

## Planning Commission Meeting

The Planning Commission of the City of Oregon met Tuesday September 21, 2010, 6:00 P.M. in the City Hall Council Chambers.

Present:	Amy Trimble Chairman
	Joe Ebens
	Dale Geyer
	Mark Herman
	Tom Miller
	Rich Rhoads
Absent:	Mike Bowers
	Jerry Hinrichs

Amy Trimble called the meeting to order.

Tom Miller moved to approve the May 18, 2010 minutes, Seconded by Mark Herman.

Motion carried. No Nays.

Chris Heal, owner of Settler's Ridge and his attorney, Wendy Howarter, wanted to know if the city would consider rezoning the lots in the subdivision that were originally zoned for condos. Freddie Mac and Fannie May are no longer lending money for mortgage loans to residents that don't come with real estate. They would like to change these to town homes for that reason. The land has been added to the city limits waiting for in fracture to be accepted. They also want to know what is left on the punch list for this to be accepted. The detention pond was also in question, as to who is maintaining it. This was referred to Mike Bowers. When ready it was suggested that they come back to rezone.

Motion carried. No Nays.

Joseph Reising wants to know if he could be added to the special use application that was approved October 19, 1999 for James and Gloria Fallon (101 N 7<sup>th</sup> Street). It was to grant under R-2 zoning that the second floor of the building accommodate one or two professional (non-retail) offices. He is buying the building on contract and in order to refinance if needed he would need to be included on the permit. It was suggested that a letter be sent to the Fallon's granting him permission. Tom Miller moved to add Joseph Reising to the special use permit for 101 N 7<sup>th</sup> Street with the understanding that once he is the sole owner he will need to reapply, Seconded by Joe Ebens.

Motion carried. No Nays.

Earth Reclaimers Upscale Resale Shop has applied for a business license to run his business out of a storage unit owned by Dan & Nancy Roos at 1009 W Pines Road. Nancy Roos and Terry Zarbock were present. It's a 10x 30 storage unit with electric.

The current zoning is Commercial High Business District and the original building permit was for storage units. Terry showed a sales tax report that he has filed. No federal ID number currently using his social security number. He would like to be open Thursday through Sunday. Parking issues, bathroom facilities, and setting a presidencies for other storage units were discussed. It was suggested that he move to the downtown where we currently have empty store fronts. Rich Rhoads made a motion to deny the license this died for a lack of a second. Tom Miller and Joe Ebens suggested looking into it for more details and see if any other communities are currently allowing it. Charlene has already contacted other communities and no one has allowed or denied this type of situation. Rock Falls is currently working on an ordinance for storage pods.

Rich Rhoads moved to recommend to the City Council to deny the Business License for Earth Reclaimers Upscale Resale shop to run his business out of a storage unit owned by Dan and Nancy Roos at 1009 W. Pines Road, Seconded by Tom Miller.

Nancy asked when this will go into effect. She was referred to the City Council Monday night to see what happens with the recommendation

Motion carried. No Nays.

Rich Rhoads moved to adjourn the meeting, Seconded by Mark Herman.

Motion carried. No Nays.

Adjourn: 6:45 P.M

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Amy Trimble, Chairman

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Charlene Ruthe, Secretary