Planning Commission Agenda

November 19, 2015—6:30 P.M.

City Council Chambers—Minnetonka Community Center

1. Call to Order

2. Roll Call

3. Approval of Agenda

4. Approval of Minutes: November 5, 2015

5. Report from Staff

6. Report from Planning Commission Members

7. Public Hearings: Consent Agenda

   No Items

8. Public Hearings: Non-Consent Agenda Items

   A. Conditional use permit for accessory structures with gross floor areas of 1,500 square feet.

      Recommendation: Recommend the city council approve the request (4 votes)

      • Recommendation to City Council (Tentative Date: December 3, 2015)
      • Project Planner: Ashely Cauley

   B. Conditional use permit for a licensed day care facility at 13505 Excelsior Boulevard.

      Recommendation: Recommend the city council approve the request (4 votes)

      • Recommendation to City Council (Tentative Date: December 3, 2015)
      • Project Planner: Ashley Cauley
C. Variances for a blade sign at 14525 State Highway 7.

Recommendation: Adopt the resolution approving the request (5 votes)

- Final Decision Subject to Appeal
- Project Planner: Susan Thomas

9. Adjournment
Notices

1. Please call the planning division at (952) 939-8274 to confirm meeting dates as they are tentative and subject to change.

2. Applications scheduled for the December 3, 2015 Planning Commission meeting:

   Project Description: Buhl Investors Minnetonka I LLC is proposing to develop the existing property at 6030 Clearwater Drive into a five-story, 102-unit hotel on the west side of the site and a two-story daycare building on the east side. The proposal requires: (1) a major amendment to the existing Minnetonka Corporate Center master development plan; (2) preliminary plat; (3) conditional use permit for the proposed hotel; (4) final site and building plans for the hotel; and (5) a sign plan.
   Project No.: 15033.15a
   Staff: Susan Thomas
   Ward/Council Member: 1—Bob Ellingson
   Section: 35

   Project Description: Lakewest Development is proposing to redevelop the properties at 5431 and 5439 Williston Road. As proposed, two existing homes would be removed and six new single-family homes would be constructed. The proposal requires approval of: (1) a rezoning from R-1 to PUD; (2) a master development plan; and (3) final site and building plans.
   Project No.: 15028.15a
   Staff: Jeff Miller
   Ward/Council Member: 4—Tim Bergstedt
   Section: 33
WELCOME TO THE MINNETONKA PLANNING COMMISSION MEETING

This outline has been prepared to help you understand the public meeting process. The review of an item usually takes the following form:

1. The chairperson of the meeting will announce the item to be reviewed and ask for the staff report on the subject.

2. Staff presents their report on the item.

3. The Commission will then ask City staff questions about the proposal.

4. The chairperson will then ask if the applicant wishes to comment.

5. The chairperson will open the public hearing to give an opportunity to anyone present to comment on the proposal.

6. This is the time for the public to make comments or ask questions about the proposal. Please step up to the podium, speak clearly, first giving your name (spelling your last name) and address and then your comments.

7. At larger public hearings, the chair will encourage speakers, including the applicant, to limit their time at the podium to about 8 minutes so everyone has time to speak at least once. Neighborhood representatives will be given more time. Once everyone has spoken, the chair may allow speakers to return for additional comments.

8. After everyone in the audience wishing to speak has given his or her comments, the chairperson will close the public hearing portion of the meeting.

9. The Commission will then discuss the proposal. No further public comments are allowed.

10. The Commission will then make its recommendation or decision.

11. Final decisions by the Planning Commission may be appealed to the City Council. Appeals must be written and filed with the Planning Department within 10 days of the Planning Commission meeting.

It is possible that a quorum of members of the City Council may be present. However, no meeting of the City Council will be convened and no action will be taken by the City Council.