

MINUTES OF THE PLANNING COMMISSION MEETING HELD ON JANUARY 13, 2014

The meeting was called to order by Chairman Eric Baker at 7:00 PM.

Roll call was taken: **Present: Schneider, Hicks, Ziebold, Childers and Baker.**
Absent: Gardner and Buettner

Chairman Baker asked if there were any additions or corrections to the minutes of the November 12, 2013 meeting. Ziebold mention that the Roll Call attendance is incorrect; neither Buettner nor Ziebold were in attendance. A motion was made by Ziebold and seconded by Schneider to approve the minutes of the November 12, 2013 meeting as amended. Motion carried.

The Chairman asked if there were any citizens to address the Planning Commission. There were none.

The Chairman also asked if there were any corrections or deletions to the agenda. There were none.

PETITIONS:

Z-14-01-01 Review and Comment on Proposed Extension of a Non-Conforming Use by a Special Use Permit for a Multi-Family Residence at 217 North Main Street owned by Paul Nobbe.

Mr. Paul Nobbe wants to convert an existing retail space into a residential (apartment) space. There are five apartments upstairs and one downstairs. The Special Use Permit will allow for the addition of two apartments to be constructed in the current retail space, and will remain effective with the building. Mr. Mike Schneider questioned the available parking to accommodate eight (8) apartment units. Mr. Nobbe stated he had approximately ten (10) spaces available in the rear of the building. City ordinance requires two off street parking spaces per unit for a multi-family residence. An architect is working with Mr. Nobbe to make sure the building is brought up to code of a multi-family residence.

Motion was made by Schneider and seconded by Hicks to recommend approval on Proposed Extension of a Non-Conforming Use by a Special Use Permit for a Multi-Family Residence at 217 North Main Street owned by Paul Nobbe for residential space on the ground floor, not to exceed two dwellings. In addition, grant a variance that will permit the existing parking area to meet the parking requirements for the seven total dwellings and that the parking not be reduced in size.

Members voted as follows: **YES** – Schneider, Hicks, Ziebold, Childers and Baker.

Motion carried.

OLD/NEW BUSINESS:

The Chairman asked if there was any additional old or new business. There was none.

Motion to adjourn the meeting at 7:46 PM was made by Ziebold and seconded by Hicks.

Motion carried.

NEXT MEETING DATE: FEBRUARY 10, 2014 at 7:30 PM

Minutes respectfully submitted by Mechelle Childers.