

PLANNING COMMISSION REGULAR MEETING MINUTES

DECEMBER 20, 2021

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I. Regular Meeting

Call to Order:

Pursuant to due call and notice thereof, the Regular Meeting of the Planning Commission was held on December 20, 2021. Vice Chair Reed called the meeting to order at 6:30 p.m. with Commissioners Schmisek, Marlow, Thiagarajan, and Hebert. Absent were Commissioners Kenninger and Rivera. Also, in attendance were Community Development Director Kienberger, Senior Planner Nemcek, Planner Hogan, and Recording Specialist Bodsberg.

The Pledge of Allegiance was said.

Additions to Agenda: None.

Audience Input: None.

Consent Agenda:

4.a. Approval of the November 23 , 2021, Regular Meeting Minutes.

MOTION by Thiagarajan.

Second by Schmisek.

Ayes: 4. Nays: 0. Marlow Abstained.

Public Hearing:

5.a. Minor Subdivision to Split the Northern 20 Acres from the property located at 14221 Biscayne Avenue. **(21-53-CPA)**

Senior Planner Nemcek gave a presentation and summary of the staff report for the Planning Commission. In addition to describing the proposed lot split, Mr. Nemcek also provided a timeline for the creation of the plans as well as the construction of the facility.

Commissioner Hebert inquired what will be placed on this property. Nemcek stated that the City of Rosemount will be building a new building for the Police Department and Public Works Department.

Commissioner Reed inquired what the buffering will entail. Nemcek stated that it will be mostly space and bushes.

The public hearing opened at 6:39 pm.

Public Comments:

Dwight Nelson, 13978 Blarney Court, stated that he is representing the Connemara Homeowners Association. Mr. Nelson reiterated the concerns held by the members of the HOA with regards to the future facility.

Mary Hoban, 13976 Blarney Court, stated that she is concerned about the increase in traffic along Bonaire Avenue and that she has enjoyed living next to a field. A new public facility will be a big change. Ms. Hoban expressed that she would not like to see an extension of Blanca Avenue used as an access point into the new facility.

MOTION by Reed to close the public hearing.

Second by Hebert.

Ayes: 5. Nays: 0. Motion Passes.

The public hearing closed at 6:45 pm.

Additional Comments:

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Senior Planner Nemcek stated that most of the concerns are related to the site plan of the future facility, and that it is too early to know the answers to many of the questions posed by the neighbors, but that the City's intention is to involve the adjacent neighborhoods in the planning process to receive feedback and incorporate their thoughts and concerns into the design of the plans for the site.

MOTION by Schmisek to Recommend City Council approve the Minor Subdivision to split the northern twenty acres from the parcel located at 14221 Biscayne Avenue.

Second by Marlow.

Ayes: 5. Nays: 0. Motion Passes.

5.b. Request by Shafer Contracting Co. to approve renewal of their Small-Scale Mineral Extraction Permit for 2022. **(21-63-ME)**

Senior Planner Nemcek gave a presentation and summary of the staff report for the Planning Commission.

Commissioner Hebert inquired if the renewal was for one year. Nemcek stated that it is, and he mentioned the duration of other Interim Use Permits. Commissioner Schmisek asked about the recourse if there are future failures of compaction tests. Mr. Nemcek explained that equipment could be brought in to further compact the hauled-back materials to bring it into compliance with the requirements of the permit.

The public hearing opened at 6:56 pm.

Public Comments: None.

MOTION by Schmisek to close the public hearing.

Second by Marlow.

Ayes: 5. Nays: 0. Motion Passes.

The public hearing closed at 6:57 pm.

Additional Comments: None.

MOTION by Marlow to recommend that the City Council renew the Shafer Contracting Co. Small Scale Mineral Extraction Permit for 2022, subject to the terms and conditions in the attached Draft 2022 Conditions for Mineral Extraction.

Second by Hebert.

Ayes: 5. Nays: 0. Motion Passes.

5.c. Request by Bolander and Sons to approve renewal of their Small Scale Mineral Extraction Permit for 2022.

(21-64-ME)

Planner Hogan gave a presentation and summary of the staff report for the Planning Commission.

Commissioner Reed inquired if the distribution center that will be just north of the site. Is there any concern for traffic. Hogan stated that at this time there is none.

The public hearing opened at 7:01 pm.

Public Comments: None.

MOTION by Thiagarajan to close the public hearing.

Second by Hebert.

Ayes: 5. Nays: 0. Motion Passes.

The public hearing closed at 7:02 pm.

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Additional Comments: None.

MOTION by Hebert to Recommend that the City Council approve the Bolander and Sons Small Scale Mineral Extraction Permit for 2022, subject to the terms and conditions in the attached 2022 Conditions for Mineral Extraction.

Second by Schmisek.

Ayes: 5. Nays: 0. Motion Passes.

5.d. Request by Danner Inc. to approve renewal of their Small Scale Mineral Extraction Permit for 2022. **(21-65-ME)**

Planner Hogan gave a presentation and summary of the staff report for the Planning Commission.

The public hearing opened at 7:07 pm.

Public Comments: None.

MOTION by Thiagarajan to close the public hearing.

Second by Marlow.

Ayes: 5. Nays: 0. Motion Passes.

The public hearing closed at 7:08 pm.

Additional Comments: None.

MOTION by Hebert to recommend the City Council renew the Danner, Inc. Small Scale Mineral Extraction Permit for 2022, subject to the terms and conditions in the attached Draft 2022 Conditions for Mineral Extraction.

Second by Marlow.

Ayes: 5. Nays: 0. Motion Passes.

New Business:

6.a. Approval of the 2022 Planning Commission Meeting Calendar.

Community Development Director Kienberger gave a presentation and summary of the staff report for the Planning Commission.

MOTION by Schmisek to Approve the 2022 Planning Commission Meeting Schedule.

Second by Hebert.

Ayes: 5. Nays: 0. Motion Passes.

Discussion: None.

Reports: None.

Adjournment: There being no further business to come before this Commission, Vice Chair Reed adjourned the meeting at 7:10 pm.

Specialist

Respectfully submitted,
Stacy Bodsberg, Recording