

**CITY OF MADISON LAKE
MINUTES OF THE SPECIAL MEETING
OF THE PLANNING COMMISSION
MONDAY, JULY 13, 2015**

1. Call to Order

Chair Klassen called the regular Planning Commission meeting to order at 6:01 pm.

2. Roll Call

Members Present: Mike Klassen, Annette McBeth, Ryan Sanders, Greg Rosenow, Rick Anderson

Members Absent: Mark Hayes.

Council Members: Mayor Kenneth Reichel, Council Member Pat Burt, Council Member Carolyn Hiniker, Council Member Kent Hoehn.

Staff Present: City Administrator Ari Klugman, Building Inspector Ron Voth

3. Public Hearings

A) Preliminary Plat & Rezoning of West Shore Estates

Mike Klassen opened the public hearing for preliminary plat and rezoning of west shore estates 6:03 pm.

City Administrator Klugman said the hearing is on the proposed preliminary plat and rezoning the property to R-1. She introduced Nate Hermer from ISG.

Nate Hermer gave a brief presentation of the project. The project includes a 15 unit PUD with a storage building.

City Administrator Klugman asked the planning commission to include meeting impervious surface requirements as a condition.

Lee Timmerman 22375 Lakewood Drive asked for some landscaping to be planned around the storage building. He proposed a redesign that would separate the storage building into two and block the sounds of the traffic from the road. He also expressed a concern about the boats on the dock seeming like a marina at the corner of his property. He asked for the dock to be aligned away from his property.

City Administrator Klugman said she did not believe the redesign splitting the building could be done as proposed and still meet impervious surface requirements.

Randy Westman said they would direct the docks away from Mr. Timmerman's property. They would also provide landscaping around the building.

Kenneth Luhring 22367 Lakewood Drive asked if the township board had been informed of the preliminary plat and asked what the plan was for the cul-de-sac.

Nate Herman said the cul-de-sac is not changing, the easement actually be getting a bit larger with vegetation around it.

Mike Klassen closed the public hearing at 6:45 PM

A motion by McBeth, seconded by Sanders, to recommend approval to the City Council with the following conditions:

1. A signed developers agreement and Planned Unit Development Agreement is signed and approved before the Final Plat is approved.

2. The Development meets impervious surface requirements.
3. Allowing for a trail realignment if MNDOT allows a straight away or right of way is changed.

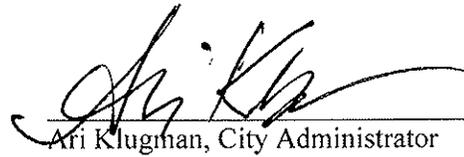
Roll Call: Ayes: Klassen, McBeth, Sanders, Rosenow, Anderson
Nays: None
Motion carried.

4. **Adjournment**

A motion by Anderson, seconded by Sanders, to adjourn the meeting at 6:50 pm.

Roll Call: Ayes: McBeth, Sanders, Rosenow, Klassen, Anderson
Nays: None
Motion carried.

Attest:



Ari Klugman, City Administrator