

The Beulah Planning and Zoning Meeting of September 25, 2023 was called to order at 5:09 pm by Dale Schwalbe at the Beulah City Hall.

Present: Dale Schwalbe, Brock Seibel, Gerald Bieber, Chris Renner, Ryan Tolosky

Absent: Dustin Buchmann, Gary Miller

Also Present: Beaver Brinkman, Economic Development; Heidi Hamelton, Building Official; Roger Gazur,

A request was made to add the discussion about the sediment separator for the car wash drain at Cenex to the minutes. Motion to approve September 11, 2023 meeting minutes with the requested addition made by Seibel. Bieber seconded. Roll call vote found all in favor. Motion carried.

OLD BUSINESS

Ordinance 412 Revision

Nothing new.

Dilapidated building update

Interstate Engineering confirmed that the International Building Code defers to the local jurisdiction for whether concrete foundations need to be removed upon building demolition. This is not specified one way or the other in the Beulah zoning ordinance, so it would have to be added as a text amendment. The mobile home on 1st Ave SW has been condemned, along with the garage since there is evidence she has been living there. Progress is being made to find someone to pull the trailer out and up to the transfer station for demolition. The owner of the house on W. Main Street was issued a demolition permit and plans to demo the house in the spring. Two bids were received for asbestos removal in the building at 700 Parkway Drive, and these will be presented before City Council at the next meeting.

City project update

A request was submitted to increase the grant that was already approved for a study for the east/west tributary from \$130,000 to \$188,000. The city council approved 5 asphalt repairs throughout the city. The sewer repair on 2nd Ave SE is complete and is one of the projects scheduled for asphalt repair. Updates to the comprehensive plan and a new capital improvement plan are in the works and will hopefully be done by next June. An announcement from Talon is expected in October. An application for Tree City USA has been submitted for review.

Renner joined the meeting.

Other Old Business

A sediment separator will be utilized at the new car wash at Cenex in Beulah.

Two suggested revisions of the electrical memo originally prepared by Brinkman were distributed and discussed.

NEW BUSINESS

BUILDING PERMITS

Seibel made a motion to approve the building permit list as presented. Bieber seconded the motion. Roll call vote found all in favor. Motion carried. Drainage of the recycled asphalt parking lot, permits 8267 & 8266, was discussed, and Hamelton will clarify at the next meeting.

Seibel made a motion to adjourn the meeting. Renner seconded. All in favor. Meeting adjourned at 5:45 PM.



Chairperson



Secretary