

**BIG LAKE PLANNING COMMISSION  
REGULAR MEETING MINUTES**

**OCTOBER 7, 2009**

**1. CALL TO ORDER**

Chair Becker called the meeting to order at 7:02 p.m.

**2. ROLL CALL**

Commissioners present: Kirby Becker, Ketti Green, Doug Hayes, Duane Langsdorf, Scott Marotz, Patricia May, and David Schreiber. Commissioners absent: none. Also present: Community Economic Development Director Jim Thares, and Senior City Planner Katie Larsen.

**3. ADOPT AGENDA**

Commissioner Hayes moved to adopt the agenda. Seconded by Commissioner Langsdorf, unanimous ayes, agenda adopted.

**4. OPEN FORUM**

Chair Becker opened the Open Forum at 7:03 p.m.

Mr. Randy MacLeod, 1481 Hill Street, stated that he had recently been informed that he was non-compliant with City Ordinances because of a semi-truck that was being parked alongside his driveway. He noted that the truck is parked on a parking pad and he has been parking the vehicle in the same location for fifteen (15) years.

Chair Becker closed the Open Forum at 7:05 p.m.

**5. APPROVE SEPTEMBER 16,2009 PLANNING COMMISSION MEETING MINUTES**

Commissioner Langsdorf motioned to approve the September 16, 2009 Meeting Minutes. Seconded by Commissioner Hayes, unanimous ayes, Minutes approved.

## **6. BUSINESS**

### **6A. RESIDENTIAL OFF STREET PARKING AND SEMI-TRAILER TRUCKS**

Planner Katie Larsen reviewed the September 29, 2009 Planning Report pertaining to the City Council's request for staff and the Planning Commission to review the City's ordinance regarding residential off-street parking as it relates to semi-trailer trucks, which was brought forth because of a formal complaint received by staff about a semi-trailer truck parked at a residence located at 1481 Hill Street. Also discussed was a petition included in the meeting packet signed by neighboring residents of the property identified in the complaint.

Also discussed was the potential for perceived nuisances with commercial-type vehicles being parked on residential driveways and the Ordinance's 12,000 lbs. weight limit for commercial vehicles. Planner Larsen reported that staff had researched the Codes of other cities (Bloomington, Mahtomedi, and White Bear Lake) and found that all had restrictions on truck equipment parking in residential districts, with some cities limiting the gross vehicle weight to 9,000 lbs. She further stated that City staff is aware of potentially multiple properties within the City that are out of compliance with regards to commercial vehicles.

Mr. Randy MacLeod, 1481 Hill Street, presented photographs for the Commission's review of his semi-truck parked in his driveway and explained the issues he had with remote site parking of his truck. He also stated that the vehicle rarely idles on the property and when it does, it is only for approximately 15 minutes at a time.

Chair Becker allowed other audience members speak on the issue if they so wished.

Denise Wagner, 100 Hiawatha Avenue, stated that they have never had an issue with the Mr. MacLeod's truck being parked on his property and that noise from the vehicle has never been an issue.

Marvin Rydberg, 1400 Hill Street, stated that he has no problems with the truck being parked on Mr. MacLeod's property and over the last 25 years that he has lived in his home, he has never had any issues with either of the semi-trucks parked in the neighborhood. Mr. Rydberg questioned why Mr. MacLeod's neighbor was allowed to have a vehicle and trailer parked in that property's second driveway.

Jennifer Bramhall, 4535 Sterling Drive, stated that she questions the complaint-based enforcement as the situation at hand is a neighbor squabble.

Commissioner Marotz explained that the larger issue is to find balance with the merits of the ordinance. The Commission discussed possible options to address this issue (i.e., creating a provision to allow self-employed residents to park truck with specific operating standards; issuing parking permits for semi-trucks/RV's (with a limited number issued), screening of parked vehicle, etc.).

Planner Larsen asked that the Commission provide input as to whether the City should amend its current Ordinance regarding parking of a semi-trailer truck in residential districts or possibly take some other action. It was the consensus of the Commission that staff should review the Ordinance along with the items discussed and provide a revised proposal at a future meeting.

#### **6B. WALKING AUDIT – DOWNTOWN TO NORTHSTAR STATION**

Planner Larsen reviewed the October 1, 2009 Memorandum on the 2009 Walking Audit which was conducted by City Staff on September 24, 2009 on the downtown corridor from City Hall to the Northstar Station.

The Commission asked staff to investigate the potential cost of having sidewalks installed for the pedestrian corridors to/from the Station site. Also discussed was a potential methodical capital improvement program to assist with gaps in the sidewalks. Chair Becker suggested that staff submit a transportation enhancement application to MnDOT, District 3, this fall for potential funding for the sidewalk gaps, specifically justifying the application as being necessary for connection to the Northstar Commuter Rail system.

Another item discussed was the issue of a bush/tree that appears to be blocking the "clear view triangle" area on the corner of Eagle Lake Road and Martin Avenue. Staff will contact the City Engineer and request that this issue be investigated.

#### **6C. CALL FOR SPECIAL GATHERING – BIG LAKE STATION GRAND OPENING**

Planner Larsen reported that the City will be hosting a Grand Opening Event for the Big Lake Station on Saturday, November 14, 2009, to celebrate the start of the Northstar Commuter Rail and requested that the Commission set a special gathering of the Planning Commission for this event. It was also noted that no action will be required or taken by the Planning Commission at this event.

Commissioner Hayes motioned to schedule a special gathering of the Planning Commission on Saturday, November 14, 2009, at 9:00 a.m. at the Big Lake Northstar Commuter Rail Station site (located at 19691 County Road 43), for the Big Lake Station's Grand Opening Event. Seconded by Commissioner Green, unanimous ayes, motion carried.

**6D. CALL FOR SPECIAL MEETING: 8<sup>TH</sup> ANNUAL CITY OF BIG LAKE COMMITTEE WORKSHOP**

Planner Larsen briefly discussed the workshop scheduled by the City Council to meet with all City Committee Members (Planning Commission, BLEDA, and Parks Advisory Committee) on Tuesday, December 1, 2009, at 5:00 p.m. in the Big Lake City Council Chambers, and she requested that the Commission set a special gathering for this workshop.

Chair Becker motioned to schedule a special gathering of the Planning Commission on Tuesday, December 1, 2009, at 5:00 p.m. in the City Council Chambers, to participate in the Annual Committee Workshop with the City Council, BLEDA, and Parks Advisory Committee. Seconded by Commissioner May, unanimous ayes, motion carried.

**7. PLANNER'S REPORT**

**7A. TOD MASTER PLAN & VISIONING SESSION HELD ON SEPTEMBER 30, 2009 (DISCUSSION ONLY)**

Planner Larsen provided an update on the TOD Master Plan and Visioning Session held on September 30<sup>th</sup>. She stated that the next TOD Committee Meeting is scheduled on Wednesday, October 21, 2009.

**7B. PROJECT UPDATE REPORT**

Planner Larsen reviewed the monthly project update report; no action required or taken by the Commission.

**8. COMMISSIONERS' REPORTS** – No reports.

**9. OTHER** – None.

**10. ADJOURN**

Commissioner Green motioned to adjourn at 8:42 p.m. Seconded by Commissioner May, unanimous ayes, motion carried.