbacks to the wastewater ponds were discussed as there would be no issue as the tract of land possible for this project is the setback necessary from the MNPCA standards. The commission consensus was that this project would be a good fit for the land and that they would support the future development and changing of the tract of land to rezone to allow this to happen. Lauer mentioned that at this point it is not where a formal request has been submitted, but just wanted to make sure that the commission supports it before putting lots of work into developing that land. No formal action was taken.
- c. **EDA- Ackerson Property Discussion-** EDA Director Lauer informed the commission of another project that the EDA was working on in which there may be a zoning issue that she wanted the commission to be aware of. It is land that the EDA owns in which they are working on doing multifamily residential area. Discussion was held about a dead-end roadway that may have to be built to accommodate these properties for development. Information was given that the roadway may have to be a private driveway and asked for recommendations on what the commission would

feel would be a great solution to the issues these properties have with their location. It was talked about multiple scenarios and one of the suggestions was to build a roadway from the current roadway, east about 200 feet to a location in which a new roadway could be built to the south. Then after this extension of about 200 feet, then a private drive could be built to the east, where the properties are to be built. This was a recommendation only and if formal action is needed later, Lauer would bring back to the commission. No formal action was taken.

- d. **Building Permits:** The commission reviewed the building permit applications from February-April 2024 with no comments.
- e. **Other Zoning Concerns:** None

Next meeting is scheduled for Monday, June 3, 2024 at 6:30 pm.

05-06-2024-03 Motion by Harbin, second by Stuvland to adjourn the meeting at 7:46 pm.

Minutes prepared by Jeremy Cossette, 05/07/2024