

**CITY OF BLUE EARTH  
PLANNING COMMISSION MINUTES  
THURSDAY, JULY 21, 2022 @ 4:00 PM  
CITY COUNCIL CHAMBERS AT CITY HALL**

**Call to Order.**

Commissioner Scholtes called the meeting to order at 4:00P.M.

**Roll Call.**

Commissioners Bill Olson, Rick Scholtes, Kitty Fletcher, Paul Smith and Kara Drake.

Absent: Greg Scheid

**Absent:** City Administrator Mary Kennedy.

**Consideration of the Minutes.**

Commissioners Olson brought forth the approval of the minutes for the meeting of Thursday, June 30, 2022.

***Motion by Commissioner Fletcher, second by Commissioner Scholtes to approve the minutes from the Planning Commission Meeting of Thursday, June 30, 2022. The motion passed unanimously.***

**New Business**

Commissioner Scholtes addressed the need to appoint a new Chairperson to fill Commissioner Kim Shaffer's spot on the board.

***Motion by Commissioner Scholtes, second by Commissioner Fletcher to appoint Commissioner Olson to Chairperson. The motion passed unanimously.***

**Old Business**

**Lot Split Request/ Variance Request.**

Scholtes addressed City Administrator Mary Kennedy memo in the packet, suggesting that If the Planning Commission approves the lot split, a variance will also need to be approved, waiving the 400 ft lot width requirement. Scholtes reminded the Commissioners that the decision should not be bias in terms of what type of business could go into the location, and that we are wanting to support growth within the city.

In the memo it reminds the commissioners that a decision needs to be made at this meeting. The application was made on May 31 and the Planning Commission has 60 days to review and decide before automatic approval of the request.

Commissioners discussed the concerns of City Engineer Wes Brown from the prior meeting, Scholtes indicated that Kennedy is working with Brown to determine the appropriate lot widths for this district, suggesting that in the potential Phase 2 of the Golden Spike Business Park this will also be determined and foresees amended lot width requirements as well, adding this is a

top priority of the EDA. Advising that the information will be forthcoming for the Commissioner to review.

Fletcher indicated that we were provided the additional information that was requested, suggesting that the request is feasible and supports growth to the city.

***Motion by Commissioner Fletcher, second by Commissioner Smith to approve the of the Lot Split Request from Pizza Hut with the information that was provided upon request. Passing the recommendation to the City Council. The motion passed unanimously.***

Next, Drake reviewed the variance with recommending waiving the 400ft lot requirement.

***Motion by Commissioner Drake, second by Commissioner Scholtes to approve waiving the 400ft lot requirement. Passing the recommendation to the City Council. The motion passed unanimously.***

***Motion by Scholtes, second by Drake to adjourn the meeting. All in favor. Olson adjourned the meeting at 4:10 P.M.***