

August 25, 2025, Planning Commission Meeting Minutes

Call to Order

Chairman Waller called the Planning Commission meeting to order at 4:10 pm on Monday, August 25, 2025, in Council Chambers, City Hall. Planning Commissioners present were John Waller III, Steve Strand, Harold Holt and John McMillen. Rudy Martinez was absent.

Staff present: Administrator Lance Roisum, Secretary Danielle Harthun, EDA Director Jordan Grossman.

Public present: Nathan and Lisa Berry, Micah Kvidt, Jon Karger, Lee Livdahl, Gene Ripley.

Additions / Deletions to Agenda

John Waller added Gene Ripley to the agenda.

Holt moved to accept the addition, Strand seconded. Motion carried.

Approval of Planning Commission minutes from July 28, 2025

The Planning Commission reviewed the minutes.

McMillen made a motion to approve the minutes as presented, Strand seconded. Motion carried.

Variance Discussion 76000280083003 – Nathan Berry

A public hearing notice was sent out to discuss a possible variance for parcel 76000280083003. They would like a variance to build a shed first before they put up their dwelling. The City Attorney supplied the Planning Commission with an agreement like one the City has used in other instances allowing 18 months to complete the building of the home. Discussion was opened to the public and no one spoke against it or voiced any concerns.

After discussion with the Berry's and when the 18-month timeline would end, the Planning Commission recommended a 24-month agreement instead.

Strand moved to make the change from 18 months to 24 months and recommend the agreement to Council along with the resolution approving the variance. Motion carried.

Gene Ripley

Gene Ripley would like to use an old shipping container as an accessory structure. The City Ordinance clearly states that a shipping container is not allowed as an accessory structure in a residential zone. Gene explained how it would be used and what he would do to the frame of the shipping container.

McMillen moved to deny the request, Strand seconded. Motion carried.

Industrial Park Lot

Micah Kvidt presented a proposal for the purchase of Parcel 76000990861001 in the Industrial Park. There is no water to where the building would be located on the lot, and he is looking to haul in some fill but there may be EDA funds available to help with that.

Strand moved to recommend Council sell the parcel to Micah Kvidt, seconded by Holt. Motion carried.

Short Term Rental Update

Jordan put together a rough draft of a short-term rental ordinance for the Planning Commission to review and there will be more discussion next meeting.

Adjourn

Waller adjourned the meeting at 5:20 pm.



Danielle Harthun

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Secretary to the Planning Commission