

Minutes Wednesday July 27, 2022
Baltic Planning & Zoning Meeting

The Baltic Planning and Zoning Commission met at 7:00 PM on Wednesday July 27, 2022 at the Baltic City Hall. The meeting was called to order by President Ed Wilson. Present was Deb Murphy, Nathan Vrchota, Ryan Sinding and Travis Schreurs. Also in attendance were Mayor Deborah McIsaac, Alderman Nikki Oien, Maintenance Supervisor Ryan Fods, Community Relations Director Lacey Branham, City Attorney John Hughes, Building Inspector Paul Clark and Justin Heim – ISG engineer. There was a quorum of City Council present.

There were no minutes to approve from the previous meeting.

President Wilson gave an overview of Planning and Zoning Commission responsibilities under Chapter 153 and the Tree Board under Chapter 93, of the Baltic Code of Ordinances. Specifically, discussion took place about § 93.05 of Chapter 93 and the composition of the Tree Board, whose members consist of the Planning and Zoning Commission. Considerable discussion also took place on the options and alternatives that are available to the City in terms of Code Enforcement. Schreurs made a motion to direct the City Staff and the City Attorney to explore the possibilities and report back at the next meeting. Vrchota seconded. Motion passed. (1:15)

The members discussed the need for an ordinance that specifically prohibits the planting of trees in the boulevard/right of way. Sinding made a motion that directs City Staff and the City Attorney to propose an ordinance that prohibits the planting of trees in the boulevard/right of way and that trees that are removed from the boulevard/right of way shall not be replaced. Schreurs seconded. Motion passed. (13:19)

Ryan Solberg from Sioux Metro Growth Alliance (SMGA) gave a presentation on how SMGA will help the Baltic Area Development Foundation increase the business base in town. Discussion highlighted the 6th and Lovely location. (36:56)

Zach Semmler North 6th Street addressed drainage issues on his and surrounding property. President Wilson directed him to the builder for the erosion issues. (52:54)

Development of commercial condos on St. Olaf was presented by Tony Lee. President Wilson directed him to present drawings to the Commission prior to the next meeting. (1:01:00)

Discussion was made regarding the Zoning & Plating of the 600 block of 4th street. (1:20:08)

Connor Wendland expressed concern of runoff on Viking Avenue near his residence. President Wilson and Justin Heim explained that changing the water path at this point would provide temporary relief, but could not be done as this would damage the property of adjacent land owners. (1:38:14)

President Wilson provided an update on Phillips Crossing/Grant Park Addition. (1:47:03) Due to subdivision ordinances that have not been followed Murphy made a motion to cease building permits until all conditions are met. Sinding seconded. Motion carried.

Vrchota made a motion to retain the services of ISG, as an independent engineer, to evaluate the erosion and subdivision issues of Phillips Crossing/Grant Park Addition and 5th Street. Murphy seconded.

Motion passed. This matter will be referred to the City Council for final decision. Wilson also remarked that the weed issues of the named lots are to be taken care of Monday by the developer. (2:20:13)

As a final point of discussion Wilson noted that Boulevard/right-of way maintenance is the responsibility of the property owner, per city ordinance. (2:26:45)

Schreurs made a motion to adjourn. Sinding seconded.

Next meeting will be August 24, 2022, at 7:00PM in City Hall.