

Chairman Michels called the meeting to order at 7:35 p.m.

PRESENT: Lyall, Gifford, Moe, Lundquist, Halden, Dreher and Mazarra(8:04)
ABSENT : Forsblad and Prince.

GUN CLUB: Administrator Whittaker reviewed the Council's action on the Gun Club proposal. The Commission asked for a breakdown of the reasons why the proposal was denied; and expressed chagrin over the fact that the Council action on the proposal appeared to be based on comments that were received after the public hearing and were not presented to the Commission. The Commission based their recommendation solely on the testimony heard at the public hearing.

--Moe - People need a place to shoot. Found it difficult to understand why people would call after the public hearing to express their opposition. Would like to see the written comments regarding this proposal.

--Michels - Expressed concern that the Council did not give the Gun Club an opportunity to respond, as the Council has previously permitted applicants to speak in their own behalf at Council meetings. He feels there is a consistency problem. He would like the Council to also list their reasons in granting variances such as the one for the Wyland swimming pool - where is the hardship. Does not oppose the variance but for the sake of consistency feels the reasons and hardships should be noted.

--Whittaker - Will draft a list of reasons for the Council's decision on the Gun Club.

Dorothy Lyons said, that altho she spoke in favor of the Club at the hearing, she had serious concerns about the request after reviewing the plans. She did not oppose the present use of the Club; but, was disturbed by new plan. She had not reviewed the new plans before the public hearing.

--Lundquist - Noted he may have had a different opinion or vote on the request had Lyons, one of the more affected property owners, objected to the proposal at the meeting.

Whittaker responded to the Wyland Variance question by stating the Council's reasons and noting the minutes should have reflected the reasons were per the Administrator's memo.

MINUTES: M/S/P Lundquist/Halden to approve the minutes of July 27, 1981, as submitted.

HEARING - AMENDMENTS TO CITY CODE TO REFERENCE CONSERVANCY REGULATIONS:
Chairman Michels opened the public hearing at 7:50 p.m.

Whittaker explained the new inserts and incorporating them into the Code. He noted that the Council discussed doing a wetland study, as recommended by Martin Ziebell, Soil Conservation Service. The present ordinance will regulate sensitive areas by soil type not by specific uses and limits.

Chairman Michels closed the hearing at 8:02 p.m. There was no citizen representation in the audience.

M/S/P Lundquist/Halden to recommend approval of the reference inserts to the Conservancy Regulation, amending the City Zoning Ordinance and City Code.

GRANT TOWNSHIP PLAN: Whittaker reported that the Council has not reviewed the plan yet, therefore, no response has been sent.

KAISER: Whittaker reported that Mr. Kaiser did not appear before the Council.

--Michels - As an after-thought, felt it would be advantageous to both the City and Mr. Kaiser, if Kaiser would obtain an easement along the N boundary that would run through to the next property line in order to extend service to the four houses to the east. This would be in line with a City road plan and avoid future problems should the railroad ever deny access across their property. Based on discussion with Mr. Kaiser at the last meeting, he felt Mr. Kaiser would not be opposed to this recommendation.

M/S/P Michels/Lundquist to recommend the City Council approve extending the road r-o-w, along the north boundary to the east, and permit the same or equivalent accessory building, 1,000 sq.ft./1 1/2A, as if platted for 2 or 3 lots or 2,000/3,000 sq. ft.; and, also recommend Mr. Kaiser try to acquire the landlocked parcel and agree not to subdivide the large accessory building off of the total parcel, thereby making the structure a non-conforming use. This motion to serve as a clarification of the previous PZC recommendation.

CROMBIE RESIGNATION: Whittaker read Brian Crombie's letter of resignation.

PZC SECRETARY: M/S/P Gifford/Lyall to nominate Bob Dreher to serve as secretary of the Planning Commission.

M/S/P Halden/Gifford to accept by acclamation Bob Dreher as secretary of the Planning Commission. Dreher abstained.

KAISER: The Commission recommended that the City Council members look at the Kaiser property before acting on the proposal.

ADJOURNMENT: 8:35 p.m.



City of Lake Elmo

777-5510

P. O. Box J / Thirty-third and Laverne Avenue / Lake Elmo, Minnesota 55042

AGENDA

LAKE ELMO PLANNING COMMISSION

August 10, 1981

- 7:30 P.M. ----- 1. Meeting convenes
2. Minutes, July 27, 1981
- 7:45 P.M. ----- 3. Hearing--Amendments to City Code to
reference Conservancy regulations
- 8:00 P.M. ----- 4. Council Action:
A. Gun Club
B. Grant Town Plan
C. Kaiser