

## BEACH ZONING BOARD PROCEEDINGS

A meeting of the Beach Zoning Board was called to order by Chairperson Al Begger on January 17, 2012 at 8:00 a.m. Present when the meeting was called to order was Tom Marman, Tony Wanner, Tama Smith, City Auditor Kimberly Nunberg, Deputy Auditor Jill Schatz, City Council Jeanne Larson, Tim Marman and guests Larry Bares, Gloria Ueckert, Randy Dietz, and Paul & Meredith Popiel.

Nunberg read minutes from the meeting held on December 19, 2011. Wanner moved to approve the minutes as read, second by Smith. Motion carried unanimously.

### **Unfinished Business:**

### **New Business:**

A public hearing was held to address the request by Adam & Janeall Gehring for a Conditional Use Permit for apartments at 18 Fourth Street NW which is currently operating as Doubloons. There was no public comment given. Marman moved to recommend the City Council approve the request for Conditional Use, second by Wanner. Motion carried unanimously. A public hearing was held for comments regarding the request by the Zoning Board to re-zone a number of Agricultural areas within the city and the extraterritorial limits. Larry Bares and Randy Dietz complimented the Zoning Board for being pro-active with planning. Larry suggested all of Tract A54 & A56 be zoned Commercial 2 rather than just the first 300' adjacent to Fourth Street N this would allow a larger area to be developed. Paul Popiel and Gloria Ueckert expressed concerns of their property developing and questioned if they would see an increase in taxes if the zoning changed. Nunberg explained that changing the zoning does not increase the tax rate. The tax rate would change when improvements are made to the property or a structure is added. Paul and Gloria indicated they would go along with zoning change. Wanner moved to recommend the following zoning changes to the Beach City Council, second by Marman. Motion carried unanimously.

Carlson's Second Addition Block 2 from Agriculture to Highway Commercial  
Carlson's Second Addition Portion of Block 3 from Agriculture to Highway Commercial  
Tract A 63 & 62 less .115 acres from Agriculture to Residential 2  
East Part of Tract A60 & 61 of the SE Quarter from Agriculture to Residential 2  
West Part of Tract A60 & 61 of the SE Quarter from Agriculture to Residential 2  
16841 Old Highway 10 from Agriculture to Industrial  
16843 Old highway 10 from Agriculture to Industrial  
Glen Haven Park Block 18, 19, 20 & 21 from Agriculture to Highway Commercial  
Glen Haven Park Block 22, 23, 24, 25 from Agriculture to Residential 2  
Glen Haven Park Block 27, 28, 29 from Agriculture to Residential 1  
Tract A 50 from Agriculture to Industrial  
Abandoned Railroad Right of way from Agriculture to Industrial  
Tract a 54 from Agriculture to Highway Commercial  
Tract A 56 from Agriculture to Highway Commercial

No building permits were issued since the last meeting.

Wanner moved to adjourn, second by Smith. Motion carried unanimously. Meeting adjourned at 8:45 a.m.

ATTEST:

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Al Begger, Chairperson

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Kimberly Nunberg, City Auditor