

MEETING MINUTES
POPE COUNTY PLANNING ADVISORY COMMISSION
Thursday October 26, 2023

The Planning Advisory Commission convened in regular session on Thursday, October 26, 2023 at the Pope County Courthouse, 3rd floor Meeting Room.

Members Present: Roger Isdahl, John Messenger, Ivie Cooley, Mark Halls, Ted Kannegiesser, Russell Barkeim, Larry Lindor (County Commissioner) and Paul Gerde (County Commissioner)

Other Officials Present: Land & Resource Management staff, David Green (Director)

Call to Order

The meeting was called to order by Chairman Messenger at 6:02 p.m.

Additions and Corrections to the Agenda

There were no additions or corrections to the agenda noted. Motion to approve of the agenda made by Gerde with second by Barkeim. Motion carried with no dissenting votes noted.

Review minutes of September 28, 2023

The minutes of the Planning Advisory Commission meeting held on Thursday; September 28, 2023 were submitted for approval. Motion by Isdahl to accept the minutes as written. Motion seconded by Kannegiesser. Motion carried with no dissenting votes noted.

Tabled/Old/Other Business:

None

Public Hearings and Other Matters for Discussion

C.U.P. #23295 Construction a storage structure larger than 1100 square feet.

Application by Alex Boike (PID 07-0277-000)

Applicant is seeking permission to locate and construct a 4,800 square foot storage structure on a 1.08 acre parcel of land that is located in a Shoreland General Development zoning district. The structure includes 14' side walls and is intended for storage of personal property as well as housing a sports court. Director Green presents the staff report and concludes with a recommendation that the action on the application be tabled so that the applicant has time to provide the requested information relating to stormwater runoff and site elevations. The Planning Advisory Commission discussed the application and staff recommendations including stormwater runoff at length.

At 6:22, Chairman Messenger opens a public hearing and seeks comments. Both Tom and Darlene Boike announce their support of the project. With no other comments received, Chairman Messenger closes the public hearing. The public hearing was followed by a site visit report as presented by Messenger, Barkeim and Kannegiesser. The site team comments that it seemed like a good location for the structure and that it didn't appear that there would be any issues stormwater runoff or the appearance of the building. After the site visit reports, the Planning Advisory

Commission went back to discussion relating to stormwater concerns as well as the comments as provided by the County engineer. Messenger seeks a motion. Motion is made by Cooley to *table action by the Planning Advisory Commission on the CUP request until the next regularly scheduled meeting of the Planning Advisory Commission in order to give the applicant time to submit additional information relating to stormwater impacts, building and topographic elevation data and the onsite septic system.* The motion is seconded by Barkeim. Motion passes with a sole opposition by Kannegiesser.

Ordinance Amendments, as initiated by Pope County Land & Resource Management Department. Director Green presents the following proposed Ordinance Amendments, which is followed by discussion with the Planning Advisory Commission.

Section 2 Rules of Interpretation & Definitions

- Section 2.2 Definitions

Section 4 Shoreland Districts

- Section 4.2 Shoreland-General Development District (S-GD)
 - Section 4.2.1 Permitted Uses
 - Section 4.2.2 Conditional Uses
- Section 4.3 Shoreland-Recreational Development District (S-RD)
 - Section 4.3.1 Permitted Uses
 - Section 4.3.2 Conditional Uses
- Section 4.4 Shoreland-Natural Environment District (S-NE)
 - Section 4.4.1 Permitted Uses
 - Section 4.4.2 Conditional Uses
- Section 4.5 Shoreland-Rivers and Streams District (S-RS)
 - Section 4.5.2 Permitted Uses
 - Section 4.5.3 Conditional Uses
- Section 4.6.2 Access Lots and Easements
- Section 4.6.13 Steel Buildings, Pole Structures, and Other Dwellings

Section 5 Residential District (R)

- Section 5.3 Permitted Uses
- Section 5.6.1 Steel Buildings, Pole Structures, and Other Dwellings

Section 6 Non-Intensive Agriculture District (A-1)

- Section 6.2 Permitted Uses
- Section 6.3 Conditional Uses

Section 7 Agriculture Protection District (A-2)

- Section 7.2 Permitted Uses
- Section 7.3 Conditional Uses

Section 8 Commercial (C) & Industrial (I)


- Section 8.1.2 Permitted Uses

- Section 8.2.2 Permitted Uses
- Section 10 Performance Standards
- Section 10.8 Guest Cottage & Guest Quarters
- Section 11 Administration
- Section 11.1 Land Use Permits
 - Section 11.2 Zoning Administrator
 - Section 11.3 Fees

Though a Public Hearing was properly noticed in the newspaper, as well as on the county website, there was no public in attendance to provide comments relating to the proposed amendments. After more discussion, Lindor makes motion to recommend approval of the ordinance amendments. Seconded by Halls and supported unanimously.

Adjournment 7:42 p.m. Motion by Barkeim to adjourn the Planning Advisory Commission meeting. Motion seconded by Halls. Motion carried with no dissenting votes noted.

Respectfully submitted,



David Green, Director

Pope County Land & Resource Management