**CITY OF TIOGA**

Planning & Zoning Commission Meeting Minutes

May 13, 2015

A meeting of the Planning & Zoning Commission of the City of Tioga was called to order at 5:30 p.m. on Wednesday, May 13, 2015, at the Tioga City Hall, by President of the Planning & Zoning Commission Dan Larson.

PRESENT: President Dan Larson, Planning & Zoning Commission Members, Travis Wittman, Don Zacharias, Eli Auger, and Gary Spooner; Tioga Deputy Auditor Desiree Hanson.

ABSENT: N/A

Guest: Community Service Director Jason Phillips, Mickey Post, Curt Waldie, Mark Freitheim, Melissa Koch, Carolyn Eide, Jared Wright, Drake McClelland,

**Minutes:** **Motion made by Wittman to approve the minutes of April 15, 2015 presented. Seconded by Spooner, Roll Call: Ayes; 5 Nays; 0 Motion Carried**

**Old Business**

Larson congratulated Eli Auger to his elected commission position. Auger completed his Oath of Office and joined the board of commissioners.

**New Business**

Jared Wright representing GS Solutions and Joel Johnson asked if it would be possible to move his current housing to the west onto Joel Johnson’s property. Wright stated they are looking to buy the property instead of leasing from Johnson. After much discussion the decision was made to have Wright work with the Community Services Director, Jason Phillips.

**Building Permits:**

**Mickey Post-** garden shed. **Motion made by Wittman to approve the application, second by Auger. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Mike Determan-** extend driveway to accommodate space to park his RV. **Motion made by Spooner to approve the application, second by Wittman. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Robert Eide** –build garage. Larson asked if there was a plat drawing and explained the drawing needed to show how far back the garage is from property lines. **Motion made by Zacharias to approve the application with the condition plat drawing is drawn and turned in before commission meeting, second by Wittman. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Joey Person** – add deck. **Spooner made a motion to approve the application on condition a plat drawing is provided**, **second by Wittman. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Laverne Ramberg –** add deck over steps. **Wittman made a motion to approve the application on condition a plat drawing is provided**, **second by Zacharias. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Wade Bail –** add car port. Application tabled due to lack of information. **Spooner made a motion to table the application, second by Zacharias. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Justin Vonderheide –** tear down old fence and build new. **Wittman made a motion to approve, second by Auger. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Curtis Bugbee –** build storage shed. After much discussion the decision was made for Bugbee to apply for a variance as the storage shed is over the limit of 1200 square feet for detached accessory buildings. Bugbee can apply for a variance or decrease the size of the building he is applying for. **Auger made a motion to reject the application, and Wittman seconded the motion. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

**Variance Application:**

 **Mark Freitheim –** Move mobile home onto vacant lot. **After discussing the variance, Spooner made a motion to deny as the zoning is R2A and mobile home Class B is not permitted in this zone. Auger seconds the motion. Roll Call: Ayes: Spooner, Auger, Larson, Nays: Wittman, Zacharias**

**Sign Application:**

**Braun Trucking** – Replace current sign with illuminated sign. **Travis made a motion to approve the application, Spooner second the motion. Roll Call: Ayes: Auger, Wittman, Larson, Zacharias, Spooner**

With no further business the meeting of the Tioga Planning & Zoning Commission was adjourned by Larson at 7:11 p.m.

The next regular meeting of the Planning & Zoning is scheduled for Wednesday June 10, 2015 at 5:30 p.m., to be held at the Tioga City Hall.

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 Dan Larson, President of the City Planning & Zoning

ATTEST:

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Desiree Hanson, Deputy Auditor