

**City of Chisholm Planning Commission**  
**Monday, June 4, 2012**  
**Regular Meeting Minutes**

1. **Call to Order** – Jonathan Spector called the Regular Meeting to order at 5:32 PM.
2. **Roll Call** – Present at roll call: PC Reps., Steve Cook, Mike Yonkovich, Greg Skalko, and Jonathan Spector. Absent: Rep. Tom Tahija Others Present: Building / Zoning Official Steve Erickson
3. **Public Participation**- None
4. **Adopt the Agenda** – A motion is made by Greg Skalko to approve the agenda. Mike Yonkovich makes a second to the motion. Yes votes – by all. Motion carried.
5. **Approve the Minutes** –A motion is made to approve the Regular Meeting minutes from May 7, 2012 by Mike Yonkovich, with a second by Steve Cook. Yes votes – All. Motion carried.
6. **Correspondence/Consent Agenda** - None
7. **Old Business**
  1. Zoning Request 2<sup>nd</sup> reading. Location 3<sup>rd</sup> Avenue and McNiven Rd., (Information only)
  2. Lot sales in, “Bethlehem Greens Addition to Chisholm”. The Planning Commission reviewed all submitted applications for the City owned lots in Bethlehem Greens Addition. There are no privately owned lots in this plat at this time The motions made by the planning commission members is a recommendation to the council, and they are as follows:
    - a. A motion is made by Mike Yonkovich to approve the sale of Lot 1, Block 1, for the bid of \$3,000 dollars rather than the assessed value of \$4,300 from the adjoining property owner Ron & Kristy Appelman. They put down \$100 dollars to hold the lot. Greg Skalko makes a second to the motion. Yes votes – none, No votes – all, Motion fails because it is agreed by all PC members that the assessed value is the minimum selling price.
    - b. A motion is made by Jonathan Spector to approve the sale of Lot 2, Block 4, for a bid at the assessed value of \$5,400 from the adjoining property owner Lee Ketelboeter. They put down \$100 dollars, then the balance to hold the lot. Steve Cook makes a second to the motion. Yes votes –all, Motion passes.
    - c.1. A motion is made by Greg Skalko to approve the sale of Lot 14, Block 4, for a bid at the assessed value of \$5,400 from the adjoining property owner Michael and Sally Sushoreba. They put down \$100 dollars to hold the lot. Mike Yonkovich makes a second to the motion. Yes votes –all, Motion passes.

**Note of clarity 7/9/12 during the approval of the 6/4/12 minutes: c.2 was presented to the PC after c.1.**

  - c.2. A motion is made by Greg Skalko to approve the sale of Lot 14, Block 4, for a bid at an amount of \$6,200 from the non-adjoining property owner Scott Danielson. No money was put down to hold the lot. Mr. Danielson states in his letter to the city, “Should my bid be accepted and I do get granted the property my intent is to build a garage following all city codes and setback rules”. Steve Cook makes a second to the motion. Yes votes –all, Motion passes with the stipulation of following the city ordinance and the city attorney’s advice that a garage can only be constructed as an accessory structure to the principal property (one with a house). Mr. Danielson will not be able to build a garage on Lot 14, Block 4, unless he builds a residential home along with a garage as per city ordinance.

## **8. New Business**

1. Shawn Rojeski garage setback due to wet lands. 510 11<sup>th</sup> Street NW. A motion is made by Jonathan Spector to table for the following information. First, we need exact setback of the building, because the request has the building location on the front yard property line. Second, the orientation or direction of the building as per the drawing, shall be explained. Mike Yonkovich makes a second to the motion. Yes votes – by all. Motion carried.

## **9. Commissioner's Reports/Other Reports**

- Skalko; Shall parks be designated tobacco free? What are the regulations? Second, there is a recreation meeting June 6, 2012. Third, there is a house on 2<sup>nd</sup> Street SW on the 200 block North Side that has been abandoned for 3 years, the city must do something to take care of this abandoned home and clean up the lot.
- Yonkovich; None.
- Jonathan Spector; Thank you to the new Casey Drug Store, they are an asset to the City of Chisholm.
- Steve Cook; The next City Comprehensive plan meeting is on June 18, 2012, and we should get the all class and comprehensive planners to name the creek that drains into the North side of Longyear Lake.
- Tom Tahija; Absent

10. **Next Meeting** – Motion to set the next meeting date for July 9<sup>th</sup>, 2012 at 5:30 PM is made by Greg Skalko, with a second by Mike Yonkovich. Yes votes – All. Motion passed

11. **Adjourn Meeting** – Motion to adjourn the meeting of June 4<sup>th</sup>, 2012 is made by Steve Cook, second by Jonathan Spector at 6:25 P.M. Yes votes – All. Motion passed

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Chairperson, Jonathan Spector

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Secretary: Steve Cook Typed by: SDE