

**MINUTES
PLANNING COMMISSION**

AUGUST 6, 2012

Chairman Dan Roberts called the meeting to order at 6:30 p.m. Members present were Darlene Loven, Jeff Bertram, and Donovan Mayer. Bob McDaniel was absent. Also present was Renee Eckerly, City Administrator; and Stephanie Hormann, Cable Coordinator.

Motion was made by Mayer to approve the minutes of the July 16, 2012 Planning Commission Meeting. Seconded by Loven and unanimously carried.

RANCH VIEW FINAL PLAT - BRUCE & BERNIE STANG

The Commission reviewed the minor changes to the Final Plat.

Motion was made by Loven to set the Ranch View Final Plat Public Hearing for Monday, September 10, 2012 at 6:35 p.m. Seconded by Mayer and unanimously carried.

Motion was made by Mayer to approve the Drainage Easement Vacation and recommend such to the City Council. Seconded by Loven and unanimously carried.

Motion was made by Loven to set the Ranch View Re-Zoning Public Hearing for Monday, September 10, 2012 at 6:45 p.m. Seconded by Mayer and unanimously carried.

Motion was made by Mayer to approve the Ranch View Development Agreement and recommend such to the City Council. Seconded by Loven and unanimously carried.

ORDINANCE ALLOWING CHICKENS

Eckerly reported that Mayer had given suggested changes and those changes are reflected in the document. The Commission discussed licensing and approval of 100% of neighbors. The Commission discussed that if the applicant can obtain 100% of neighbor's signatures no public hearing is necessary, but if the applicant can't obtain 100% of the neighbor's signatures a public hearing is required in front of the Planning Commission to obtain approval. The Commission also discussed the number of chickens to allow which was adjusted from four (4) to six (6). The annual licensing fee was decreased from \$30.00 to \$20.00. If there are no major changes by the City Attorney this will be forwarded to the City Council for approval.

Motion was made by Mayer to approve the Chicken Ordinance with the approval of the City Attorney and recommend to the City Council. Seconded by Loven and unanimously carried.

BUILDING PERMIT REPORT

The Commission reviewed the report.

There being no further business the meeting was adjourned at 6:56 p.m.