

The Beulah Planning and Zoning meeting of July 16, 2020 was called to order at 5:00 pm Dale Schwalbe at Beulah City Hall.

Present: Dale Schwalbe, Roger Gazur, Chris Renner, Gerald Bieber

Absent: Jerry Reichenberg

Also Present: Beaver Brinkman, Jerick Tafoya (Beulah Beacon)

Gazur raised a question regarding the reporting under the May 27, 2020 meeting minutes of a discussion about color requirements of the proposed conex boxes at ACE Hardware. Gazur moved that the approval of the May 27, 2020 and the June 25, 2020 meeting minutes be tabled until the next meeting to allow review of the record; Bieber seconded. Motion carried.

OLD BUSINESS

Mercer County Zoning Meeting Update

There was no report provided.

Dilapidated Buildings (In progress)

There was no report provided.

NEW BUSINESS

Dustin Buchmann Permit Revision (Permits 7624 and 7624A)

Dustin Buchmann has submitted a request to revise Permit 7624 to include a gable and pillars to the front of the garage structure. It is non-structural and is a cosmetic change only. The addition is still within percentage coverage requirements. The revision is set out under Permit 7624A. Gazur moved approval of Permit 7624A; Renner seconded. Motion carried.

Loren Daede Sunroom Addition (1030 Blackstone Lane)

Loren Daede reported that he is requesting a permit to add a sunroom to his house which will also include the addition of a deck, steps, patio and sidewalk. There is an issue regarding a setback with a neighbor's property so there will need to be approval from City Council for the variance. Gazur moved to table review of the plans until the setback variance has been approved by City Council; Bieber seconded. Motion carried.

West River Telecom – Permit 7664 to Bury Propone Tank (112 1st Ave NW)

West River Telecom is proposing installing a new propone tank to be buried underground. The location of where it would be buried has not been identified to date and would determine if an excavation permit is required. Charlie Hankins has reviewed the application, approving the proposal subject to: the location, WRT complying with all governmental codes and regulations and a series of inspections being completed over the course of the project. The committee members expressed a number of concerns which included in addition to the location, venting, protective covering of the tank and anchoring. Roger moved to table the permit application to allow for further discussion with Hankins to address the committee's concerns on the proposal; Bieber seconded. Motion carried.

Peter Lanoue – Permit Request for Fence (210 19th St NE)

A permit request has been received for the installation of a fence at 210 19th St. NE and Brinkman wanted to confirm what restrictions if any there were on the proposal under the City's building code. The questions included the location of the fence in relation to property lines and the height of the fence along the right-of-way on the side of the property. The City's Building Code was reviewed. It

appears that the code was changed to allow the placement of a fence on the property line. Further, the code does require fences along a right-of-way be restricted to a height of no more than 4 ft. The permit will be drafted accordingly.

Mark Lauer – Application for New Metal Roof

Brinkman reported that he was contacted by Mark Lauer regarding Lauer's undertaking the replacement of his current roof with a metal roof. No additional information has been received since that initial contact.

Andrew Nesper – Installation of ADA Ramp (208 1st St SE)

Brinkman reported that an ADA ramp will be installed at 208 1st St SE.

The Meat Shop – Proposal and Variance

Brinkman informed the committee that The Meat Shop has indicated it be coming forward with a proposal to expand its operations to include a slaughter area on the premises. A variance would be required. The City prohibits the use of firearms in city limits. The Meat Shop (then doing business as 2K Meats) had a conditional use permit with the City for a similar purpose however no permanent agreement was ever signed. Hankins is researching flood plain issues.

Tree Ordinance Discussion

Brinkman asked if the committee would like to provide input on an ordinance addressing dead and diseased trees. Hazen's ordinance was referenced as a possible resource to use.

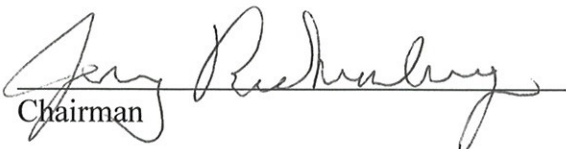
Unpermitted Projects and Inspection Fee Discussion

The committee raised concerns about the number of building projects that have been undertaken in the city that do not appear to have been permitted. Enforcement and accountability were discussed. The police department is the primary method of enforcement however there is no penalty for non-compliance. Brinkman will follow-up with the Mayor to determine his viewpoint on the subject. The high cost of inspection fees was discussed.

