

April 18, 2019  
5:30pm Washburn City Hall

CITY OF WASHBURN PLAN COMMISSION MEETING

COMMISSION MEMBERS: Dave Anderson, Richard Avol, John Baregi, John Gray, Adeline Swiston, Laura Tulowitzky

ABSENT: Leo Ketchum-Fish

MUNICIPAL PERSONNEL: Scott Kluver-City Administrator, Tammy DeMars-City Treasurer/Deputy Clerk, Robert Anderson-DPW/Deputy Zoning Administrator

Meeting called to order at 5:30PM by Avol attendance as recorded above.

**Approval of Minutes – March 21, 2019** – Moved by Baregi to approve minutes of March 21, 2019 as presented, second by Gray.

**Public Hearing-** Moved by Swiston to open floor, second by Tulowitzky. Motion carried unanimously. No comments. Moved by Swiston to close floor, second by Anderson. Motion carried unanimously

**Discussion and Recommendation on Conditional Use Application -Request for Manufacturing Use in a Commercial Area, C3 Zoning District-Operate a Sewing Business in Accordance with the Regulations of 8-476 out of the property located at 324 West Bayfield Street Amy Trimbo, Petitioner** – Mrs. Trimbo present. The applicant submitted a site plan and a plan of operation, addresses employees, hours of operation, pollution, noise, parking the building façade and safety. Deputy Zoning Administrator Anderson reviewed the application and has no objection to this application. The Commission confirmed the size of the parcel was not an issue, the use is compatible, the location of the use on the property is not a concern, traffic safety should not be a problem, it is a suitable additional use, there are no negative impacts on the environment known of, concerns with impacts on the neighbors were discussed and hours of operations were agreed on, and it would not impede the normal development. Gray moves to recommend approval of the Conditional Use Application of Amy Trimbo to operate a Sewing Business out of the property located at 324 West Bayfield Street, second by Baregi. Motion carried unanimously.

**Discussion & Action on Site Plan for Work/Live Dwelling Unit at 324 West Bayfield Street, C3 Zoning District – Amy Trimbo** – Deputy Zoning Administrator Bob Anderson, has no issue with the site plan, Mrs. Trimbo meets all the required requirements addressed in section 8-553 in the zoning code for a Work/Live Dwelling Unit. Moved by Gray to approve the site plan for the Work/Live Dwelling unit at 324 W. Bayfield, St., second by Baregi. Motion carried unanimously.

**Discussion and Recommendation on Request to Vacate all Alleys in Blocks 18 and 23 of the DuPont Park Addition to the City of Washburn, James Bratley and Debra Barnhardt-Petitioners-** Moved by Baregi to recommend approval to vacate all the alleys in Block 18 and 23 of the DuPont Park Addition to the City of Washburn, second by Swiston. Motion carried unanimously.

**Discussion on Green Houses as Accessory Structure for Non-Residential Property in the Commercial Districts** – Deputy Zoning Administrator Bob Anderson drafted some proposed changes to amend the Zoning Code to allow commercial greenhouse in the Commercial Districts. Discussion included eliminating the size restriction, possible limit on number of parking spots that could be eliminated or changing the be sure there is still adequate parking to eliminate effects on other neighboring business. Bob Anderson will re-draft and bring back to the next meeting for more discussion.

**Adjourn -** Moved by D. Anderson to adjourn @ 5:54pm, second by Gray. Motion carried unanimously.

Respectfully Submitted,  
Tammy L. DeMars  
Treasurer/Deputy Clerk