

July 1, 2008

The Scandia Planning Commission held their regular monthly meeting on the above date. The following were in attendance: Chairman Chris Ness, Commissioners Tom Krinke, Susan Rodsjo, Peter Schwarz, Building Official Steve Thorp and TKDA Planner Berry Farrington. Absent: Christine Maefsky. Chairman Ness called the meeting to order at 7:30 p.m.

**APPROVAL OF AGENDA, MINUTES**

**Commissioner Schwarz, seconded by Commissioner Krinke, moved to approve the agenda as presented. The motion passed unanimously.**

**Commissioner Schwarz, seconded by Commissioner Rodsjo, moved to approve the June 3, 2008 Planning Commission minutes. The motion passed unanimously.**

**AM-TECH DESIGNS – CONDITIONAL USE PERMIT AMENDMENT, RESOLUTION 07-01-08-01**

Bob and Michelle Carlson, owners of Am-Tech Designs, a light steel fabrication business, have applied for an amendment to the existing Conditional Use Permit to allow for construction of an accessory building. Am-Tech is located in the Hawkinson Business Park, 21080 Ozark Court. The applicants propose to remove a current accessory structure and replace it with a 25 feet by 50 feet three-sided structure. TKDA Planner Berry Farrington presented the Planner's report in which approval of an amended CUP was recommended. The structure meets all standards of Section 9.2 of the Zoning Ordinance. A recommendation to require decorative ground cover along the building edge facing the right of way as required in Section 9.12 was added as a condition of approval in the Planner's report. A condition from the CUP granted in 1995 to require that the parking lot be striped and marked for handicap parking was also included in the draft resolution.

Chairman Chris Ness opened the public hearing. As there were no public comments, Chairman Ness closed the hearing.

Councilmember Harnetty inquired about the reasoning behind the handicap parking requirement. Building Official Thorp explained the federal law which requires the business to be accessible to the disabled.

Commissioner Schwarz felt that requiring landscaping within the narrow area between the building edge and the parking lot would be impractical and difficult to maintain. The area is about one foot in width. Chairman Ness agreed and stated his view that natural vegetation would be acceptable in that space.

Councilmember Peterson questioned if the building material will match the existing business structure. Applicant Bob Carlson replied that it will be an exact match.

**Commissioner Schwarz, seconded by Commissioner Krinke, moved to recommend to the City Council to adopt draft resolution 07-01-08-01 with a change to eliminate Condition #3**

**requiring decorative ground cover in the area between the building edge and the parking lot.**

Commissioner Rodsjo stated her preference to keep this condition in the resolution as there are ground cover options that would not require maintenance and would provide for a better appearance than leaving it to grow with weeds.

**Voting yes on the motion: Schwarz, Ness, Krinke. Opposed: Rodsjo. Motion adopted.**

**SET SPECIAL MEETING FOR PUBLIC HEARING ON COMPREHENSIVE PLAN**

The Comprehensive Plan Committee has recommended that a date be set for a public meeting (Thursday, August 21) and a public hearing (Thursday, September 18) on the new Comprehensive Plan. The public hearing would also be an official meeting of the City Council. **Commissioner Rodsjo, seconded by Commissioner Krinke, moved to set a special meeting date for September 18, 2008 to conduct a public hearing on the Comprehensive Plan. The motion passed unanimously.**

**Commissioner Krinke, seconded by Commissioner Schwarz, moved to adjourn.**

The meeting adjourned at 7:50 p.m.

Respectfully submitted,

Brenda Eklund  
Deputy Clerk