Permits: 7628 thru 7665 (See Attached Addendum A)

Gazur made a motion seconded by Bieber to approve Building Permit Numbers 7628 thru 7665 with the exception of Permit 7664 which was tabled; Renner seconded. Motion carried.

Gazur made a motion seconded by Renner to adjourn the meeting, Motion carried.


Chairman


Secretary

7628	Payton Earl	813	1st St NW	Remove and replace Asphalt Shingles
7629	Greg & Lynnette Harrison	901	1st St NW	Replace Concrete Driveway 12' x 48'
7630	Eric & Barbara Mattheis	446	Keller Dr	Install Driveway 18' x 40' Concrete
7631	Beulah Congregational Church	116	3rd Ave NW	Install new parking area
7632	Steve & Nona Blaisdell	1113	Chestnut Lane	Remove & Replace Asphalt Shingles
7633	Tom & Bonnie Russell	1212	Central Ave N	Replace all windows (12), front entry door and patio door
7634	Larry & Nancy Beck	212	4th St. NW	Remove & Replace shingles with steel shingles on garage
'634A	Larry & Nancy Beck	212	4th St. NW	Side entire house - remove 10 windows in sun room, replace
7635	Dale Malo	300	1st St NW	Install chain link fence on side of house
7636	Tyler & Stephanie Miller	316	Sunny Dr	Install 20ft x 16ft concrete patio
7637	Rory & Kristen Faulkner	108	1st St SE	Remove & Replace Asphalt Shingles
7638	Vince & Shelley Giese	413	Chaffee Row	Remove & Replace Asphalt Shingles with Steel Roofing
7639	Frank Senn	1006	Blackstone Lane	Add wood fence section to existing fence 77ft side and end
7640	Sennsational Rentals	1718	Hwy 49 N	Remove and replace Asphalt Shingles
7641	Sennsational Rentals	1712	Hwy 49 N	Remove and replace Asphalt Shingles
7642	Valley Grain Milling	220	1st Ave SW	Remove and reroute railspout off backside of elevator
7643	Terry & Susan Lutz	505	Hwy 49 N	Add concrete slab in back yard
7644	Troy Knudsvig	600	19th St NE	Install Mailbox
7645	Larry Lueck	106	10th St NW	Install Mailbox
7646	Bob & Brenda Macklin	713	Chaffee Row	Demo/Removal of Single Wide Manufactured Home
7647	Bob & Brenda Macklin	713	Chaffee Row	Install Double Wide Manufactured Home
7648	Mabel Eisenbeis	300	W Main ST	Remove and Replace Shingles
7649	Lynn Fandrich	2000	6th Ave NE	Construct 16 ft x 12 ft wood deck
7650	Brant & Katherine Keller	201	Fair St SW	Remove and replace asphalt shingles on house
7651	Chris & Michelle Renner	2200	3rd Ave NE	Install 11 ft x 25 ft Concrete Pad
7652	Harold and Sherri Olsen	1136	Cherry Lane	Remove and replace asphalt shingles on detached garage
7653	Wm. Keller Jr.	501	1st Ave SW	Add Metal gazebo as extension to current gazebo structure
7654	Marvin & Joyce Bauer	309	2nd Ave SE	Construct 6 ft 8 ft playhouse on backside of property
7655	Charles & Sharon Misslin	208	1st St SW	Replace Garden Shed on Existing Concrete Slab
7656	John Roberson Kitzman	117	Homesite Ave	Construct 24 ft x 13 Carport and Replace Vinyl Siding
7657	Brandi Foth/Spoiled Rotten Salon	417	1st Ave SW	Remove and replace existing front steps
7658	City of Beulah/Civic Center	120	7th St NE	Remodel of Civic Center Kitchen
7659	Gordon Hoffner	1408	2nd Ave NW	Install Mailbox
7660	Stacy Murschel	1420	2nd Ave NW	Install Mailbox
7661	James & Darla Knutson	2200	4th Ave NE	Remove and replace front deck from wood to composite
7662	ND Conf SDA Church	112	4th Ave SW	Remove and Replace six windows
7663	Whipps Enterprises	127	West Main St	Install Paver Patio area in back of building
7664	West River Telecom	112	1st Ave NW	Installation of Underground Propane Tank
7665	Bill Wilhelm	412	2nd Ave NW	Construct a 4ft x 4ft x ft deck on front of house