

Approved 2/14/24

Whalan Planning and Zoning Commission
Regular Meeting
Wednesday, January 10, 2024 5:00 p.m.
Whalan Town Hall and Zoom

Present: Benjamin Ruberg, Lucas Johnson, Diane Snyder, and Tammy Hughes

Absent: None (only 4 members currently)

Visitors: None

Member Ruberg called the Regular Planning & Zoning Meeting to order at 5:05 p.m.

A. Agenda: Member Snyder motioned to approve the agenda; Member Johnson seconded the motion. Motion carried with all in favor.

B. Minutes:

a. Minutes of the Regular Meeting, December 13, 2023: Member Ruberg read the minutes aloud. Member Johnson motioned to approve the minutes with one revision correcting the date of the next meeting; Member Snyder seconded the motion. Motion carried with all in favor.

C. New Business:

a. Election of Officers:

- Ben Ruberg elected as Chair on a motion by Hughes; seconded by Johnson. Motion carried with all in favor.
- Diane Snyder elected as Vice-Chair on a motion by Hughes; seconded by Johnson. Motion carried with all in favor.
- Teresa Grossell, Whalan City Clerk/Treasurer assigned as Administrator (Secretary) on a motion by Snyder; seconded by Hughes. Motion carried with all in favor.

b. P & Z Commission Membership Vacancy: It was reported that Jae Julianne has decided not serve a second term, so there is one three-year term vacancy to be filled. Clerk Grossell posted a notice of this vacancy on the website, and all Council Members and P & Z Commission Members were notified of the vacancy via email and were asked to help spread the word as well. Thus far there has been one resident who has expressed interest. Filling the vacancy will be on the City Council Agenda for February.

D. Continued Business:

a. 2024 P & Z Meeting Dates/Times: On a motion by Hughes and seconded by Snyder, the remaining P & Z Meetings for 2024 will be scheduled for the Wednesday following the 2nd Monday of each month at 5:30 pm. Motion carried with all in favor.

b. Chapter 120 - Short Term Rental Ordinance Review: Discussion continued on how many licenses should be recommended to the City Council in the revised Short-Term Rental Ordinance once it is ready, including the possibility of providing two options for the City Council to consider. On a motion by Johnson, seconded by Snyder, Clerk Grossell was asked to add a request on the February City Council Agenda requesting they approve funds for the next draft of this Ordinance to be reviewed by the city's attorney before it gets presented to the City Council for approval. Motion carried with all in favor.

c. Chapter 151 - Zoning: A revised draft Zoning Map was reviewed. Clerk Grossell shared the response received from the Fillmore County Assessor regarding potential tax implications to our residents, businesses, or land owners based on our local zoning designations once a map is finalized. Discussion will continue next month.

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E. Miscellaneous: n/a

Next Regular Meeting: Wednesday, February 14, 2024 at 5:30 p.m.

Adjourn: Member Snyder moved to adjourn at 6:05 p.m.; Motion seconded by Member Hughes. Motion carried with all in favor.

Respectfully Submitted,

Teresa Grossell, City Clerk/Treasurer