

CITY OF MARINE ON ST. CROIX  
PLANNING COMMISSION  
REGULAR MEETING

Tuesday, May 30<sup>th</sup> 2017 - 7:30pm  
121 Judd Street – Village Hall

1. Call to Order
2. Set Public Hearing – Jeff and Carissa Roach 570 Judd Street
3. Old/New Business
4. Approval of April Minutes
5. Adjournment

The City of Marine on St. Croix Planning Commission regular meeting of May 30, 2017 was called to order by Chairman Mroska at 7:32pm. Brenner, Hagstrom, Roden, Smitten, Spisak, and Warren present.

Citizens Present: Janice Warren, Carissa Roach

Set Public Hearing – Jeff and Carissa Roach 570 Judd Street

. CUP Request for Accessory Apartment

The Commission reviewed the report of facts and findings drafted by Warren, Spisak, and Roden, the Commission Members that were assigned to the case. Smitten asked Warren if there was anything that was missing in regards to what the DNR would need for its assessment. Warren responded that there is some complications with the use of the word apartment since the floor plan provided shows no bedroom, meaning that any overnight stay from out-of-town guests would be considered incidental use. Further, Warren said that the letter from Washington County's Pete Ganzel implies no additional occupancy. Roden clarified that it is more of an office space rather than a bedroom.

Smitten noted that the existing workshop looks like a bedroom. Spisak responded that as it will remain a workshop there is no issue. Resident Carissa Roach confirmed that it will continue to be an unfinished workshop. Brenner added to what was said about unclear definitions, wondering whether this was to be considered a home occupation rather than an apartment, and whether a Conditional Use Permit was actually required, which the Commission discussed.

Because it is an existing building that will be simply be repurposed, and meets all other criteria, the Commission agreed that the case appeared to be straightforward. Warren noted that the City has not yet received a complete application, and Assistant City Clerk Kiersten Young stated that the City has received all application materials except the application fee, which Roach said she will provide tonight.

*Smitten moved and Roden seconded to, contingent on receiving a complete application, set the Public Hearing for a Conditional Use Permit for Jeff and Carissa Roach at 570 Judd*

*Street, for the next Planning Commission Meeting, June 27<sup>th</sup>, at 7:35 pm. **Motion passed unanimously.***

Old/New Business

None.

Approval of April Minutes

Hagstrom mentioned one change she would like to see under the second paragraph on page 2. She said that she does not want to overstate the word suggesting as that was not her intent. Using input from the Commission, Hagstrom recommended changing the minutes to read “Hagstrom suggested that any additional pertinent information be provided”, and removing the rest of the sentence. The Commission agreed that it would accurately reflect what was said.

*Smitten moved and Warren seconded to approve the April 25 Planning Commission minutes as amended. **Motion passed unanimously.***

Adjournment

*Smitten moved and Spisak seconded to adjourn at 7:55 pm. **Motion passed unanimously.***

Minutes taken by Kiersten Young, Assistant City Clerk