



# CITY OF MERRILL

## CITY PLAN COMMISSION

MINUTES • TUESDAY SEPTEMBER 1, 2015

Regular Meeting

City Hall Council Chambers

6:00 PM

### I. Call to Order

In the absence of Mayor Bialecki, Alderman Burgener called the meeting to order at 6:00 P.M.

Attendee Name	Title	Status	Arrived
Pete Lokemoen	Aldersperson - Second District	Present	
Bill Bialecki	Mayor	Excused	
Mike Willman	Chairman - Park & Rec	Present	
Ralph Sturm		Present	
Melissa Schroeder		Present	
Ken Maule		Present	
Robert Reimann		Present	

Also in attendance: City Administrator Dave Johnson, City Attorney Tom Hayden, Building Inspector/Zoning Administrator Darin Pagel, Alderman Dave Sukow, Alderman Ryan Schwartzman, Renee Hertzfeldt, Michael Hertzfeldt, Brittany Williams, Sarah Hulce, June Kunze, Kay Schenzel, Marion Martell (arr. 6:07) and City Clerk Bill Heideman.

### II. Minutes of previous meeting(s):

#### 1. Minutes of August 4, 2015 meeting

The minutes were in the meeting packet.

Motion (Maule/Willman) to approve the minutes of the August 4<sup>th</sup>, 2015 meeting.

**RESULT: APPROVED**

### III. Public Hearing(s):

#### 1. Conditional Use Permit application from Building Block (Renee Hertzfeldt) for a Group Child Care facility at 122 North State Street.

City Attorney Hayden read the public hearing notice.

Building Inspector/Zoning Administrator Pagel reported that the property is currently zoned R-3 Residential. The application does not meet the qualifications for a Home Occupation, because the applicants do not plan on living at the property. Therefore, a Conditional Use Permit is necessary.

Motion (Lokemoen/Schroeder) to open the public hearing. Carried.

Renee Hertzfeldt stated that she would be willing to answer any questions. Alderman Lokemoen responded that the public portion of the meeting was for the public to make comments, and that, if the commission has questions for her, she could answer them after the public hearing was closed.

Nobody spoke in favor of or against the application.

Motion (Schroeder/Reimann) to close the public hearing. Carried.

Alderman Lokemoen noted that he cannot recall another instance in which a residential-zoned property was used 100% for business. He has some concerns with the precedence that would be set if the application is approved.

Renee Hertzfeldt answered questions posed by Building Inspector/Zoning Administrator Pagel. She plans on employing four people at the facility. The hours would be from 5:00 A.M. to 5:00 P.M. Minimal remodeling is planned for the facility at this time. Building Inspector/Zoning Administrator Pagel suggested that Renee Hertzfeldt contact the State of Wisconsin to discuss handicapped accessibility issues.

Motion (Maule/Willman) to approve the Conditional Use Permit application as presented. Roll call vote resulted in a 3-3 tie. Voting Yes - Willman, Schroeder and Maule.

At a result of the tie vote, the application and an associated resolution will be referred to the Common Council with no recommendation.

#### IV. Public Comment Period

There was no public comment.

#### V. Establish date, time and location of next meeting

Tuesday, October 6<sup>th</sup>, 2015 in the City Hall Common Council Chambers. The time of the meeting is to be announced.

#### VI. Adjournment

Motion (Schroeder/Lokemoen) to adjourn. Carried. Adjourned at 6:14 P.M.