

Agenda Packet 2

06.23.2021 City Council Agenda Packet:
Recreational Supply Corp. IUP



June 17, 2021

Jim Morrow
9650 152nd Ave NE,
Columbus, MN 55025
Via Email: jaghunts@hotmail.com

RE: 60-Day Review Extension, Interim Use Permit Application, Recreational Supply Corp.

Dear Mr. Morrow,

Please be advised that the City of Columbus is providing written notice for a 60-day extension to allow further review of your Interim Use Permit application request for the expansion of a legal nonconforming business in the Community Retail district, submitted May 11, 2021 and found complete on May 21, 2021.

Based on the request by the applicant to move the public hearing to the next available Planning Commission meeting, July 21, 2021 and for additional time for application material review and to continue bringing the application through the City review process, the City of Columbus is extending the time permitted as established in Minnesota Statutes 15.99, subd. 2, by sixty (60) days, beginning on July 20, 2021 and ending on September 18, 2021 pursuant to Minnesota Statutes 15.99 subd. 3, sub-paragraph f, as final actions by the City Council have not been completed.

Should you have any questions, please contact me at 651-419-9008.

Sincerely,

Ben Gutknecht
Associate Planner

16319 Kettle River Boulevard, Columbus, MN 55025
651.464.3120 Twin Cities 651.464.5922 Fax
www.ColumbusMN.com

RECREATIONAL SUPPLY CORPORATION

9650 152ND Ave NE

Forest Lake, MN 55025

June 15, 2021

Elizabeth Mursko

City Administrator

City of Columbus Minnesota

Elizabeth,

We appreciated the chance to meet with members of the Planning Commission today to include Robert Berens, Barb Bobick and Ron Hannegraaf. After meeting with them and having our own internal discussions concerning operational flows and an “at risk” investment due to the status of an IUP vs. CUP, we have decided to withdraw our IUP application at this time. Therefore, we will not be attending the Planning Commission public hearing on Wednesday evening June 16.

The Commissioners made it clear that two major concerns of the City are Recommendations from the June 9 IUP memo numbers 8 and 12 which are recommendations of staff. Point #8 asks for shrinking the outdoor storage area by 25% when we are asking for more storage area on our current lot. Point #12 recommends the elimination of the use requested for the northeast corner of the site and would defeat our need to assemble trailers on an efficient, timely and safe basis. Since these are the two primary reasons for our effort to spend almost a million dollars to expand our operations this process does make operational or financial sense to us.

We still like our location in Columbus and would be glad to engage in further discussion with the city staff, Planning Commission and Council to be treated in the same manner as our neighbors (Tracker Boats, Forest Lake Trailers and Trailers Plus).

As it seems the cities' vision and subsequent zoning standards do not include our business model in future plans for the area – would the city consider incentives (like TIF or abatement) to help us relocate in a more appropriate site within the city of Columbus?

Sincerely,

Jim Morrow

Recreational Supply Corporation CFO

RECREATIONAL SUPPLY CORPORATION

9650 152ND Ave NE

Forest Lake, MN 55025

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Elizabeth Mursko

City Administrator

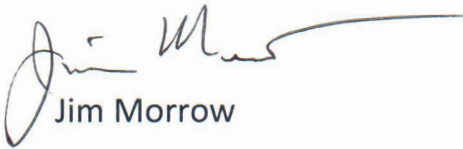
City of Columbus Minnesota

Elizabeth,

Thankyou for the time today to discuss potential solutions to some especially important aspects of our building addition plan. While we felt it prudent yesterday to actually withdraw our IUP application (letter of June 15), I will cancel that request now.

We would like to move ahead and continue our IUP process to the next Planning Commission public hearing of July 21.

Sincerely,

A handwritten signature in black ink, appearing to read "Jim Morrow", with a long horizontal flourish extending to the right.

Jim Morrow

Recreational Supply Corporation