

MOUND CITY COUNCIL MINUTES
September 26, 2017

The City Council of the City of Mound, Hennepin County, Minnesota, met in regular session on Tuesday, September 26, 2017, at 7:00 p.m. in the Council Chambers of the Centennial Building.

Members present: Mayor Mark Wegscheid, Council Members Ray Salazar, Kelli Gillispie, Jeff Bergquist, and Jennifer Peterson

Members absent: none

Others present: City Manager and Director of Public Works Eric Hoversten, Administrative Assistant Mary Mackres, Director of Community Development Sarah Smith, Consultant Planner Rita Trapp, Fritz Gullickson, Louis Colson, Marlene Graham, Jackie Piepkorn, Andrew Wolf, Samuel Moe, Logan James, Parker Reinert, Alex Sivtsov, Morgan Lazenby, Shelby Scott, Nicole Morkrid, Conner Clark, and Shel Vancaine

Consent agenda: All items listed under the Consent Agenda are considered to be routine in nature by the Council. There will be no separate discussion on these items unless a Council Member or citizen so requests, in which event it will be removed from the Consent Agenda and considered in normal sequence.

1. Open meeting

Mayor Wegscheid called the meeting to order at 7:00 p.m.

2. Pledge of Allegiance

3. Approve agenda

MOTION by Salazar, seconded by Bergquist, to approve the agenda. All voted in favor. Motion carried.

4. Consent agenda

MOTION by Salazar, seconded by Gillispie, to approve the consent agenda. Upon roll call vote, all voted in favor. Motion carried.

A. Approve payment of claims in the amount of \$1,278,394.76

B. Approve Minutes: 9/12/17 Regular Meeting

C. Cancel regularly scheduled City Council Meeting for December 26, 2017 due to Christmas Holiday

D. RESOLUTION NO. 17-141: RESOLUTION APPROVING RESTORATION AGREEMENT WITH RESPECT TO THE HAZARDOUS BUILDING EXISTING AT 4837 BEDFORD ROAD, IN THE CITY OF MOUND, MINNESOTA 55364

5. Comments and suggestions from citizens present on any item not on the agenda.

Mayor Wegscheid asked the students in the audience to choose a representative from their group to come up and share with the Council a little something about their government class.

Andrew Wolf, 2764 Cardigan, said that Mr. Kuehl is their teacher at Westonka High School. Wolf said the students are just starting their government class. Wolf said the class has covered the creation of the country starting with the original 13 colonies. Wolf added the students in the class are required to attend two Council meetings per quarter.

6. Planning Commission Recommendations

Eva and Abbie Addition - 5-lot, single-family residential subdivision for property at 4873 Shoreline Drive

Applicant: Louis Colson/Colson Custom Homes

Owner: Wayne Ehlebracht

Public Hearing for review of Major Subdivision-Preliminary Plat (PC Case No. 17-20)

Consideration of Comprehensive Plan Amendment (Case No. 17-23) and Variances (Case No. 17-24)

Rita Trapp, Consultant Planner, presented the application for major subdivision and variance approvals for the subject property at 4873 Shoreline Drive. Trapp said the Applicant has applied for multi-land use, five single-family lots of .81 acres in size.

Trapp stated there was much discussion at a previous Council meeting on what would be an appropriate use for this site. Trapp said the applicant is proposing five single-family homes. Trapp added that Hennepin County, in its review of the plan, had a number of requests or recommendations including a request for the applicant to dedicate another 7ft of right-of-way (ROW) along Shoreline Drive. Trapp said it is customary for Counties to request additional ROW in order to accommodate future expansions for the roadway. Trapp acknowledged this shrinks the amount of land available for the project though the Planning Commission felt it was appropriate to grant a variance to allow a 13ft side yard setback for Lot 1. Trapp added there is no need for an additional variance request for Lot 5.

Trapp went over the sketch plan review which included the existing home staying on the site. She said Staff and the Planning Commission feel that single-family homes make sense for this area and that it felt right for low density residential as opposed to medium density residential.

Trapp addressed the Lot 5 variance request for the zero-foot driveway setback. Trapp said there is an existing access to Shoreline Drive for Lot 5 and Hennepin County does not want the access moved. Trapp added there is an existing garage at the back of property, which will be converted to a shed, and that the City code

requires one covered parking stall for every house which the Applicant proposes to meet at the front of the houses instead of the rear.

