



PLANNING COMMISSION MINUTES

COUNCIL CHAMBERS

MONDAY, AUGUST 7, 2023

6:00 PM

Meeting Items

1. Call to Order
The regular meeting of the Planning Commission was called to order by Vice Chair Samuel Temple at 6:00 pm. Commissioners Chuck Ackman, Eric Delgado, Barton Jackson and Vice Chair Temple were present. Also present were David Wanberg, Peter Waldock and Kari Casper.
2. Approval of the Minutes - July 17, 2023 Regular Meeting
Barton Jackson made a motion to approve the minutes, seconded by Eric Delgado. The motion passed on a 4/0 vote.
3. Public Hearings
 - A. Application for Zoning Text Amendments to allow Recycling Collection Centers with a Conditional Use Permit in the Certain Commercial Districts
Mr. Waldock began his presentation by combining the E-Waste Recycling and the Zoning Text Amendment application and then discussing the application for the Conditional Use Permit. He made it very clear that the use for this was only for collection, not processing the recycling. This is on a small scale. Here, the company will be collecting the fee for moving the materials on to the recycling center. The only place today that a recycling center can be in is the Industrial District. The staff recommend the C-2 and C-3. There is a difference between E-Waste and Commercial Recycling. Waldock listed the types of items that the center will be taking and not taking. They will not be accepting refrigerators and freezers. The materials must be completely enclosed, not outside storage in the commercial districts. No trailers or storage containers are allowed either. The staff is recommending approval of the ZTA. After Waldock's presentation, Vice Chair Temple brought the matter up for discussion. Ackman has a couple of questions about the definition as presented and Waldock had discussed this earlier with Wanberg and felt that it was such a small use and not a primary use and is okay with the language. Ackman also asked about the rail line and if they might use it in the future. Waldock stated that they do not have a side spur to do that and would not be able to. Jackson asked about the lithium batteries and the potential for fire due to potential damage. He did not feel that it would be safe to put this type of business in a mall setting, considering it to be a potential hazard. Vice Chair Temple then opened the matter up for a public hearing at 6:29 p.m. and Ryan Miryala, the applicant, came forward to answer questions. Mr. Miryala stated that they do inspect the batteries that come in and are trained in identifying potential risks and federal law states how to properly handle these types of situations. He stated that they are here for the community to be able to get rid of these types of materials. Vice Chair Temple closed the public hearing at 6:39 p.m. A motion was made by Chuck Ackman, seconded by Barton Jackson to approve the Zoning Text Amendment having met all the required findings as presented. The motion passed unanimously.
 - B. Application for Conditional Use Permit for a Recycling Collection Center in the C-2 District at 1001 Division St. W.

Vice Chair Temple then asked for a motion to approve the Conditional Use Permit as presented. A motion was made by Barton Jackson, seconded by Eric Delgado to approve the Conditional Use Permit as having met all the findings for this action as well. The motion passed unanimously.

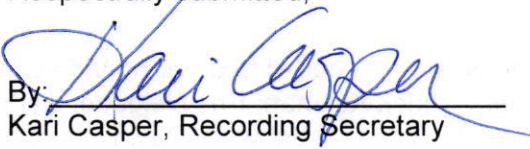
4. Board and Commission Reports, Announcements and Updates

There was nothing really to update.

5. Adjournment

Motion by Barton Jackson, seconded by Chuck Ackman to adjourn the meeting at 6:43 p.m. The motion passed unanimously.

Respectfully submitted,

By: 

Kari Casper, Recording Secretary