

**WILLMAR PLANNING COMMISSION
WEDNESDAY, FEBRUARY 1ST, 2023
333 6TH STREET SW, CONFERENCE ROOM 1
MINUTES**

1. The Willmar Planning Commission met on Wednesday, February 1ST, 2023 at 6:30pm at the City Hall

Member Present: Chair Jonathan Marchand, Steve Dresler, Stacy Holwerda and Christopher Buzzeo.

Members Absent: Kelsey Vosika, Stephanie Carlson and Jasmine Miller.

Others Present: Director Justice Walker, City Planner Guilherme Motta; Andrew Gimse, and Jennifer Kotila.

2. Chair Marchand starts with the review of minutes from the October 19th and December 7th. Stacy motion to approve and Commissioner Dresler seconds. Commission takes motion approved for both minutes.
3. Chair Marchand confirms that November 16th, December 21st, January 4th and January 18th meetings were canceled.

4. PLAN REVIEW 22ND ST SW STORAGE UNITS:

City Planner Motta describes the project as in the agenda: Andrew Gimse is requesting a plan review from the City for a proposed new construction for Storage Units in Willmar at 22nd St SW. This land is zoned General Industry. Storage Units are an allowed use with a plan review. 8 parking spaces plus a parking space for each employee will be required. Staff recommends approval of the 22nd St Storage Units Plan Review with the stated conditions that the applicant comply with the recommended corrections from the Staff comments for final approval. The applicant must also submit a detailed site plan for review to be approved for a building permit.

Chair Marchand notes that there was nothing substantially different from the last time they reviewed it. Chair Marchand read the findings of fact for the plan review and confirmed that there no issues.

Chair Marchand calls for discussion. Director Walker comments the project and clarify that all comments will be submitted before the permit be issued. This is a preliminary approval. Commissioner Buzzeo asks about the fences issue, wanting to know where it is showed. Justice explains they have to follow the ordinance.

Commissioner Buzzeo motions to approve the plan review for the 22nd ST SW Storage Units with the stated conditions. Commissioner Holwerda seconds. Voice

vote Chair Marchand aye, Commissioner Dresler aye, Commissioner Holwerda Aye, Commissioner Buzzeo Aye. Motion passed.

5. TEVALAN REZONING PRELIMINARY (Fredy Tevalan was not present, so the Commission did not act on this item)

6. MISCELLANY

a. Bee and Chicken issue. Director Walker says he received an email inquiring about growing/cultivate bees and chicken in their yard. Director Walker spoke about the importance of the food sovereignty and that they could petition an ordinance amendment for regulating those issues.

Commissioner Dresler said he would like to see what a potential ordinance amendment could look like. Staff agreed to work on an ordinance with the resident that will later return to the Commission for review.

b. Justice asks for a volunteer for the Vice chair for the Planning Commission.

c. Planning Commission training is being prepared for the commissioners. A work session teaching how to review site plans and the other technical procedures.

d. Welcomes to new commissioner Christopher Buzzeo.

7. ADJOURN

Commissioner Dresler motioned to adjourn at 7:30. Seconded by Commissioner Holwerda. The motion carried. With no further business, the meeting was adjourned.

Minutes presented by City Planner Guilherme Motta