



**Present:**

Commission Chair Liz Nielson                      Commissioner Russ Oakeson (by phone)  
Commissioner Stephanie Howes

**Also Present:**

Brittany Yeates, Recorder              Brad Benson                      Robert Burke

1.        CALL TO ORDER

Chair Nielson welcomed everyone and opened the meeting at 7:03 PM.  
Roll Call showed Commissioners Nielson and S. Howes were present. Commissioner Oakeson participated by phone.

2.        APPROVAL OF MINUTES DATED MARCH 2, 2021

**Commissioner Oakeson moved to approve the minutes from March 2<sup>nd</sup>. The motion was seconded by Commissioner S. Howes. Motion carried.**

**GENERAL BUSINESS/DISCUSSION ITEMS**

3.        BUSINESS LICENSE

TRAYNE ENTERPRISES LLC – WAYNE URIE

POPZ REPAIR SHOP – BRANCH LOCATION – KELLY HOWES

Neither applicant was in attendance. Approval was tabled until inspections could be made.

4.        ZONING CLEARANCE

GARAGE – 420 E MOLEN RD - GARRETT HANSEN

**Commissioner S. Howes moved to accept the zoning clearance for Garrett Hansen. Commissioner Oakeson seconded the motion. Motion carried.**

ELECTRIC CAR CHARGERS – BIG MOUNTAIN

The chargers will be located on the back side of the fuel containment wall. Rivian is the company paying for and installing them. The power will be run underground. These will work for any kind of electric vehicle.

**Commissioner S. Howes moved to approve the zoning clearance for the electrical car chargers. The motion was seconded by Commissioner Oakeson. Motion carried.**

CABINS – ABOUT 60 E MAIN – BIG MOUNTAIN

Big Mountain purchased property east of City Hall and across from their current place of business. They plan to put 22 cabins on that lot to expand their business. Commissioner

Nielson asked about the measurement of their lane to be sure emergency vehicles would have access. (See drawing in agenda packet for measurements) Planning on doing the surface with rotomill to keep the dust down. He is working with the Special Service District to see where the sewer line will be going in. Commissioner Nielson said the setbacks look good. She then informed him that he will need to submit one share of water (or purchase an index fee) for every five cabins and secondary is not required. Where this is a commercial property, they will need to install the bigger sizes for water and sewer connections. The Recorder also informed him that where it is on a different property, it will need to have its own business license as a branch.

**Commissioner Oakeson moved to accept the Big Mountain expansion with the understanding of needing one share of water for every five cabins and appropriate hard surfacing. The motion was seconded by Commissioner S. Howes. Motion carried.**

GARAGE – 70 S 200 W - ROBERT & LINDA BURKE

The Burkes are planning on putting in a 24' X 26' garage. Commissioner agreed that there is plenty of room especially with him planning to remove a couple of trees. It will not have any power to it.

**Motion to accept the building clearance for Mr. Burke was made by Commissioner Oakeson. Commissioner S. Howes seconded the motion. Motion carried.**

5. DISCUSSION OF FERRON ELEMENTARY FENCE

Ferron Elementary is being rebuilt. Currently, on the South and the West ends, there is a gap between the fence and the sidewalk. On the North and the East end, the fence is flush with the sidewalk. The school is asking if they could make all the fences flush so it would be easier to maintain. They will also be allowed to do 6' fence everywhere except within 30' from the corners. Kerry Lake said that they understand that if the City ever needs to do maintenance within the easement space, they will be responsible for replacing the fence.

Recorder brought up another citizen who requested if he could put a fence up to the sidewalk. The Commissioners agreed it would be okay as long as they understand that they are responsible for the fence if the City needs to access the easement.

6. WORK/REVIEW SESSION

Zoning

Home Occupation business licenses

The Recorder reminded everyone of past discussions about home occupations and the fees. It was found that every business needs to be licensed. Those businesses that have no impact on the area can claim a fee exemption. She then said that some of the fees need to be raised because the cost of fire inspections has increased by \$3. It was agreed to recommend to the Council to charge \$10 for the fee exempt businesses to have a printed license and increase the regular licenses that need fire inspections to \$35.

Curb & Gutter Master Plan

Commissioner Oakeson needed to leave early so the zoning and curb & gutter master plan discussions were tabled.

7. ADJOURNMENT

**Commissioner S. Howes motioned to adjourn at 7:46 P.M. Commissioner Oakeson seconded the motion. Motion carried.**

ATTEST:

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Commission Chair Liz Nielson

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Brittany Yeates  
Ferron City Recorder