

**MINUTES OF THE
MARSHALL PLANNING COMMISSION MEETING
MARCH 13, 2024**

MEMBERS PRESENT: Lee, Pieper, Deutz, Agboola, Stoneberg, Muchlinski, Doom

MEMBERS ABSENT:

OTHERS PRESENT: Jason Anderson, Amanda Schroeder, Ilya Gutman

1. Call to Order.

The meeting was called to order by Chairperson Lee.

2. Approval of the Minutes.

Lee asked for the approval of the minutes of the February 14, 2024, regular meeting of the Marshall Planning Commission. MUCHLINSKI MADE A MOTION, SECOND BY STONEBERG, to approve the minutes as written. ALL VOTED IN FAVOR OF THE MOTION. MOTION PASSED 7:0

3. Conduct a Public Hearing for a Variance Adjustment Permit for a reduced front yard setback at 608 Adobe Road.

Gutman explained this is a request for a 20-foot garage addition that would be constructed on the side of the circle and would end up with their front yard approximately 12 feet if measured to the corner of the new garage. However, the city ordinance requires the yard to be 25 feet . The State Statutes and City Ordinance allow granting variances but requires the request to be reasonable, the request should not change the character of the area and the request should be due to the conditions the own property owner’s control. Gutman shared in this case the request is reasonable, it would not change the character of the area, however there is nothing unique about this property. Randy VanLeeuwe 608 Adobe Road, explained the reason they are asking for a variance: because it is too close to the corner of the cul-de-sac and they can’t have a garage on the street side. Muchlinski asked why he wanted a bigger garage. Randy explained he has a full size pick up and now it fits too tight. Deutz asked how this would be counted as unique. Randy answered it was unique only in the aspect that it was on a cul-de-sac. Pieper asked where the concrete would be added. Randy stated he did not want to make it squared but have it at an angle. Deutz asked if he spoke with his neighbors. Randy said he heard back from a couple neighbors but has not heard any complaints. Randy shared they were asking for 20 feet, but 14 feet would be an alternative request. Deutz asked if building to the right of the garage was an option. Randy explained that it was not due to only having about 8 feet before hitting that setback. STONEBERG MADE A MOTION, SECOND BY PEIPER, to close the public hearing. All VOTED IN FAVOR. MUCHLINSKI MADE A MOTION, SECOND BY STONEBERG, to recommend denial to the City Council of the request by Randy VanLeeuwe for a Variance Adjustment Permit for a reduced front yard setback. VOTING FOR: LEE, PIEPER, STONEBERG, MUCHLINSKI, DOOM. VOTING AGAINST: DEUTZ. ABSTAINED: AGBOOLA. The motion passed by a vote of 5 to 1.

4. Other Business.

Since there was no other business, A MOTION WAS MADE BY STONEBERG, SECOND BY MUCHLINSKI, to adjourn the meeting. ALL VOTED IN FAVOR. MOTION PASSED 7:0
Chairman Lee declared the meeting adjourned.

Respectfully submitted,
Karla Ellis, Recording Secretary