

**MORRISTOWN ZONING BOARD MEETING MINUTES**  
**Thursday, August 17, 2017 Regular Meeting 7 p.m.**

Members Present: Jack Blackmer, Steve Felix, Mark Morris and Mike O'Rourke

Member Absent: James Lonergan

Also Present: Rick Karsten, Don Olson, Lyn Olson, William Weber, Chuck Beisner  
Zoning Administrator John Byers and City Clerk Sheri Gregor

1. Call To Order:

The regular meeting of the Morristown Zoning Board was called to order, by Jack Blackmer, on Thursday, August 17, 2017 at 7:00 p.m., in the Council Chambers at City Hall, 402 S. Division Street.

2. Additions/Corrections to Agenda:

Correction was made to 6. Unfinished Business G. Change address to 201 S. Division Street. Additions to the Agenda #7. New Business are as follows: B. Junk/Demo unlicensed vehicles in the city limits, C. Construction equipment stored in town and D. Camper living. A motion was made by Mark Morris, seconded by Steve Felix, and carried unanimously to accept the Agenda with the correction and three additions under New Business.

3. Additions/Corrections to Minutes:

One correction to the minutes - the spelling error of Monty Melchert. A motion was made by Mark Morris, seconded by Mike O'Rourke, and carried unanimously to accept the July 20, 2017 minutes as modified.

4. Report on City Council Action Taken at Last Meeting:

Adopted Ordinance 2017- 4 Establishing Section 152.230 Produce Stands, approved the CUP for Archie's Bar, adopted Ordinance 2017- 5: Amending Chapter 114 - Dances, Discussion on MNDOT Mapping/City Limits Properties (explain under #7 New Business E).

5. Requests to be Heard:

William (Bill) Weber and Chuck Beisner, of Sunrise Energy Ventures, hopeful to persuade the Zoning Board and the City to amend our ordinance, spoke on behalf of allowing the development of small solar farms (gardens) within the city limits in the agricultural zoned land.

5. Requests to be Heard: (cont.)

Bill and Chuck presented facts and benefits, also a draft to initiate amending our ordinance. They would attend any and all meetings including a public hearing if the City goes this route. Jack Blackmer notes that he can see where some changes are needed in the proposed amendment. The Board will discuss this request at their next meeting. Mike O'Rourke asks Sunrise to email the City Clerk a list of existing sites and the dates of installations. Don Olson would like to rent out some of his acreage for this endeavor.

Rick Karsten asked questions on the specifications of installing a fence and driveway maintenance.

6. Unfinished Business:

- A. The residents at 306 W. Main Street obeyed the request to remove their car port.
- B. The address change from 700 W. Franklin Street to 9868 Morristown Blvd., the 7.09 split acres, zoned Hwy. Commercial, has been changed with the Rice County, JK Enterprises and the Post Office.
- C. The City Clerk created a Produce Stand Specification sheet, to be signed and included as a second page with the seasonal zoning permit. The Clerk is instructed to send a certified letter to the stand owner(s) with the zoning permit application, specification sheet, fine notification with a 14 day compliance timeframe.
- D. After a discussion, the item concerning Ordinance 152.226 Non-Conforming Building Materials is tabled to the next meeting. Jack Blackmer and Mike O'Rourke will research options for acceptable materials/structures.
- E. The code violation notice was discussed.
- F. Due to no progress made, a motion was made by Jack Blackmer, second by Mark Morris, and carried unanimously to issue a failure to comply certified letter, administration violation fine notice, fee schedule and supplemental administrative penalties, to the owner of 105 2nd St. S.E.; reinforcing the original nuisance violation notice; to acquire the proper permit and correct the exterior condition of structure by September 20, 2017.
- G. The owner of 201 S. Division Street is making attempts to comply with the notice of ordinance violations. The Board expects this property to be rid of the violating equipment, etc. by their next meeting, September 21, 2017 or the administrative penalty fine will be enforced.

7. New Business:

- A. A motion was made by Mike O'Rourke, seconded by Jack Blackmer, and carried unanimously to approve the permit application by Community Co-Op Oil Assn. (Morris Mart) to add to the existing digital signage and reimage canopy.
- B. The Board listed a number of ordinances and violations, including excessive, junk, unlicensed and demolition vehicles in the city limits, for law enforcement to notify violators of these ordinances.
- C. Construction equipment stored in town – part of ordinance violations in B..
- D. Camper living – part of the ordinance violations in B..
- E. The City Clerk has been in touch with property owners whose land is in question, by the State Office of Boundaries/MNDOT mapping, as to whether they are actually detached from the city limits. There is abstract proof of detachment. Attorney Mark Rahrck is in contact with the State Office to clear up the confusion.

8. Zoning Administrator's Report

John Byers discussed fence specifications with owners of 107 E. Main Street. John talked with Joe Kidder, JK Enterprises, on needing a new plot drawing, due to setback changes and additional footage survey, since previous submitted drawing.

Permits Approved:

1. Norman & Margaret Ahlman – 102 1st St. N.E. – Lot 6, Block 9 – Morristown Orig. Town – Replacing 12'X16' Deck
2. Community Co-Op Oil Assn. – 26 E. Franklin Street – Lot 1, Block 8 – Morristown Orig. Town – New Digital Sign Faces and Reimage Canopy

Permits Closed:

1. American Legion Post 149 – 106 W. Main St. – Lot 15, Block 24 – Adams & Allens Addition – Outdoor Shelter
2. Your Home Improvement Company/Marlon Quiggle, Jr. – 24726 Holland Ave. – Replace Windows

A motion was made by Mike O'Rourke, seconded by Mark Morris, and carried unanimously to accept the Zoning Administrator's report.

9. Adjournment:

A motion was made by Steve Felix, seconded by Mike O'Rourke, and carried unanimously to adjourn. Adjournment was at 9:47 p.m.

The next regular Zoning Board meeting will be held at 7:00 p.m., on Thursday, September 21, 2017.

/s/ Sheri Gregor \_\_\_\_\_  
Sheri Gregor, City Clerk/Treasurer