

City of Marine on St. Croix
Planning Commission Meeting
Tuesday, May 25, 2010

The meeting was called to order at the Marine Fire Hall by Planning Commission member Warren at 7:35 pm., Brenner, Roden and Creager present. Willenbring and Zajac absent.

Citizens Present: Ken Ostlund, Reginald Bengtson and Kathy Harker

Agenda:

1. Call to Order
2. Reggie Bengtson - 1310 Quant Ave N – CUP Pre-application for Driveway Length
3. Curt Moe & Kathy Harker - 1011 Nason Hill Rd N- Fence Inquiry
4. Ken Ostlund – 171 5th Street – Relocate an accessory Building
5. Old/New Business
6. Approval of April 27, 2010 minutes
7. Review Codes in the SFR,SFU, SCR, SCU, VC Districts
8. Adjournment

Reggie Bengtson - 1310 Quant Ave N – CUP Pre-application for Driveway Length
Planning Commission members Creager and Roden will work with Mr. Bengtson to determine the position and length of driveway along with developing a report to be brought before the Planning Commission at the June 29, 2010 meeting. An application will need to be completed before the Planning Commission will move forward. Warren noted that a dimension of the driveway needs to be clearly shown in the report along with a turn around that is required for any length over 200 feet. The importance of this is to show there is access to the home with a turnaround for emergency vehicles.

Curt Moe & Kathy Harker - 1011 Nason Hill Rd N- Fence Inquiry
Kathy Harker was present to voice her concern regarding the visual effects of the neighbors using perimeter fencing to keep deer off of their property. Currently the neighbors are erecting a deer fence that is 8 to 10 feet tall and runs diagonally through the Harker's back yard. The neighbors meet all the regulations within the City Code however Ms. Harker is not happy with the location of the fence. The Harkers asked the neighbors to move the fence towards a tree line however that has not been done. Ms Harker's concern is visibility and the directing of deer to neighboring property owners. If fences continued to be installed for the deer, what can be put into place to protect the neighbors from unwanted visibility and additional deer on their property? One suggestion would be to revise the Ordinance to include new setbacks for deer fences or alter the location or the amount of fencing on ones property. Ms. Harker also asked what is being done with the current deer population. Warren responded that the City does allow hunting on their property. Warren had recommended she go before the City Council with her concerns. The Planning Commission will review the use of fences during the review of the codes in the zoning districts.

Ken Ostlund – 171 - 5th Street – Relocate an accessory Building

Ken Ostlund, who is currently on the Church Council for Christ Lutheran Church and on the building and grounds committee, was present to explain the plans to relocate a garage from the old Lindel property just north of the church and currently belonging to Christ Lutheran, to 171 5th Street which is just east of the church and is also owned by Christ Lutheran Church. The Church uses the garage for storage and would like to have better access to it. Mr. Ostlund was concerned that the allowable square footage for accessory buildings in a residential area would be the issue. Mr. Ostlund supplied a copy of the most recent aerial map from the county and had Landmark surveying overlay the property lines on. Landmark has surveyed surrounding properties including the blocks that the church is located on, the three lots of the old Lindel property and the two lots where the church had originally stood. The consensus of the Planning Commission is to accept the overlay drawings from Landmark Surveying believing there was enough information without the burden of an additional expense. Some of the obstacles include a lift station, trees and a bluff. After a review of the map it was decided the square footage of the accessory buildings is within the maximum area allowed however the location of the building will not meet the standard setbacks therefore the need for a front yard setback variance and a forward of principle building variance would be required. Planning Commission member Brenner will work with Mr. Ostlund along with another member from the Planning Commission and report the facts and findings to the Planning Commission at the next meeting on June 29, 2010 at 7:30pm. Warren explained the process of requesting a variance. Mr. Ostlund will be picking-up an application at the city offices.

Old/New Business: None

Approval of Minutes *Roden moved and Brenner seconded to approve the April 27, 2010 Planning Commission Minutes as drafted Motion carried unanimously.*

Review of Codes in the SFR, SFU, SCR, SCU, VC Districts. Brenner updated the Planning Commission with regards to Bed and Breakfast definitions in other cities however still working on it. Brenner will give more updates at a later date.

Creager commented on the historical look of the buildings in the City of Marine on St. Croix and asked if the city should put an ordinance in place to protect the architectural look of the historic buildings in the city of Marine. The concern is that as the city changes and new owners of the businesses in town does the city want to keep the historic look into the future? Warren recommended this would be a great conversation to have with the City Council and Planning Commission at later date.

Adjournment: *Brenner moved and Creager seconded to adjourn the May 25, 2010 Planning Commission meeting at 9:00pm. Motion passed unanimously.*

Minutes taken by Mary Tomnitz, Assistant City Clerk