Trapp presented the other variance request to have 6ft side-yard setbacks for Lots 1-4. Trapp said these setbacks mimic what the City would require for lots of record in R2 2-family homes. Trapp said the due to the size of the lots and how the lots are shaped, the developer is not able to accommodate the 10 foot setback.

Trapp said the Planning Commission reviewed the plans at their September meeting and two neighboring property owners spoke at the meeting. Trapp said one neighbor was in support of the plans for single-family homes and while the other was in support of the project, the neighbor was concerned about storm water runoff. Trapp says that notices were sent out to the adjacent property owners regarding this public hearing.

Wegscheid clarified that the zero-foot variance for the driveway is just for Lot 5.

Gillispie noted that this area is currently zoned as R2. Trapp explained that this request is for a Comprehensive Plan amendment, not a zoning ordinance change. Trapp added that the Current Comprehensive Plan is guided medium density residential. Hoversten reiterated that the Comprehensive Plan amendment is to change the guidance from medium density to low density and the zoning remains the same. Gillispie said she thinks this is confusing on the City's website. Trapp said that Staff is making modifications to the Comprehensive Plan which is currently under review.

Trapp stated that the current Comprehensive Plan calls for medium density along Shoreline Drive. Gillispie doesn't agree with single-family houses here. Trapp says that most of the properties around the proposed development are single-family homes.

Salazar wanted to know where the name Eva and Abbie comes from. Trapp says the applicant can answer that question.

Mayor Wegscheid opens public hearing at 7:18 p.m.

Louis Colson, 5657 Grandview, responded to Salazar's question and said Fritz Gullickson's daughter's name is Abbie and Louis Colson's daughter's name is Eva. Salazar commented that he likes the personal touch.

Mayor Wegscheid closes public hearing at 7:20 p.m.

Requested Actions

- a) Approve resolution approving a Comprehensive Plan Amendment to re-guide the property at 4873 Shoreline Drive from Medium Density Residential to Low Density Residential

MOTION by Salazar, seconded by Peterson, to approve resolution. All voted in favor. Motion carried.

RESOLUTION NO. 17-142: RESOLUTION APPROVING COMPREHENSIVE PLAN AMENDMENT TO REGUIDE PROPERTY AT 4873 SHORELINE DRIVE FROM MEDIUM DENSITY RESIDENTIAL TO LOW DENSITY RESIDENTIAL, PLANNING CASE NO. 17-20

- b) Approve resolution approving Major Subdivision-Preliminary Plat for Eva and Abbie Addition for property at 4873 Shoreline Drive

MOTION by Bergquist, seconded by Salazar, to approve resolution. All voted in favor. Motion carried.

RESOLUTION NO. 17-143: RESOLUTION APPROVING MAJOR SUBDIVISION - PRELIMINARY PLAT FOR EVA AND ABBIE ADDITION FOR PROPERTY AT 4873 SHORELINE DRIVE, PLANNING CASE NO. 17-23

- c) Approve resolution approving Variances for Eva and Abbie Addition for property at 4873 Shoreline Drive

MOTION by Salazar, seconded by Bergquist, to approve resolution. All voted in favor. Motion carried.

RESOLUTION NO. 17-144: RESOLUTION APPROVING VARIANCES FOR EVA AND ABBIE ADDITION FOR PROPERTY AT 4873 SHORELINE DRIVE, PLANNING CASE NO. 17-24

7. Information/Miscellaneous

A. Comments/reports from Council Members

Hoversten reminded all of the following:

Oct. 4 – The fire prevention open house is scheduled from 6pm-8pm. Come out and visit the fire station and learn about fire prevention.

Oct. 10 – The street improvement assessment public hearing for Maywood/Wilshire and Tuxedo project will be held.

Oct. 17 at 6:30 p.m. – This is a City Council Workshop to discuss the 2018 budget, utility rates and levies.

Oct. 24 – The street improvement assessment public hearing for the Bartlett project will be held.

B. Reports: Fire Department - August 2017

Liquor Store - August 2017

C. Minutes: Parks & Open Space Commission - June 15, 2017

D. Correspondence: MN Dept of Health - Sanitary Survey Report for the
Mound Public Water System

8. Adjourn

MOTION by Peterson seconded by Gillispie, to adjourn at 7:23 p.m. All voted in favor. Motion carried.

Mayor Mark Wegscheid

Attest: Catherine Pausche, Clerk