

TO: Planning Commission Members
Honorable Mayor and City Council Members
FROM: Shawn Wetterlin, Building/ Zoning Official
DATE: September 8, 2015
RE: Meeting Minutes,
Tuesday, September 1st, 2015

The Planning Commission met at 5:20 p.m., on Tuesday, September 1st, 2015 in the City Council Chambers at City Hall. The following members were present: Dave Hanifl, Linda Larson, Patty Dockendorff, Jerry Steffes and Mani Edpuganti. Ex-officio members Brian Krenz, Bill Waller and Shawn Wetterlin were in attendance. Don Smith and Richard Wieser were not present.

The meeting was called to order by Vice Chairman, Steffes at 5:20 p.m.

1. The meeting minutes of July 28th and August 11th, 2015 were approved as distributed by consensus of the Planning Commission Members.
2. The Planning Commission of the City Zoning Authority held a public meeting at the La Crescent City Hall, 315 Main Street, in said City on Tuesday, September 1st at 5:20 o'clock P.M. to consider the application for a variance to allow for the construction of a deck 6'-6" from the property line when the zoning code calls for 10' from the property line. The variance request concerns certain premises situate in said City described as follows, to wit: more commonly identified as 514 North 1st Street.

Nancy Wright presented thier proposed project.

Public Meeting opened with the following person speaking.

- Jim and Kim Czechowicz, 518 N 1st St., spoke in favor of the project.

Public meeting closed.

Motion by Hanifl, seconded by Dockendorff to approve the Variance request.

Upon a roll call vote, all members present voted in favor of the motion as proposed.

In recommending that the motion be approved, the Planning Commission referenced the following findings of fact:

1. The Variance request will not alter the essential character of the locality.
2. The property owner proposes to use the property in a reasonable manner permitted by the zoning ordinance.

3. The Variance is consistent with the comprehensive plan.

3. The Planning Commission of the City Zoning Authority held a continuation of a public meeting at the La Crescent City Hall, 315 Main Street, in said City on Tuesday, September 1st at 5:30 o'clock P.M. to consider the application for a variance to allow for the construction of fence within the 50' OHWL. The variance request concerns certain premises situate in said City described as follows, to wit: more commonly identified as 230 Shore Acres Road.

Dave Hanifl reviewed the Shore Acres residents study group that was formed since the Planning Commission meeting on August 11th, 2015. The consensus of the study group was that fences should be allowed within the 50' OHWL. The group also voted with consensus to recommend the Planning Commission approve (230 Shore Acres Rd.) Neumans fence Variance request while the final wordage is being drafted and going thru the process of changing our Zoning Ordinance.

Shore Acres Study Group Committee is as follows;

Dave Hanifl, Steve Beach, Tom Aiuppa, Shiela Garety, Jerry o'Flarety, John Loberg, Stephanie Neuman, Tim Wills, Jim Stansfield and Tom Poellinger.

The following are factors should be considered, if the Planning Commission/ City Council approves a fence 50' form the Ordinary High Water Line.

1. Safety
2. Max height four feet high.
3. Must be an open type fence to allow water to flow thru.
4. A Variance must be applied for, so the Planning Commission can verify there is a need.
5. Must be at or above the approved FEMA flood elevation for structures.
6. Material of fence shall be non-chain-link.

Public Meeting closed.

Motion by Dockendorff, seconded by Dave Hanifl to approve the Variance request.

Upon a roll call vote.

Dockendorff - Yes

Hanifl – Yes

Edpuganti – Yes

Larson – Yes

Steffes – No

The zoning manual will be updated in the near future to reflect the study group's recommendations.

In recommending that the motion be approved, the Planning Commission referenced the following findings of fact:

1. The Variance request will not alter the essential character of the locality.
2. The property owner proposes to use the property in a reasonable manner permitted by the zoning ordinance.

4. City Administrator, Bill Waller gave a review the conceptual plans for Stoney Point that were presented at the August 10th City Council meeting by City Engineer, Tim Hurska.

There will be a joint City Council/ Planning Commission meeting on September 22nd at 5:30 p.m. located at City Hall. After meeting at City Hall the City Council and Planning Commission will then travel to the Stoney Point site to continue the meeting.

5. Comprehensive Plan.

A revised schedule for the project was review, with the first round of committee meetings beginning in October of 2015. The project is proposed to be completed by July of 2016.

Meeting adjourned at 7:15 p.m.

Respectfully, Shawn Wetterlin.