CITY OF MONTELLO

PLAN COMMISSION

June 17, 2025

Meeting called to order at 6:30 pm.

Members present: Ken Streich, Ron Knutson, Barb Jordan, Thorne Wittstruck

Absent: Gary Doudna, Lucas Stelter

Others Present: Dawn Calnin, Mike Kohnke, Bill Hunter, Ron Nelson, Kerry and Jennifer Mann, A. Lindemann

Public Hearing on conditional use for 450 Lake Ave. as a vacation rental. Tabled for future meeting. Owner unable to attend meeting.

Public Hearing on 28 E. Montello St. for conditional use as a vacation rental.

* Ken Streich read a letter from First Weber in support of the conditional use. Owners of the Montello Theater were in attendance and showed their support also.
* No one was in attendance against the conditional use.
* Wittstruck asked about parking. 3 cars can fit in the driveway.
* Motion by Jordan/Wittstruck to approve Conditional Use for 28 E. Montello St. to be used as a vacation rental. Motion carried.

Public Hearing on Re-zone request from Bill Hunter for CSM 3223:

* Hunter is asking for a re-zone for future building. Stated he’s trying to utilize the land and would like to eventually build two duplexes and one single unit building. Paul Walker, Jerry Tollefson and Ron Nelson were not in favor of this, stating it’s not feasible to put that many buildings on that land. Kohnke reminded the committee that tonight’s meeting was only for the re-zone. If the re-zone is approved, Hunter would then have to go before the Board of Appeals for a variance. Wittstruck stated that he would feel more comfortable making a decision on the re-zone when a full committee would be present.
* Motion by Wittstruck/Jordan to table any action until there is a full committee present. Motion carried unanimously.

Motion by Jordan/ Wittstruck to adjourn. Meeting adjourned at 7:00 pm.

Minutes by Dawn Calnin