

November 14, 2006

The New Scandia Town Board met on the above date. Chairman Dennis Seefeldt called the meeting to order at 7:00 p.m. The following members were present: Chairman Dennis Seefeldt, Vice-Chairman Michael Hinz, Michael Harnetty, Blair Joselyn and Nancy Madden; Administrator Anne Hurlburt.

MIKE AND NANCY PETERSON – RIGHT OF ENTRY AGREEMENT

Part of the Olsen-Sandgren-Hawkinson Storm Sewer project will be constructed on property owned by Mike and Nancy Peterson, Lot 5, Block 1, Hawkinson Business Park. An agreement to provide for an expanded easement and a right-of-entry to allow the project to proceed has been reached with the Petersons.

Nancy Madden made a motion to approve the Right-of Entry Agreement with Mike and Nancy Peterson. Blair Joselyn seconded the motion and motion adopted unanimously.

BURIED CABLE UTILITY PERMIT – FRONTIER COMMUNICATIONS

Mike Hinz made a motion to approve the Utility Permit to Frontier Communications for installation of buried telephone cable under Ozark Avenue to Prairie Restorations (Lot 4, Block 1, Hawkinson Business Park), on the condition that the \$50.00 permit fee is submitted. Nancy Madden seconded the motion and motion adopted unanimously.

POSTING “NO PARKING” ALONG 209TH STREET

During community events, vehicles have been parking along both sides of 209th Street between Oakhill Road and Olinda Trail, in front of the Community Center. This is a potential hazard to emergency vehicles that may need access along this route. Township Engineer Tom Peterson recommended prohibiting parking on the north side of 209th Street.

Michael Harnetty made a motion to post “No Parking” signs along the north side of 209th Street between Oakhill Road and Olinda Trail, and to post temporary “No Parking” on both sides of 209th Street as needed. Michael Hinz seconded the motion and motion adopted unanimously.

WORKSHOP MEETING

A Workshop meeting for the Town Board is scheduled for December 13, 2006 to discuss the filling of a maintenance worker position, along with additional personnel issues.

NOTICE OF SPECIAL ELECTION

Nancy Madden made a motion to direct staff to send an informational letter to all New Scandia Township residents concerning the December 12, 2006 Special Election for mayor and city council members. Michael Harnetty seconded the motion and motion adopted unanimously.

The Planning Commission began their meeting at 7:30 p.m. The following members were in attendance: Chairman Chris Ness, James Malmquist, Peter Schwarz, Donnette Yehle and Kevin Nickelson.

DAVE AND AMY HUME – VARIANCE

Mr. David Hume, 14939 Old Marine Trail N., Marine on St. Croix, 55047, presented a request to construct a 960 sq. ft. accessory structure on their property. Legal: SW ¼ of SE ¼, Sec. 26. PID: 26-032-20-43-0008. This would constitute a third accessory structure on their 10.29-acre parcel

and requires a variance. The two existing accessory structures, a 1,800 sq. ft. barn and a 288 sq. ft. chicken coop, are used to house chickens and llamas, and are not suitable for storing vehicles, so the proposed garage is needed. A variance would not be required to attach the proposed garage to the house, but this would harm the historic character of the house, which was built in the 1850's. The total square footage of accessory structures would be 3,048 feet, whereas 3,500 square feet is allowed on the 10.29-acre parcel. All setbacks would be met.

The Planning Commission recommended to the Town Board that they grant the variance request of David & Amy Hume to construct a third accessory structure and to adopt Resolution 11-14-06-01 that contains the findings of the Town Planner.

Michael Hinz made a motion to adopt Resolution 11-14-06-01 approving the Hume Variance for a Third Accessory Structure, Barn-red in Color. Blair Joselyn seconded the motion and motion adopted unanimously.

ORDINANCE 89 – PUBLIC HEARING AMENDING SECTION 11.2, CH. 2

Mr. David Hebert presented Ordinance No. 89 to allow cluster/open space developments in the Shoreland Overlay District if part of a planned unit development. Chairman Ness opened the floor to public comment. Maria Hinz, 13800 182nd St., asked why not use this rule to be more strict with lakeshore development, like Tii Gavo, and why allow all the uses listed in the Ordinance for PUD's. The Planning Commission's response was that the lake would be better served with fewer homes on the lakeshore, which the Tii Gavo development would accomplish. Mike White, 13310 188th St., likes the Tii Gavo development and sees it as better for the lake than a standard development. Discussion among the Town Board continued. Supervisor Hinz felt a change should not be made for one developer. Chairman Seefeldt thought that a PUD can have more restrictions put on them, and that a community septic set back from the lake is better for lakeshore property.

Michael Harnetty made a motion to accept the recommendation of the Planning Commission to approve Ordinance 89 Amending Section 11.2, Chapter 2 of the Development Code of New Scandia Township and Pertaining to the Shoreland Overlay District. Dennis Seefeldt seconded the motion. Voting yes: Harnetty, Joselyn, Madden, Seefeldt. Voting no: Hinz. Motion adopted.

ORDINANCE 90 – PUBLIC HEARING AMENDING SECTION 9.13(1), CH. 2

Mr. David Hebert presented Ordinance No. 90 to allow metal sided buildings on parcels larger than 4-acres, rather than 5-acres, and apply the requirement that the accessory buildings resemble the principal building only on parcels less than 4-acres in size. There were no public comments.

Nancy Madden made a motion to accept the recommendation of the Planning Commission to approve Ordinance 90 Amending Section 9.13(1), Chapter 2 of the Development Code of New Scandia Township and Pertaining to the Design of Accessory Structures. Michael Harnetty seconded the motion and motion adopted unanimously.

SCANDIA DEVELOPMENT, LLC – EMERALD ACRES

Mr. Greg Johnson presented a request to add one lot for a total of 26 lots on the cul-de-sac, in the wooded area. Mr. Johnson indicated it would be economically unfeasible for them to continue the

project without this extra lot due to the soft housing market and increase in costs. Two letters of refusal for financing were submitted. They have also asked the estate to reduce the price, but have not heard from them. The Planning Commission indicated they had recommended 23 lots and the Town Board approved 25 lots. The Commission said they had accommodated the developer as much as possible. Supervisor Hinz commented on the initial concern of building in the woods, and that this additional lot is to be located in the woods. Supervisor Madden stated that the request is not acceptable, as decisions such as this are not based on economics. Mr. Johnson thanked the Boards for their time.

RESCHEDULE THE JANUARY PLANNING COMMISSION MEETING

The January meeting of the Planning Commission has been rescheduled to the 9th, due to the new City Council holding their first meeting on January 2nd. It would be desirable for the Council to have at least one meeting prior to a scheduled Planning Commission meeting. The new Council will determine the schedule of meetings for the coming year.

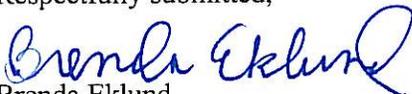
KEITH'S LANDSCAPING – CUP

Staff investigation of the sewer/water facilities found that no sewage system is required by the Building Code or Washington County sanitation regulations as the building is essentially cold storage with a dirt floor, no water supply and no office or employees working on site. However, original conditions required three paved parking spaces.

Nancy Madden made a motion to approve the recommendation of the Planning Commission to require Keith's Landscaping to install three paved parking spaces by July 31, 2007. Michael Hinz seconded the motion and motion adopted unanimously.

Nancy Madden made a motion to adjourn the meeting at 9:10 p.m.

Respectfully submitted,



Brenda Eklund
New Scandia Township Deputy Clerk