

**WILLMAR PLANNING COMMISSION
WEDNESDAY, SEPTEMBER 6th, 2023
333 6th ST SW, CONFERENCE ROOM 1
MINUTES**

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

Members Present: Chair Jonathan Marchand, Stacy Holwerda, Christopher Buzzeo, John Christianson and Yvon Fils-Aime,

Members Absent: Steve Dresler and Vice Chair Kelsey Vosika.

Others Present: City Planner Guilherme Motta and Jennifer Kotila.

Chair Marchand called for order at 6:32pm and started with a change in the agenda noticing that the item 3. John and Diane Peterson Annexation was pulled off the agenda because according to the Minnesota Statute it will not be approved by the Planning Commission and goes straight to the Council meeting. He called the minutes from August 16th to review, and Chair Marchand asked if there were any questions regarding the minutes. No question was made. Commissioner Holwerda motioned to approve the minutes and Commissioner Fils-Aime seconded. **Commissioner Fils-Aime voted aye, Commissioner Marchand voted aye, Commissioner Buzzeo voted aye, and Commissioner Christianson voted aye. The motion was approved.**

2. MISCELLANNY

City Planner Motta introduced the idea of an ordinance to allow building with shipping containers as storage, commercial or residential buildings as in the agenda. Commissioners were opened for the proposal of drafting an ordinance allowing shipping containers to be used as buildings. Their concerns were that the ordinance needs to distinguish between the shipping containers use only for storage and for residential and commercial proposes. They mentioned the issue regarding the aesthetic concerns and to explicitly define design standards that together with the regular rules and code, like landscaping and others, would create an appropriate environment and not lower the values of the neighborhood properties. They mentioned the need for technical knowledge regarding local weather issues and structural concerns. Commissioner Holwerda suggested to frame the proposal not as a shipping container building but as shipping containers as a base for buildings, because it could confuse people about questions like aesthetics and deny the proposal without knowledge of it. In general, commissioners were opened to the proposal of the ordinance.

3. ADJOURN

Commissioner Buzzeo motioned to adjourn at 6:55pm. It was seconded by Commissioner Fils-Aime. All members present aye. The motion carried. With no further business, the meeting was adjourned.

Minutes presented by City Planner Guilherme Motta