

Cambridge Planning Commission
Regular Meeting Wednesday March 11, 2020
5:00 P.M.
Cambridge Community Building
722 Patterson St

Pursuant to notice published in the Cambridge Clarion, Thursday, February 27, 2020, the Cambridge Planning Commission met for regular meeting convening at 5:00 P.M. Present were Planning Commission Members Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb. Also present was City Clerk/Treasurer Kandra Kinne, Mayor David Gunderson, Dawn Burke for Corner Café, David Custer for Twin Valleys Public Power District, and Craig Bennett of Miller & Associates by video conference. Chairman Jason Cobb opened the meeting and announced the open meeting act is posted on the east wall of the meeting room and available for public inspection.

Minutes of February 12, 2020. The Planning Commission Members received a copy of the minutes of February 12, 2020 prior to this meeting. Debbi Cobb stated the motion, seconded by Jason Weiss, to approve the minutes of February 12, 2020. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.

Site Plan and Land Use Permit Applications.

1. Twin Valleys Public Power District – NE1/4 SW ¼, Section 30, Township 4, Range 25 – remove existing and install new 300' tower, guys and anchors. David Custer advised that the center of the new tower will be located 20' south of the existing tower which currently has a guide in a road right-of-way. The 110 percent height requirement does not have to be met in this replacement situation. Twin Valleys will coordinate with the City to move a power line. Debbi Runner stated the motion, seconded by Mike Smith, to approve the site plan and land use permit application of Twin Valleys Public Power District for removal and installation of a 300' tower. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
2. Dawn Burke – 401 Nasby Street – signs for Corner Café – Dawn Burke explained the location of the proposed signage for Corner Café. The signs cannot project more than 12 inches from the building. Jason Weiss stated the motion, seconded by Vicki Brown, to approve the site plan and land use permit application of Dawn Burke for windows for Corner Cafe. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.

OTHER BUSINESS

Review Zoning Ordinance – Craig Bennett of Miller & Associates, was present by video conference to discuss and answer questions with the Planning Commission members and Mayor Gunderson about fences, storage pods, accessory buildings, garages, tiny homes, breezeways. Also a topic of discussion was codification of ordinances.

Site Plan and Land Use Permit Applications.

3. David Trompke – 206 Patterson – tear down and remove mobile home and driveway – Jason Weiss stated the motion, seconded by Mike Smith to approve the site plan and land use permit of David Trompke to tear down and remove the mobile home and driveway at 206 Patterson. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
4. James Mollhoff – 41041 Highway 6/34 – remove and replace rail fence on south property line – Jason Weiss stated the motion, seconded by Vicki Brown, to approve the site plan and land use permit application of James Molhoff to remove and replace rail fence. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
5. Barb & Duane Phillips – 821 Norton Street – install chain link fencing on west side of house and between house and garage. Vicki Brown stated the motion, seconded by Jason Weiss, to approve the site plan and land use permit application of Barb & Duane Phillips for fencing. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
6. Andrew Benson – 40114 Prairie View Drive – construct new home. Planning Commission members reviewed the building plans. Jason Weiss stated the motion, seconded by Mike Smith, to approve the site plan and land use permit application of Andrew Benson to construct a new home. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
7. Joel Shoemaker – 40116 Prairie View Drive – install fencing around back of property, pour concrete for a porch, pour concrete and construct a 10 x 16 outbuilding. Applicant should verify that the fencing posts are located inside and that the outbuilding is located a minimum of five feet from the property line. Mike Smith stated the motion, seconded by Debbi Runner, to approve the site plan and land use permit application of Joel Shoemaker for fencing, porch concrete and concrete and outbuilding construction. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
8. Mark McCurdy – 624 Patterson Street – replace defective railing at Mark’s Pharmacy. Jason Weiss stated the motion, seconded by Debbi Runner to approve the site plan and land use permit application of Mark McCurdy to replace the defective railing. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb, none voted no. Motion carried unanimously.
9. Jason & Jodi Cobb – 40879 Johnson Street – install new siding and 12 new windows; remove 24 x 12 patio and rebuild. Jason Weiss stated the motion, seconded by Mike Smith to approve the site plan and land use permit application of Jason & Jodi Cobb to install new siding, 12 new windows and to remove and rebuild the 24 x 12 patio. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss and Mike Smith, none voted no. Motion carried. Jason Cobb recused himself from the vote.

10. Kelly & Jeri Powell – 516 Patterson – remove and replace concrete steps with white vinyl railing and composite decking steps. Mike Smith stated the motion, seconded by Vicki Brown to approve the site plan and land use permit application of Kelly & Jeri Powell to remove and replace concrete steps with white vinyl railing and composite decking steps. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss and Mike Smith, none voted no. Motion carried unanimously.

Mayor David Gunderson asked that the Planning Commission consider addressing regulations for solar power and wind energy.

Adjournment – Jason Weiss stated the motion, seconded by Mike Smith to adjourn at 6:25 P.M. Voting yes were Vicki Brown, Debbi Runner, Jason Weiss, Mike Smith and Jason Cobb. Motion carried unanimously.

Submitted by

Kandra Kinne,
City Clerk/Treasurer