



PROCEEDINGS OF THE IRONWOOD PLANNING COMMISSION
Thursday, March 2, 2023

A Regular Meeting of the Planning Commission was held on Thursday, March 2, 2023 in the City of Ironwood Memorial Building Women’s Club Room.

1. Call to Order: Chair Davey called the meeting to Order at 6:00 p.m.
2. Recording of the Roll:

MEMBER	PRESENT		EXCUSED	NOT EXCUSED
	YES	NO		
Sam Davey	X			
Scott Bissell	X			
Stephanie Holloway	X			
Mark Silver		X	X	
John Spence	X			
Rich Jenkins	X			
Vacant				
David Andresen ex-officio, non-voting member	X			
	6	1		

Also present: Community Development Director Tom Bergman and Community Development Assistant Tim Erickson.

3. Approval of the February 2, 2023 Meeting Minutes.

Motion by Bissell to approve the Meeting Minutes. Second by Spence. Motion Carried 5 to 0.

4. Approval of the Agenda:

Motion by Jenkins to approve the Agenda. Second by Holloway. Motion Carried 5 to 0.

5. Citizens wishing to address the Commission regarding Items on the Agenda (three-minute limit): None.
6. Citizens wishing to address the Commission regarding Items not on the Agenda (three-minute limit): Ben Thompson asked if property that he owns could be rezoned to commercial. The

property is adjacent to the Miners Park. The Planning Commission will discuss on the next agenda.

Brandon Midthun from Erwin Township talked about his concern with the state of the cannabis industry. He is concerned with allowing too many retail establishments to open.

7. Public Hearing: PC-Case-2023-002: 335-337 W. Northland Ave. Rezone from R-1 to R-2: Davey read the public hearing procedures.

Director Bergman introduced the project. The applicant is asking the triplex to be converted into a fourplex. The building footprint won't be expanded. Director Bergman recommended that if the Planning Commission recommends rezone, the motion should require the applicant to meet all necessary state and local permitting for building.

Davey opened up for public comment.

A neighbor to the property asked if his taxes will increase as a result of the improvement. Bergman asked for him to contact him after the meeting to discuss that with the City's Assessor. Bergman did not believe that his taxes would be impacted.

Bissell asked about the possibility for those units to be changed into a short-term rental.

Motion by Bissell to table the decision. Second by Spence. Motion Carried 5 to 0.

8. Items for Discussion and Consideration.

- A. Update on Revision of Comprehensive Plan and RRC Certification: Staff is going through budget requests which the Comprehensive Plan update will be requested. RRC Certification will allow for some funding to be contributed by the State for the project. The budget request will be \$100,000.

- B. Comprehensive Plan Implementation Status of Priority Action Items.

- I. Strategy 4.2 Prepare a Wayfinding Master Plan.

- a. Erickson, Jenkins, and Spence met and discussed the plan together. A spreadsheet was created, and the committee will be coming up with a plan shortly.

- II. Downtown Development Plan and TIF Plan Project.

- a. The City Commission has a public hearing scheduled. Staff has sent out letters to all the taxing jurisdictions and to downtown properties. Posters were published throughout the downtown to advertise the public hearing.

9. Other Business: None.

10. Next Meeting: Thursday, April 6, 2023 at the Ironwood Memorial Building.

11. Adjournment:

Motion by Jenkins to adjourn the meeting. Second by Holloway. Motion carried 5 to 0.

Adjournment at 6:27 p.m.

Respectfully submitted



Sam Davey, Chair



Tim Erickson, Community Development Assistant