



City of Blaine Anoka County, Minnesota Minutes - Final

Blaine City Hall
10801 Town Sq Dr NE
Blaine, MN 55449

Planning Commission

The Planning Commission is an advisory body to the City Council. One of the Commission's functions is to hold public hearings and make recommendations to the City Council. The City Council makes all final decisions on these matters. Blaine City Ordinances require that certain documents and information be included in applications. The Planning Commission may postpone consideration of an application that is incomplete and may, for other reasons, postpone final action on an application. For each item the Commission will receive reports prepared by the City staff, open the hearing to the public, and discuss and act on the application.

Tuesday, April 11, 2017

7:00 PM

Council Chambers

1. Roll Call - 2016/2017 Planning Commission

The Blaine Planning Commission met in the City Hall Chambers on Tuesday, April 11, 2017. Chair Ouellette called the meeting to order at 7:00 p.m.

Staff Present: Lori Johnson, Associate Planner
Dan Schluender, Assistant City Engineer
Cathy Sorensen, City Clerk

Present: 6 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, Commissioner Olson, and Commissioner Halpern

Absent: 1 - Commissioner Ponds

2. [TMP 17-0177](#) Approval of March 14, 2017 Planning Commission Minutes

Motion by Commissioner Goracke to approve the minutes of March 14, 2017, as presented. Motion seconded by Commissioner Homan. The motion passed 6-0.

Aye: 5 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, and Commissioner Halpern

2.1 Old Business

None.

2.2 2016/2017 Planning Commission Adjourns Sine Die

Chair Ouellette adjourned the 2016/2017 Planning Commission Sine Die to complete the Oath of Office at 7:01 p.m.

Motion by Commissioner York to adjourn the 2016/2017 Planning Commission

Sine Die. Motion seconded by Commissioner Olson. The motion passed 6-0.

Aye: 7 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, Commissioner Olson, Commissioner Ponds, and Commissioner Halpern

3.1 Administration of Oaths of Office - Maisa Olson, Daphne Ponds and Daniel York

The Oath of Office was administered by the City Clerk to Commissioners Maisa Olson and Daniel York.

3.2 Resumption of Adjourned Meeting

Chair Ouellette reconvened the meeting at 7:03 p.m.

3.3 Roll Call - 2017/2018 Planning Commission

Present: 6 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, Commissioner Olson, and Commissioner Halpern

Absent: 1 - Commissioner Ponds

4. New Business

4.1 [ORD 17-2377](#) SECOND READING

GRANTING A REZONING FROM I-2 (HEAVY INDUSTRIAL) TO I-2A (HEAVY INDUSTRIAL) TO ALLOW FOR THE EXPANSION OF OUTDOOR STORAGE FOR THE ADJACENT ASPHALT PLANT AT LOT 6, BLOCK 1, ZIMMERMAN INDUSTRIAL PARK. TILLER CORPORATION. CASE FILE NO. 17-0009/LSJ

The report to the Planning Commission was presented by Lori Johnson, Associate Planner. The public hearing for Case File 17-0009 was opened at 7:12 p.m. As no one wished to appear, the public hearing was closed at 7:12 p.m.

Commissioner York stated he supported the proposed expansion and believed the applicant had a solid plan.

Motion by Commissioner Olson to recommend approval of Planning Case 17-0009A a Rezoning from HI (Heavy Industrial) to I-2A (Heavy Industrial) on Lot 6, Block 1 Zimmerman Industrial Park based on the following rationale:

Case 17-0009A:

- 1. The proposed rezoning would be consistent with the HI (Heavy Industrial) land use of the property.**
- 2. The proposed rezoning is consistent with the zoning of adjacent parcel with I-2A land uses.**

Motion by Commissioner Olson to recommend approval of Planning Case 17-0009B a Conditional Use Permit amendment to allow for the expansion of an existing materials stockpiling area associated with the asphalt plant on the adjacent parcel in a I-2A zoning district on Lot 6, Block 1 Zimmerman Industrial Park based on the following conditions:

Case 17-0009B:

- 1. All conditions of Resolution 99-154 will remain the same with the exception of condition 1, which is no longer valid due to the poor quality of the trees in this area and the need to expand the stockpiling.**
- 2. All conditions of Resolution 99-154 will apply to Lot 6, Block 1 Zimmerman Industrial Park.**
- 3. The applicant to work with and obtain a permit from the Rice Creek Watershed District of all site work done on the property.**
- 4. Lot 6, Block 1 Zimmerman Industrial Park must be combined with 10280 Naples Street prior to any work being performed on site.**
- 5. No stockpiling of material or storage of equipment will be allowed on Lot 1, Block 1 Zimmerman Industrial Park.**

Motion seconded by Commissioner Homan. The motion passed 6-0.

Aye: 6 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, Commissioner Olson, and Commissioner Halpern

Chair Ouellette noted this would be on the agenda of the May 4, 2017 City Council meeting.

Adjournment

Motion by Commissioner Goracke to adjourn the Regular Planning Commission meeting. Motion seconded by Commissioner Halpern. The motion passed 6-0. Adjournment time was 7:14 p.m.

Aye: 5 - Chair Ouellette, Commissioner Homan, Commissioner York, Commissioner Goracke, and Commissioner Halpern