



CITY OF MERRILL

CITY PLAN COMMISSION

MINUTES • WEDNESDAY OCTOBER 7, 2020

Regular Meeting

City Hall Council Chambers

5:45 PM

I. Call to Order

Mayor Woellner called the meeting to order at 5:45 P.M.

Attendee Name	Title	Status	Arrived
Ryan Schwartzman		Present	
Ralph Sturm		Present	
Melissa Schroeder		Present	
Robert Reimann		Present	
Derek Woellner	Mayor	Present	
Steve Hass	Aldersperson - Second District	Present	
Kyle Gulke		Present	

Also in attendance: City Administrator Dave Johnson, City Attorney Tom Hayden, Public Works Director/City Engineer Rod Akey, Building Inspector/Zoning Administrator Darin Pagel, Alderman Steve Sabatke, Randy Wixson, Andrea Dart, Thane Rasmussen, David Mootz, Michael Klempke, Sandra Klempke, Fred Fravert, Brandy Stricklin and City Clerk Bill Heideman.

II. Minutes of previous meeting:

1. Minutes of July 7, 2020 meeting

Motion (Hass/Schroeder) to approve.

RESULT: APPROVED

III. Agenda items for consideration:

1. Oral report from Building Inspector/Zoning Administrator Pagel on Certified Survey Maps

Building Inspector/Zoning Administrator Pagel reported that he approved one survey map in the last month.

IV. Recess

At 5:48 P.M., Mayor Woellner announced a recess until 6:00 P.M., the starting time for the scheduled public hearings.

V. Public Hearings (will begin at 6:00 P.M.):

1. Preliminary Plat for Single Family Residential Development between West St. Paul Street and West Tenth Street

Mayor Woellner called the meeting back to order at 6:00 P.M.

City Attorney Hayden read the public hearing notice.

Motion (Hass/Reimann) to open the public hearing. Carried.

Michael Klemke asked why there was work already being done in the area. He was told that work already underway was related to the first three lots, and that those lots were not subject to a public hearing.

Fred Fravert asked questions related to lot sizes and the City's future plans for the area.

Dave Mootz asked questions related to Tax Increment District (TID) boundaries.

Andrea Dart expressed concerns related to the change in the backyard "views" after the homes are built. She enjoys the privacy the neighborhood currently offers.

Dave Mootz asked how long it would take to install the infrastructure, after the first three lots are finished.

Brandy Stricklin asked how she could obtain a list of the lots.

Michael Klemke speculated that the quantity of wood chips in the area could potentially cause damage.

Motion (Hass/Schwarzman) to close the public hearing. Carried.

Motion (Reimann/Schwartzman) to suspend the rules and grant floor privileges to anyone who wants to speak on this issue. Carried.

Alderman Sabatke suggested that the lots be offered for sale at fair market value.

Motion (Schroeder/Schwartzman) to approve the plat.

RESULT:	APPROVED BY ROLL CALL VOTE [6 TO 0]
AYES:	Schwartzman, Sturm, Schroeder, Reimann, Woellner, Hass
ABSTAIN:	Gulke

2. Conditional Use Permit application from Randy Wixon for development of storage buildings at 305 East First Street.

City Attorney Hayden read the public hearing notice.

Motion (Hass/Sturm) to open the public hearing. Carried.

Randy Wixson provided verbal details on his application.

Motion (Woellner/Schroeder) to close the public hearing. Carried.

Building Inspector/Zoning Administrator Pagel noted that the applicant is also requesting that light manufacturing be allowed as part of the permit.

Motion (Hass/Schwartzman) to approve, including the stipulation that light manufacturing would be allowed in the existing building. Carried.

VI. Public Comment Period

None.

VII. Establish date, time and location of next meeting

The next meeting will be at the call of the Chairperson.

VIII. Adjournment

Motion (Schwartzman/Sturm) to adjourn. Carried. Adjourned at 7:16 P.M.