



PLANNING COMMISSION AGENDA

JULY 1, 2004—6:30 P.M.

CITY COUNCIL CHAMBERS—MINNETONKA COMMUNITY CENTER

1. **Call to Order**
2. **Roll Call**
3. **Approval of Agenda**
4. **Approval of Minutes:** June 17, 2004
5. **Report from Staff**
6. **Report from Planning Commission Members**
7. **Public Hearings: Consent Agenda**

City staff has placed items that they consider routine on the consent agenda. The Planning Commission will hold one public hearing and then approve all such items with one motion. Before voting on the consent agenda, the chair will open the hearing, announce each item and ask if anyone wishes to have a separate discussion or vote on that item. If so, that person should raise their hand. The Commission will then remove that item from the consent agenda and hold a separate hearing on it after voting on the consent agenda items. The chair may allow informational questions without removing an item from the consent agenda. Items approved under the consent agenda are approved subject to the staff recommendations.

- (4 Votes) A. Resolution approving a conditional use permit for a daycare/preschool facility for up to 100 children at 13613 Orchard Road for Bet Shalom Synagogue/Shalom Yeladim Preschool (99073.04a)

- Recommendation to City Council (Tentative Date: July 26, 2004)
- Project Planner: Susam Thomas

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- (5 Votes) B. Resolution approving a front yard setback variance to build a tennis court at 1617 Linner Road for Oslund and Associates (03074.04a)
- Final Decision Subject to Appeal
 - Project Planner: Megan Kelly
- (5 Votes) C. Resolution approving a side-yard variance to build a second garage stall addition on the home at 3701 Elmwood Place for Sharratt Design & Company (04041.04a)
- Final Decision Subject to Appeal
 - Project Planner: Megan Kelly

8. Public Hearings: Non-Consent Agenda Items

- (4 Votes) A. Items concerning the expansion of the Gianna Homes residence at 4605 Fairhills Road East for Gianna Homes-Sursum Corda, Inc. (01071.04a):
- 1) Revision of a conditional use permit; and
 - 2) Site and building plan review, with setback variances.
- Recommendation to City Council (Tentative Date: July 26, 2004)
 - Project Planner: Susan Thomas
- (4 Votes) B. Preliminary plat to divide one lot into three-lots at 11413 Fetterly Road West for Capestone Builders (04043.04a)
- Recommendation to City Council (Tentative Date: July 26, 2004)
 - Project Planner: Cary Teague

9. Adjournment

Notices

1. Please call the Planning Department at (952) 939-8298 to confirm meeting dates as they are tentative and subject to change.

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2. Application pulled and tentatively rescheduled for the July 15, 2004, Planning Commission meeting:
 - a. Conditional use permit and site plan review for construction of a convenience store, service/repair area, and car wash at 13118 Excelsior Boulevard for Bauer's Custom Hitches/Bauer's Express Lube (86165.04a)
 - b. Agreement between the cities of Minnetonka and Deephaven for the annexation of the Minnetonka part of the property at 3660 County Road 101 to Deephaven for Steven Scott Development (04017.04a)
 - c. Items concerning a four-story, 86-unit senior housing development at 5431 and 5439 Williston Road, for MSC Concrete, Inc.

3. Application pulled and tentatively rescheduled for the August 5, 2004, Planning Commission meeting:
 - a. Items concerning a landscape design studio at 14600 Minnetonka Drive for Keenan & Sveiven, Inc. (04015.04a)

WELCOME TO THE MINNETONKA PLANNING COMMISSION MEETING

This outline has been prepared to help you understand the public meeting process. The review of an item usually takes the following form:

1. The chairperson of the meeting will announce the item to be reviewed and ask for the staff report on the subject.
2. Staff presents their report on the item.
3. The Commission will then ask City staff questions about the proposal.
4. The chairperson will then ask if the applicant wishes to comment.
5. The chairperson will open the public hearing to give an opportunity to anyone present to comment on the proposal.
6. This is the time for the public to make comments or ask questions about the proposal. Please step up to the podium, speak clearly, first giving your name (spelling your last name) and address and then your comments.
7. At larger public hearings, the chair will encourage speakers, including the applicant, to limit their time at the podium to about 8 minutes so everyone has time to speak at least once. Neighborhood representatives will be given more time. Once everyone has spoken, the chair may allow speakers to return for additional comments.
8. After everyone in the audience wishing to speak has given his or her comments, the chairperson will close the public hearing portion of the meeting.
9. The Commission will then discuss the proposal. No further public comments are allowed.
10. The Commission will then make its recommendation or decision.
11. Final decisions by the Planning Commission may be appealed to the City Council. Appeals must be written and filed with the Planning Department within 10 days of the Planning Commission meeting.