

A. ROLL CALL

1. *Roll Call for MARC Commission.* Present: Lee Pierce, Victoria Vayda Hammond, Jordan Singer, Jarek Wigness, Shane Weltikol, and Jason Angel. Also in Attendance: Andrew Stromme, Johnathan Wagoner, Madison Cermak, Ken Solberg, Chris Sievert, Abe Ulmer, Jessie Brewer, Bill Aubrey.

B. OLD BUSINESS

C. NEW BUSINESS

1. *Proposal by Abe Ulmer for Eide Kia building addition located at 3334 Memorial Highway SE.* Ulmer stated that he and his team have submitted a variance for the setback, and that all approvals will be contingent on the 4 ft setback. Stromme shared this will go to the City Commission on March 19, 2024. Stromme asked what would be done to the project to be sure that the building would be consistent with project materials. Ulmer explained that the Schmidt Auto building should be getting and update to follow the building materials. Stromme said that engineering may need to look at industrial setbacks. Stromme Stated Interior landscaping will be required. Right of way landscaping will need to be finished one year after the building is finished. Stromme then asked if there would be any lighting changes to the building. Ulmer said the lighting should stay the same. Jason H Asked : will these landscape requirements end up getting removed or altered during the strip project in the next couple of years? Singer shared that landscaping would not be affected by the memorial highway project. Weltikol moved, and Vayda Hammond seconded to approve Eide Kia Project located at 3334 Memorial Highway SE, contingent on Schmidt Auto matching; landscaping approval, setback, and material being presented and approved by the Building Department. Roll Call vote: Aye 6, Nay 0, Absent Caldwell, Rennich, Fire Chief Bitz. The motion passed.

2. *Proposal by Abe Ulmer for Solberg self storage facility Located at 4215 Old Red Trail.* Ulmer explained there will be a lot of land filling to flatten out the site, and buildings will be built on a 1% side slope. Stromme asked what kind of roof would be used. Ulmer and Brewer explained there are two types of roofing to consider: stepped roof or rolling roof. Upon showing this to the board, the board decided there was no preference defined. The applicant prefers to use the rolling roof. Brewer explained that eventually a low profile sign will be installed that is 4-6 ft tall. He shared that lighting will be low on “light pollution.” Only having lights where they are necessary. These locations are on the storage units themselves, and one light over the keypad entry. Weltikol moved, and Vayda Hammond seconded approval of Solberg self storage located at 4215 Old Red Trail, contingent on storm water, and water line extension approval Roll Call vote: Aye 6, Nay 0 None, Absent Caldwell, Rennich, Fire Chief Bitz. The motion passed.

3. *Proposal by Jordan Kizima for Update and new directional sign for Days Inn & Suites (Removed).*

D. MINUTES

1. *Approval of January 23rd meeting minutes.* Vayda Hammond moved, and Singer seconded to approve. Roll Call vote: Aye 6, Nay 0, Absent Caldwell, Rennich, Fire Chief Bitz. The motion passed.

E. OTHER BUSINESS

F. UNFINISHED BUSINESS

G. ADJOURN at 1:52 Pm