

Dodson feels that it does not meet the design standards. Wensman stated that they do meet the basics of the standards, while there could be room for improvement. Kreimer would like to see a little more enhancement on the front, but feels they are meeting the requirements. Dunn wanted to make sure that the SWWD looked at this project and this site for the runoff.

Public Hearing – Interim Use Permit – Common Ground Church

Wensman started his presentation regarding an interim use permit for the keeping of horses in the public facility zoning district. The Church had an interim use permit that expired at the end of 2011, and it has not been renewed since. There are 4 acres identified for the pasture of the horses. Staff is recommending approval with 6 conditions, including the date for termination for December 31, 2026.

Dawn Oswald, applicant, stated that they have been able to serve many different groups including teen challenge, Willow Health and other adult groups.

Griffin asked what they do with the manure. Oswald stated that they compost it back into the ground. Griffin stated that Washington Conservation district has plans that people can get for composting sites and there are sanitation services that will come and get the manure.

Rolf is wondering if there are ever cooperative events where other horses are brought in. Oswald stated that they have not. She stated that they are foster horses and they like to have 2. They have an electric fence that is powered by solar.

Public Hearing opened at 8:22 pm

Bob Taverna, 10174 Stillwater Lane, this is the first notice that they have received. He is concerned that when they come to work with the horses, they are parking on the road by the stop sign. He would like them to put class five on the other side of the gate to get the cars off of the road. With school buses, etc. it is very tight when they are parking on the road. The back yard of the church is his front yard. If they could make it a little more pleasant, he would appreciate it. Where the horses are, is actually supposed to be a retention pond and now the water can't get across Kelvin and is backing up behind the Church.

There were no other written or electronic comments received

Public Hearing closed at 8:30 pm

Dodson is wondering about the gate being on the corner. Is there any chance that the gate could be moved? Oswald stated that it was the flattest part of the property to put

the gate in. Dodson also asked if it is feasible to put gravel in. Oswald said that she is open to the gravel solution. When it isn't wet, she is able to park inside to unload supplies. Possibly a sign might be an option.

M/S/P:Dodson/Lundquist, move to add a condition #7 that the applicant work with staff to install no parking signs at the SE corner of Kelvin and Stillwater Lane, **Vote: 7-0, motion carried unanimously.**

M/S/P:Griffin/Dunn, move to recommend approval of an Interim Use Permit for the keeping of horses at 10240 Stillwater Blvd N with 7 conditions of approval, **Vote: 7-0, motion carried unanimously.**

Dunn added the item on Minnesota Administration rules 6120 that was brought up at the last City Council meeting. It is about Planned Unit developments within sensitive areas. She is not familiar with how this would play into anything they are looking at. She would like this explained to the Planning Commission. It talks about how it pertains to Shoreland and how 50% should remain in open space. She wants to know how this will apply to Tartan Park. She also wants to know what other areas in Lake Elmo this would apply to. Wensman stated that it is the statutory requirements for the Shoreland Ordinance. Because the Royal Golf is in the Shoreland, this rule would apply. Wensman stated that he believes that the residential portion of the project has 50% open space.

Dodson is wondering what would trigger a DNR review. Wensman stated that they are going through that review right now. Dodson asked what the difference is between the DNR review and the watershed district review. Wensman stated that they have different goals.

City Council Updates – September 20, 2016 Meeting

- i) Solid Wall Fence Text Amendment – Failed.
- ii) OP Ordinance – tabled.

Staff Updates

- 1. Upcoming Meetings
 - a. October 10, 2016
 - b. October 24, 2016

Commission Concerns

Dunn is concerned that Easton Village put in playground equipment while they are still doing construction. There was a lot of water damage and concerns. She would like to see playgrounds put in after the development is further along.