

The Beulah Planning and Zoning meeting of February 18, 2021 was called to order at 5:09 pm by Jerry Reichenberg at Beulah City Hall.

Present: Jerry Reichenberg, Dale Schwalbe, Gerald Bieber, Roger Gazur, Dustin Buchmann, Chris Renner

Absent: Gary Miller

Also Present: Beaver Brinkman

Gazur moved approval of the February 4, 2021 meeting minutes; seconded by Schwalbe. Motion approved.

OLD BUSINESS

Mercer County Zoning Meeting Update

Bieber reported on discussions from the January 21, 2021 Mercer County P & Z meeting. Discussions included an application for a non-farm residence in an agriculture zone (approximately 15 miles north of Beulah); application for a temporary use permit to Energy Sand Solutions to mine industrial purpose sand; the amendment of some zoning ordinances; and establish a moratorium on solar energy.

Bornsen House

A letter was received from FEMA that has been forwarded to City Attorney Scott Solem, Mayor Travis Frey and City Auditor Heather Ferebee. Brinkman noted that he has not yet read the letter from FEMA. Based upon the advice of legal counsel it appears that two independent appraisals of the home will be required.

Old Nursing Home

There is no news to report at this time. It is still hoped that grants will be available to help with the cost of demolition along with receiving a discount from the demolition contractor if timed to other projects the contractor has in the Beulah area. The city would need to identify funding for its responsibility for the project but doing it this summer might provide a 50% savings on the project.

P & Z Committee Appointment – Brock Seibel

Brock Seibel has submitted an application for appointment to the P & Z Committee. Gazur made a motion to approve the appointment of Brock Seibel to the P & Z Committee; seconded by Bieber. Roll call vote found Buchmann, Schwalbe, Gazur, Renner, and Bieber in favor. The recommendation will be forwarded to City Council for approval.

Planning and Zoning Ordinance List

Gazur has been reviewing different ordinances for discussion and possible revision. He has reviewed the ordinance relating to property pins and identified the interchangeable use of both principal and primary in the ordinance. His recommendation is that all references be changed to primary.

Gazur noted that he was not prepared for a discussion on fences and asked that it be tabled.

Gazur will continue to revise sections of the ordinance and bring to the P & Z committee for review and approval. It was agreed that all proposed changes to the Planning and Zoning Ordinance will be held until they are ready to be presented in their entirety rather than being revised on a piecemeal basis.

Other

1. Chief Frank Senn serves as the enforcement arm FOR ordinance infractions.
2. Sun Valley RV Park is up for lease or sale. Ownership of the Comfort Station will be a factor if the property is to be sold.

NEW BUSINESS

The Union Bank

The Union Bank is currently planning the interior space of its new building as it is being designed. The bank has asked if it must include drinking fountains as part of the new design or if adding a beverage area that is accessible to the public would be sufficient. There was agreement that including drinking fountains are not a requirement.

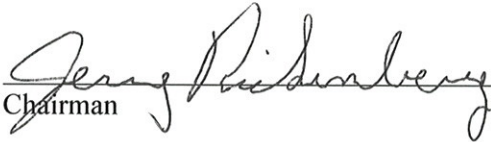
Complaint Letter

Brinkman reported on a complaint letter that he received regarding garbage in the ravine near the complainant's house located at 104 4th Ave SW and the continued disrepair of a neighboring property. The complaint was noted for the record.

Permits

There is no list of permits.

Gazur moved to adjourn the meeting at 5:56 pm; seconded by Renner. Motion carried.


Chairman


Secretary