



MINUTES OF THE PROCEEDINGS OF THE PLANNING COMMISSION OF THE CITY OF STACY IN THE COUNTY OF CHISAGO IN THE STATE OF MINNESOTA PURSUANT TO DUE CALL AND NOTICE THEREOF

**REGULAR MEETING – JANUARY 16, 2024 7:00 p.m.
33155 HEMINGWAY AVE, STACY MN**

Call to Order

Chair J. Ness called the meeting to order at 7:00 p.m.

Attendance

Present: Tim Sawatzky, Jim Ness, Jeff Johnson (Non-Voting Alternate), Dick Stiers, Susie Brooks (Voting Alternate), Jim Willeck, and Michele McLane

Absent: Telise Schroeder

Others Present: Angie Comstock and Tanya Smolke

Oath of Office for New Members

New Commission members Jim Willeck, Susie Brooks, and Dick Stiers took the Oath of Office.

Chair & Co-Chair Election

Motion by M. McLane to nominate Jim Ness as Commission Chair. Second by J. Willeck. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, J. Willeck, and M. McLane voted yes. Chair Ness declared the motion carried.

Motion by J. Ness to nominate Telise Schroeder as Commission Co-Chair. Second by J. Willeck. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, J. Willeck, and M. McLane voted yes. Chair Ness declared the motion carried.

Chair J. Ness noted that all members of the Commission, whether alternates or full members, will fully participate and vote during meetings. A voting alternate will be determined at the start of the meeting in case of the absence of a full member. All members present will vote on items with the alternate members' vote noted in the minutes.

Agenda

The implementation of the tobacco ordinance was added under New Business 7D, the DNR Shoreland Ordinance was added as 7E, and the Anderson Trust Property under Old Business as 8C. Motion by J. Ness to approve the agenda as amended. Second by M. McLane. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, J. Willeck, and M. McLane voted yes. Chair Ness declared the motion carried.

Approval of Minutes

Motion by J. Ness to approve the Planning Commission minutes as presented. Second by M. McLane. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, J. Willeck, and M. McLane voted yes. Chair Ness declared the motion carried.

City Council Update

City Council Liaison T. Sawatzky provided an update from the City Council meeting, including a discussion on the proposed land use by LIUNA for the Anderson Trust Property.

New Business

Proposed Land Use – 35902 Grand Avenue

The owner of this property was not present to discuss his proposed land use of veterans' homes. The deputy clerk provided the information that was given. The commission had several questions and agreed that they would have to discuss it further with the resident.

Chair J. Ness asked the clerks' department to upload a Word version of the Lent Zoning code to TEAMS for the Commission's use.

Lent Township Planning Commission Items

The Planning Commission discussed multiple items that the Stacy Commission will take over from the Township, including the following:

- Property Cleanup at 4333 340th St.- Member D. Stiers provided a summary of what has been going on with this property. The resident was working with the Township on getting the property cleaned up and is making progress. If he is going to continue his trucking business, he needs to apply for an IUP.
- Property Line Dispute at 32420 Elk Ct.- The resident of this property is trying to pull an after-the-fact building permit through the county on a carport that was erected that does not meet the setback requirements from the property line. The clerks' department was asked to follow up with the County on the permit. Chair Ness indicated that it may be up to the City Council if the carport needs to be taken down or moved, and the Planning Commission could make a recommendation. The Commission requested clarification on the definition of non-permanent structures for the next meeting and requested the city clerk to upload as much information as possible about this to TEAMS. This item will be back on the agenda next month. The Commission also requested that the last six months of Lent Township Planning Commission minutes be uploaded as well.
- Station on 17- Member D. Stiers asked the clerk if she had ever gotten a response from Station on 17, and she said she had not. There are lighting issues at this location, and they need to apply for an IUP for overnight parking at that location. The Clerk will contact the property owner, and if necessary, draft a new violation letter on City letterhead and send it by certified mail.
- Olo Junk Removal- Member D. Stiers asked if there were any results from a letter that was sent by the Township to the property Planning Commission

owner regarding the business being run and the junk on the property. The business has changed its address to one in North Branch and the property itself had been cleaned up. The property is starting to get messy again. Chair Ness directed that a letter be sent reminding them to keep the property cleaned up.

Planning Commission Meeting Schedule

Part of the annexation agreement was that the Township residents would continue to enjoy all rights and privileges they had under the Township. The plan that the Joint Planning Commission had was to propose to the new Council that we add the Township zones and overlays to the Stacy City Code and revert all the Township areas to their original zones. Chair Ness asked if there were any changes that the former Lent Commission members wanted to make to the original zones, as this would be a good time to do so. The combined comprehensive plan is also close to completion.

The Commission determined that a work meeting would be necessary for the next few months to work on annexation-related items to meet the proposed timelines. They will meet on the 4th Wednesday of each month for this purpose.

Tobacco Ordinance

Chair J. Ness asked that the clerks' department take the county tobacco ordinance and create a draft replacing "county" with "city" for the Commission to review. A city tobacco license application form will also be generated based on the County application form.

DNR Notice to Amend Shoreland and Floodplain Ordinances

The Commission reviewed the DNR Shoreland notice. Member M. McLane will compare our current ordinance to the suggested ordinance provided by the DNR and provide an update at the next regular meeting of the Commission.

Old Business

Amendments to §30.07 (D) & §31.02 (A)

Motion by J. Ness to recommend to the Council that §30.07 and §31.02 be amended as presented. Second by D. Stiers. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, and J. Willeck voted yes with M. McLane abstaining. Chair Ness declared the motion carried.

Continue Review of the City Code at §153.045

The Commission tabled the review of the city code at §153.045 until the next meeting.

Anderson Trust Property

This item was handled out of order by motion of J. Ness. Second by J. Willeck. Members J. Ness, J. Johnson, D. Stiers, S. Brooks, J. Willeck, and M. McLane voted yes. Chair Ness declared the motion carried.

Chair Ness said that per the current Stacy Comprehensive Plan, the property is guided as General Business. His question to the Commission was whether they felt that it was guided properly, and asked the members to think on it. Member J. Johnson said that he had solicited comments from residents. Those he spoke to weren't against the proposed LIUNA use. They also suggested that businesses be used as a buffer to residential areas. Further discussion was had about the property.

Open Discussion

Member M. McLane brought up our residential zoning, in particular where the Peterson Companies property is. The clerks' department was directed to follow up with the city attorney on this matter after the last City Council meeting and that is in progress.

The Commission also asked about the ability to contact the Lent Township's previous planner for information. The information would have belonged to the Township so we should be able to request the information for the City's use. The clerks' department will follow up on that.

Adjourned at 9:30 p.m.

Chair J. Ness declared the meeting adjourned at 9:30 p.m.

Angie Comstock, Deputy City Clerk

DRAFT