



AGENDA

**MEETING OF THE CITY OF NISSWA PLANNING COMMISSION/BOARD OF ADJUSTMENT
TUESDAY, SEPTEMBER 11, 2018**

- 1) Call To Order **(8:30 AM)**
- 2) Roll Call for Property Tour
- 3) Tour of Properties **(8:35 AM)**
Nisswa Avenue/Nisswa Circle
- 4) Meeting Roll Call **(9:00 AM)**
- 5) Approval of Minutes
 - a. August 7, 2018 Minutes
- 6) Open Forum
- 7) Public Hearings
 - a. **CONDITIONAL USE PERMIT APPLICATION 011-18 (CONTINUATION):**
Consideration of permit to allow the raising of a portion of the rear lakeside yard of a single family residence to allow separation to water table while maintaining all stormwater on site and retaining ice ridge along beach front. The total amount of earth movement is 149 cubic yards. Subject site is located at 6289 County Road 13 within a Shoreland Residential (SR) Zone District. PIN: 28101000004D009; Applicant, Layne Holdahl.
 - b. **ORDINANCE AMENDMENT APPLICATION 012-18 (CONTINUATION):**
Consideration of "Stormwater Protection" Zoning Ordinance Amendments The proposed ordinance amends Section 4.9 "General Development Standards" by adding the following subsections: 4.4.9 "Buffers on a Riparian Property", 4.9.10 "General Buffer Standards", 4.9.11 "Stormwater Drainage", 4.9.12."Fertizer Use", 4.9.13 "Reserved- maintenance of Stormwater Retention Ponds", 4.9.14 "Protection of Groundwater". Furthermore, ordinance repeals existing subsection 4.9.11 "Drainage". Furthermore, ordinance remunerates existing subsections 4.9.12 "Grading & Road Construction in Shoreland Areas to subsection 4.9.15, Subsection 4.9.10 "Parking & Loading" to subsection 4.9.16, and subsection 4.9.13 "Control Access Lots" to subsection 4.9.17. Subject amendments are applicable to the entire City of Nisswa. Applicant: City of Nisswa.

- c. **ORDINANCE AMENDMENT APPLICATION 013-18 (CONTINUATION):** Consideration of “Resort Expansion” Zoning Amendments. The amendment changes Subsection 4.3.5 “Shoreland Classifications Established” by reclassifying Cullen Creek and Lazy Creek from “NE” (Natural Environment) to classifications consistent with Department of Natural Resource Shoreland Classification System. The Ordinance revises Subsection 4.8.18 (B)(2) allowing a maximum impervious surface of 25 percent in any tier; Subsection 4.8.18(C), requiring centralized water recreation areas and limiting the number of docking spaces.. Ordinance establishes a new Subsection 4.8.18(D) for open space requirements and Subsection 4.8.18(E), for open space maintenance. The ordinance also remunerates “Resort Development Density Evaluation” as Subsection 4.8.18(F) and revises the standards to reflect State requirements for density calculations. Ordinance repeals existing Subsection 4.8.18(E) for DNR technical review. Amendments are applicable to all Commercial Waterfront Zone Districts within the City of Nisswa. Applicant: City of Nisswa.

- d. **ORDINANCE AMENDMENT APPLICATION 015-18 (CONTINUATION):** Consideration of “Parking and Loading” Zoning Ordinance Amendments. The proposed ordinance revises existing Subsection 4.9.14 “Parking and Loading”, by establishing a maximum number of off street parking stalls, and allowing utilization of asphalt or concrete pavers for parking lot surfaces. Subject amendments are applicable to the entire City of Nisswa. Applicant: City of Nisswa.

8) New Business

- a. **FINAL PLAT APPLICATION 020-18:** Request to subdivide a 13.03 acre tract of property located within an Open Space Residential Zone District (OSR), consisting of 4 single-family residential lots. The subject site is generally located on the south side of Crow wing County Road 18, north of Clark Lake Lane and west of E. Clark Lake Road. PIN 280121100D00009. Applicant, Tim Ranweiler.

- b. **NISSWA AVENUE/ NISSWA CIRCLE ROAD VACATION PETITION:** Request to vacate potion of right-of-way known as “Nisswa Avenue” and a portion of platted right-of-way known as “Nisswa Circle” in the Nisswa Lake Estates Subdivision, generally located on the 70 feet northwest of the intersection of Nisswa Avenue with Nisswa Circle.

9) Old Business

10) Planning & Zoning Administrator’s Report

- a. Permits
- b. Conditions
- c. Violations
- d. Correspondence
- e. Site Visits

11) Commission Discussion Items

- a. Comprehensive Plan
- b. Vacated Commission Seat
- c. Prioritization of Future Discussion Items
- d. Grand View Lodge Density Calculation
- e. Variance request accompanied by the owner -requestor.
- f. Shoreland Planned Unit Development (Section 4.10.1)

12) Future Commission Discussion Items

- a. Mobile Food Vendors
- b. Vacation Rental By Owner (VBRO)
- c. Sketch Plan Review Process
- d. Enforcement (Section 4.14)
- e. Zoning Code/Building Code Inspector
- f. Highway 371 Corridor Development (Section 4.8.3)
- g. Central Business District Development
- h. Tree Open/Clear Cutting
- i. Tree & Brush Management
- j. Storage Building Prohibition
- k. Residential Structure Size Maximums
- l. Housing
- m. Unlisted Businesses – Land Use Chart
- n. House Keeping/ Ordinance Corrections
- o. Pro-active vs. Reactive Commission
- p. Existing aesthetics around the Nisswa round-about

13) Adjourn