

**PLANNING COMMISSION  
CITY OF RAMSEY  
ANOKA COUNTY  
STATE OF MINNESOTA**

The Ramsey Planning Commission conducted a regular meeting on Thursday, October 1, 2020, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:                   Chairperson Randy Bauer  
  Commissioner Bruce Anderson  
  Commissioner Cheri Gengler  
  Commissioner Eric Peters  
  Commissioner Gary VanScoy  
  Commissioner Matt Woestehoff

Members Absent:                   Commissioner Torrey Johnson

Also Present:                      Senior Planner Chloe McGuire Brigl  
  Deputy City Administrator Tim Gladhill  
  City Planner Chris Anderson  
  Planning Consultant Eric Maass

**1.     CALL TO ORDER**

Chairperson Bauer called the regular meeting to order at 7:00 p.m.

**2.     PLEDGE OF ALLEGIANCE**

Chairperson Bauer led the group in the Pledge of Allegiance.

**3.     CITIZEN INPUT**

None.

**4.     APPROVAL OF AGENDA**

Motion by Commissioner Peters, seconded by Commissioner Anderson, to approve the agenda as presented.

A roll call vote was performed:

Commissioner Woestehoff    aye  
Commissioner Peters         aye  
Commissioner Gengler        aye  
Commissioner Anderson      aye

Commissioner VanScoy     aye  
Chairperson Bauer         aye

Motion Carried.

**5.     CONSENT AGENDA**

**5.01:   Approve the September 3, 2020 Planning Commission Meeting Minutes.**

Motion by Commissioner Gengler, seconded by Commissioner Anderson, to approve the consent agenda as presented.

A roll call vote was performed:

Commissioner Anderson     aye  
Commissioner Gengler       aye  
Commissioner Peters        aye  
Commissioner Woestehoff   aye  
Commissioner VanScoy       aye  
Chairperson Bauer          aye

Motion Carried.

**6.     PUBLIC HEARINGS/COMMISSION BUSINESS**

**6.01:   Public Hearing: Consider Request for Variance to Minimum Lot Size and Width at 4944 178<sup>th</sup> Lane NW (Project No. 20-129); Case of Jack and Sandra Kuhn**

**Public Hearing**

Chairperson Bauer called the public hearing to order at 7:04 p.m.

**Presentation**

City Planner Anderson presented the staff report stating that staff recommends adopting Resolution #20-222 granting a variance to lot size and width for the subject property, which will allow an Administrative Subdivision to be completed to correct multiple existing structure encroachments.

Chairperson Bauer asked and received confirmation that if approved, the accessory structure would be within its property and all properties would meet the required setbacks. He stated that the variance would be for lot size, because of the changing lot size for the one lot. He asked if the other lots involved would require variances.

City Planner Anderson replied that two of the properties swapping land are swapping the same amount of land, therefore their lot sizes are not changing. He stated that if this is approved, the frontage for the Tonto Street lot would be improved.

Commissioner Peters asked if iron drops would be installed when the property lines change.

City Planner Anderson explained how the surveying and deed transfers would be completed.

Commissioner VanScoy stated that he believes that this is a good solution to a problem that was created a long time ago. He stated that the property with the detached garage, on Tonto Street, would most likely meet the requirement for size but not for street frontage. He acknowledged that the frontage is improving but was unsure that it would meet the ordinance requirement and asked whether a variance would be needed.

City Planner Anderson stated that they are not increasing the nonconformity for that lot and are actually improving it. He stated that while it will not meet the minimum requirement, it will not require a variance and will continue the lawful nonconforming status.

### **Citizen Input**

No comments.

Motion by Commissioner Anderson, seconded by Commissioner Peters, to close the public hearing.

A roll call vote was performed:

Commissioner Gengler	aye
Commissioner Woestehoff	aye
Commissioner Peters	aye
Commissioner Anderson	aye
Commissioner VanScoy	aye
Chairperson Bauer	aye

Motion Carried.

Chairperson Bauer closed the public hearing closed at 7:19 p.m.

### **Commission Business**

Motion by Commissioner Gengler, seconded by Commissioner Woestehoff, to recommend that City Council adopt Resolution #20-222 granting a variance to lot size and width for the subject property.

A roll call vote was performed:

Commissioner Peters            aye  
Commissioner Woestehoff    aye  
Commissioner Anderson      aye  
Commissioner Gengler        aye  
Commissioner VanScoy        aye  
Chairperson Bauer            aye

Motion Carried.

**7.        COMMISSION BUSINESS**

None.

**8.        COMMISSION / STAFF INPUT**

**8.01:    Receive Staff Update**

Deputy City Administrator Gladhill provided an update on recent discussion of the EDA related to Highway 10 signage for businesses. He explained that the EDA received a presentation on billboards, as some members noticed the sign in Champlin and had interest in learning more. He stated that the EDA will continue to discuss the possibility of a billboard and related elements. He stated that the intent would be to have something similar to the sign located in Champlin. He stated that the EDA will continue to review possible partners and possibilities of implementation and funding. He advised that the topic would then come to the Planning Commission for input on design and location.

Commissioner Anderson stated that he would have concerns related to location, size, and possible impacts from the Highway 10 construction project. He stated that he has seen the sign in Champlin, which is an interesting sign, but he has mixed feelings as the sign stands out.

Commissioner Peters stated that he would be concerned with the brightness of the sign and the impact that could have on adjacent residential properties. He used the example of the bright sign for the assisted living facility that was recently constructed on Highway 10.

Deputy City Administrator Gladhill stated that the City has regulations on brightness and lumens. He stated that staff can work easily with users to turn the brightness down. He recognized that the Code may need refreshing to address newer technology. He stated that staff can reach out to the assisted living facility about the brightness of their sign.

Chairperson Bauer stated that he noticed the agenda for the upcoming EDA meeting, which includes a purchase agreement for a project the Planning Commission discussed at its last meeting.

Deputy City Administrator Gladhill confirmed that the EDA will be reviewing a potential purchase agreement for the Storyteller Café and confirmed that the Planning Commission reviewed that project the previous month.

Senior Planner McGuire Brigl provided updates on recent cases the Commission has considered.

Deputy City Administrator Gladhill noted that the first phase of the Public Works Facility was approved, and groundbreaking will occur the following week.

**9. ADJOURNMENT**

Motion by Commissioner Anderson, seconded by Commissioner Gengler, to adjourn the meeting.

A roll call vote was performed:

Commissioner VanScoy	aye
Commissioner Anderson	aye
Commissioner Gengler	aye
Commissioner Peters	aye
Commissioner Woestehoff	aye
Chairperson Bauer	aye

Motion carried.

The regular meeting of the Planning Commission adjourned at 7:30 p.m.

Respectfully submitted,

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Chloe McGuire Brigl  
Senior Planner

ATTEST:

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JoAnn Shaw  
Community Development Assistant

Drafted by Amanda Staple  
*TimeSaver Off Site Secretarial, Inc.*