

CITY OF TIOGA  
Planning & Zoning Commission  
Meeting Minutes  
February 16, 2017

A meeting of the Planning & Zoning Commission of the City of Tioga was called to order at 6:31 p.m. on Thursday, February 16, 2017 at the Tioga City Hall, by Planning & Zoning Commission President Travis Wittman.

PRESENT: Planning & Zoning Commission President Travis Wittman and Commission members Eli Auger, and Daryn Pederson

ABSENT: Barry Ramberg & Don Zacharias

Guest: Dan Larson, Jeff Moberg, David Guttormson

Minutes: Pederson made a motion to approve the January 12, 2017 minutes, second by Auger.  
Roll call: Ayes: Pederson, Auger and Wittman.

**Modifications/Approval of Agenda**

None

**Old Business**

**Conditional Use time periods for campgrounds**– Wittman asked members if they had questions. Ideas were discussed and during the discussion Larson brought up the fact that our attorney Ben Johnson had resigned as he is now a district Judge so the conditional time periods would be on hold until the city has hired a new attorney. The subject was tabled until perimeters are developed on campground sites.

**New Business**

**Jeff Moberg, Conditional Use Application** – Moberg stated he would like a permanent conditional use permit as it's a hassle to try and remember the timeline to return the application so that it makes the agenda on time. Pederson asked the timeframe of the permit. Wittman stated they will need to approve for one year as all other applications were approved for one year and when the applications are up for renewal they can look at the new process then. Moberg stated if they go with the one year he is going to go make sure all the hotels have to come in for a conditional use as they are all on a conditional use. He stated it's the same as the campground owners. The hotels built for a million dollars and the campground owners build for a million. If they go with 20/40% capacity full, it must be straight across the board. He stated he's tired of fighting the timeline and having to pay the yearly \$300 fee when he gets nothing out of it as the road going into his campground has never been blacktopped. **Pederson made a motion to approve the conditional use application as requested, second by Auger. Roll call: Ayes: Pederson, Auger Nays: Wittman.**

**Wade Bail, Final Plat Application** – Larson stated he and Antonio Conti, City Engineer, have looked at the final plat and they are presenting to the board for approval. The plat has also been approved by the County. **Auger made a motion to approve the final plat, second by Pederson after he asked the question as to whether a letter had been received per motion from January's meeting. Roll call: Ayes: Auger, Pederson, and Wittman**

**Dan Larson Updates** – Section on Fencing was presented to commission last month and received feedback. The excavation permit is at Ben Johnson's office for approval. Zoning map will take months to complete and will give updates on progress.

**With no further business, the meeting of the Tioga Planning and Zoning was adjourned by unanimous vote moved by Pederson, second by Auger at 7:36 p.m. call: Ayes; Auger, Pederson, and Wittman**

The next regular meeting of the Tioga Planning and Zoning is scheduled for Thursday March 16, 2017 at 6:30pm, to be held at the Tioga City Hall.

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Travis Wittman, City Planning & Zoning Board Member

ATTEST:

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Desiree Hanson, Deputy Auditor