

City of Marine on St. Croix
Planning Commission Meeting
At Marine Fire Hall
Tuesday, May 26, 2015

The City of Marine on St. Croix Planning Commission workshop of May 26, 2015 was called to order by Chairman Mroska at 7:31pm at the Marine Fire Hall. Brenner, Warren and Spisak were present. Ritz, Roden and Smitten absent.

Citizens Present: None

1. Call to Order 7:30pm.
2. Old/New Business:
Approval of Planning Commission regular and workshop meeting minutes of:
March 31, April 15 Workshop, April 28, and May 20, 2015
3. Review Codes in the SFR, SFU, SCR, SCU, VC Districts:
 - a) Variance and CUP Documents
 - b) Review Section 310 Planned Unit Development (PUD)
 - c) Review Section 4 General Provisions
 - d) Review Section 511- Floodplain District
 - e) Review Solar
 - f) Rooming Houses
4. Adjournment

Old/New Business: None

Approval of Minutes:

Spisak moved and Warren seconded to approve the Planning Commission minutes of March 31, 2015 as drafted. Motion passed unanimously.

Warren moved and Brenner seconded to approve the Planning Commission workshop minutes of April 15, 2015 as drafted. Motion passed unanimously.

Review of Codes in the SFR, SFU, SCR, SCU, VC Districts.

Variance and CUP Documents Brenner reviewed the documents relating to the applications for a Variance or Conditional Use Permits and explained they are working documents that can be changed in the future without approval from the City Council. After discussion a few changes were made. On the document for the Variance Process Guide Line in should be noted at the top of the page "For internal Use Only". The actual Variance Application a "Date deemed complete" should be added under the "Application Date". The Facts & Findings template should include the wording "For Internal Use" and "Facts and Finding Template". On page 3 within the Denial Motion item a) the "s" should be removed from "landowner's", "applicant's" change the word "proposed" to "proposes".

The consensus of the Planning Commission it to start using the documents and the process for any new Variance and Conditional Use permit applications.

Brenner will continue to work on cleaning up of recommended changes to the wording in Section 311 Variances.

Section 4: Antenna Towers: Warren noted that Antenna Towers currently are not listed in each of the District in Permitted Use and Conditional Use in Section 408. Warren commented that at the previous workshop the conversation was for permitting the use however realized it should be a Conditional Use in each district and should receive additional review at the Planning Commission stage.

Review Section 511- Floodplain District: The Planning Commission reviewed the Floodplain District and wondered if there was a more up-to-date information including maps. Who is responsible for enforcing? Tomnitz will check with the City Clerk for any updated information.

The Planning Commission will hold Planning Commission workshop on June 17, 2015 from 8:30am to 10:00am at the Village Hall to continue the review of the codes.

Adjournment – Brenner moved and Warren seconded to adjourn the May 26, 2015 Planning Commission meeting at 8:39pm. Motion passed unanimously.

Minutes written by Mary Tomnitz, Assistant City Clerk

PLANNING COMMISSION TERMS - Jack Warren, Kristina Smitten, Joyce Ritz, – Expires 12/31/2015, Gwen Roden, Gerry Mroska, Ron Brenner – 12/31/2016, Scott Spisak - Expires 12/31/2017