

Pursuant to due call and notice thereof, a Planning Commission meeting was held on Tuesday, September 17, 2024 at 5:30 p.m.

**PRESENT:** Dick Glatzmaier, Bryan Becker, Aaron Goebel, Jeff Manthe

**ABSENT:** Jim Read

The meeting was called to order at 5:31 p.m.

### **MINUTES OF JULY 2024**

Make a note in the minutes to separate the 2 lot consolidations with headings.

*Motion was made by Jeff Manthe to approve the minutes with the above changes, second by Bryan Becker, all in favor and carried.*

### **CANNABIS DISCUSSION**

The Planning Commission discussed the adult use zone which is Sunrise Lutheran Church's location as a possible area to allow cannabis but unless the church moved there would never be retail cannabis in the City. We don't necessarily want retail cannabis on main street near schools and daycares. The City has to allow at least one business if the population is 12,500 or under. We can't ban cannabis retail in the City. The State decides who would get the license if more than one business applies and we have a limit of one per City. There are concerns about restricting cannabis retail to just the liquor store which is zoned C-2 without upsetting other businesses. The City needs to designate zoning where cannabis retail will be allowed and then the licensing piece which would include regulations outlined in an ordinance. The next step would be to draft an ordinance and then hold a public hearing to get input from the liquor/food establishments/salons (if they use CBD products), etc.

### **SHORT-TERM RENTAL DISCUSSION**

It was noted that the majority of the residents that are opposed to short-term rentals were from the Stratford area. The Stratford Homeowner's Association can ban these rentals and this will help with the beach concerns. It was noted that other developments can also form homeowner's associations to use as a tool to deal with short-term rentals. The City has not received complaints on the short-term rental in the City that is registered with the County. It was noted that short-term rentals are a draw to the community with the trail and the lakes so we don't want to totally restrict them. We could possibly put a cap on the number allowed in the City. It was noted that the County does bare minimum inspections. It was discussed that we want to make sure we don't have a cluster of short-term rentals as this could affect the value of neighboring property owners. Also, we would need to make sure the parking is addressed, possible language could include 3 parking spots per 10 guests. The next step would be to work off the draft ordinance and possibly use Interim Use Permits as a tool. This would allow the City to pull the permit if there are continuous problems with a property. Would we be able to have property owners pay out of pocket for inspections if we get complaints?

*Motion was made by Jeff Manthe to adjourn the meeting at 6:40 p.m., second by Aaron Goebel, all in favor and carried.*

Respectfully Submitted by Amy Pease