

MINUTES OF PLANNING COMMISSION MEETING

November 13, 2012

Pursuant to due call and notice thereof, a regular Planning Commission meeting was held at City Hall on the 13th day of November, 2012 at 6:30 PM

THE FOLLOWING MEMBERS WERE PRESENT: Dean, Egger, Sannes, Ferris, Rischette and Nelson.

THE FOLLOWING WERE ABSENT: Borgstrom

THE FOLLOWING WERE ALSO PRESENT: Community Development Director Mike Martin, Deputy Clerk Linda Rappe, Dick Swenke

CALL TO ORDER: Chairman Nelson called the meeting to order at 6:30 PM.

MINUTES OF PREVIOUS PLANNING COMMISSION MEETINGS: Dean made a motion to approve the minutes from October 8, 2012, Sannes seconded. All Ayes.

PUBLIC HEARING OPENED – FOR SWENKE CONDITIONAL USE PERMIT FOR A PLANNED UNIT DEVELOPMENT: Community Development Director Martin gave background on this request. At last month's meeting the Planning Commission approved a minor subdivision, creating three separate parcels at this location. Martin stated that we have covenants in hand and no use would be approved outside of those permitted for that zoning district. Martin stated that all of the notifications were sent and we have received no comments from the public. Dick Swenke was in attendance for this meeting. There was no public in attendance.

PUBLIC HEARING CLOSED.

MOTION: Motion to approve the Conditional Use Permit for a Planned Unit Development made by Dean, second by Egger. All Ayes.

PUBLIC HEARING OPENED FOR CONDITIONAL USE PERMIT FOR AN ELECTRONIC SIGN: The City of Kasson has applied for a conditional use permit for an electronic sign for the new "Welcome to Kasson" electronic sign which will be placed on South Mantorville Avenue where the current board sign is. Martin stated that we have a permit from the State of MN to put this sign in the right of way. No public was in attendance.

PUBLIC HEARING CLOSED.

DISCUSSION: Nelson wanted to know if the sign would be on 24/7. Martin stated it could be and it is not near a residential area and the electronic lights are only facing south and the brightness of the lights adjust according to the outside brightness. If we got complaints then we would act appropriately.

MOTION TO RECOMMEND APPROVAL: Motion to recommend approval of the Conditional Use Permit for an electronic sign made by Egger, second by Rischette. All Ayes.

PUBLIC HEARING OPENED FOR ORDINANCE CHANGE: The City is requesting a change to the Zoning Ordinance regarding multi-family residential units allowed in an R-3 zone is no more than 24 units. We have apartments that have more than 24 units in this zone and they

are non-conforming. The commissioners directed staff to add item “n” under Conditional Uses in the R-3 Multi-Family Residential District (Section 154.187) to state “Multi Family dwellings including townhomes, garden apartments, triplexes and quadruplexes in groups of more than 24 units in any one building” There was no one from the public in attendance.

PUBLIC HEARING CLOSED.

MOTION TO RECOMMEND APPROVAL: Motion to recommend approval of the ordinance change to Section 154.187 – R-3 Multi-Family Residential District to add item “n” under Conditional Uses in the R-S Multi-Family Residential District to state “Multi Family dwellings including townhomes, garden apartments, triplexes and quadruplexes in groups of more than 24 units in any one building.” Made by Sannes, second by Egger. All Ayes.

PARKLAND DISCUSSION: The planning commissioners would like to keep the language in the ordinance as is to keep their options open to take either land or money.

OTHER BUSINESS: Commissioners Ferris’ and Rischette’s terms of office are expiring December 31, 2012. Both Commissioners expressed desire to be re-appointed.

ADJOURN: Since the agenda had been met the meeting was adjourned at 6:50pm

Respectfully submitted,

Linda Rappe, Deputy Clerk