

City of Hartford
Planning Commission Meeting
October 14th, 2024, Proposed Minutes

Called to Order: 6:00pm by T. Kling

Members Present: Steve Ackerman, Peter Aranda, Gage Gardner, Jenine Kling, & Tim Kling

Members Absent: Adolfo Morales

Also Present: Nicol Brown, City Manager; Public Attendees: Andrew Fleming (Fleming Brother's Oil), & Rick Hall, Mayor

Approval of the Agenda:

Motion by Ackerman, seconded by Gardner, to approve the October 14th, 2024, agenda as presented.

Motion carried, 5 - 0

Approval of the Minutes:

Motion by Aranda, seconded by Gardner, to approve the minutes of the September 9th, 2024, meeting.

Motion carried, 5 - 0

Public Comments Not on the Agenda:

*City Manager Comments:

- Drinking Water State Revolving Fund, through Egle, re: replacing old lines with copper. Draft proposal created, putting in 11 mil. (7 mil low interest loan along with 4 mil. grant) Whiteman's completed surveys last month. Still need bonding and study's done, working with City attorney to get paperwork prepared. Will need sewer study as well, may have to increase sewer rates. T. Kling mentioned that our house line was one of the 20% that had been checked. There is still a fair amount of funds left over. They will be replacing lines from the road all the way to the houses.
- Project Compass, internet/broadband for our area. Still ongoing. Working on meeting dates. MSU Extension is going to help.
- PFAS project – R.R. still holding up projects
- R.R. crossing on N. Center St. – grant will be used to fix the crossing
- Danny Staunton, Water Operator, going part-time. He'll be available to help with special projects.

Public Hearing:

Motion by Gardner, seconded by Ackerman, to close the regular meeting & begin public hearing.

Motion carried, 5-0

Public Hearing – Consider an Ordinance to Rezone Land Commonly Known as 61827 CR 687 from Commercial to Light Industrial District

Discussed proposal presented by Casey's at last meeting, looked over existing zoning maps to have a better understanding, and discussed Spot Zoning. Rick Hall, City Mayor & public attendee, said he supports the rezoning for Casey's to come in. It will be a great addition to our community, bringing jobs and possibly enticing more businesses to the area in the future. Public attendee Andrew Fleming, representing Shell Gas Station across from the proposed Casey's building site, also supports and agrees that it will be a great addition to our community. They have no issues with them

coming in. Andrew added that Fleming Brother's Oil has always been a supporter of the Hartford community and shared that .2c per every gallon at Shell goes to the Hartford Schools. After reviewing and answering all zoning questions, T. Kling asked for a motion to be made to close the public hearing.

Motion by Gardner, seconded by Aranda, to close the public hearing and resume our regular meeting.

Motion carried, 5-0

At this time, T. Kling called for a motion to be made to recommend the rezoning to the City Commission as stated above.

Motion by Ackerman, seconded by Gardner, to recommend Considering an Ordinance to Rezone Land Commonly Known as 61827 CR 687 from Commercial to Light Industrial District to the City Commission for final approval.

Motion carried, per roll call, 5-0

Unfinished Business:

*Discuss & Consider - By-Laws Review – tabled until next meeting – Nicol & Pete still need to get together, re: to take a closer look at the other community's by-laws, red line and discuss, and then decide if we want to make any changes/additions to ours.

New Business:

*T. Kling asked if Nicol could have Roxanne print up a new contact sheet for us, with all the names and contact numbers of the City Commissioner's, Planning Commissioner's, etc. The information is available online but it's nice to have the handout with the updated information.

Other business:

*Aranda – wanted to share, per his wife and himself, that the area tree removal workers were very nice, efficient, and respectful of their property and said they deserve a shout out for work well done.

Adjournment:

Motion by Gardner, supported by Aranda, to adjourn the meeting at 6:34 pm.

Meeting adjourned by T. Kling

Respectfully submitted by: Jenine Kling, Secretary