

**UNAPPROVED MINUTES
PLANNING COMMISSION
REGULAR MEETING
CITY OF WYOMING, MINNESOTA
MARCH 10, 2009
7:00 PM**

CALL TO ORDER:

Frank Storm called the Regular Meeting of the Wyoming Planning Commission to order for March 10, 2009 to order at 7:00 P.M.

CALL OF ROLL:

*On a Call of the Roll the following members of the Wyoming Planning Commission were present: Frank Storm, Judy Coughlin, Sean Wagner, Ken Meyers and Mark Lobermeier
Members Absent: None
Also Present: City Staff Member Robb Linwood, Building Official Fred Weck and City Council member Roger Elmore*

DETERMINATION OF A QUORUM:

The Planning Commission Chairman determined a Quorum was present.

PLEDGE OF ALLEGIANCE:

OPEN FORUM:

“An opportunity for members of the public to address the Planning Commission on items not on the current Agenda. Items requiring Planning Commission action maybe deferred to staff for research and future Planning Commission Agendas if appropriate.”

APPROVAL OF MINUTES:

1. **Consider approving the minutes of the “Regular Meeting” of the Wyoming, Minnesota Planning Commission for February 24, 2009.**

A MOTION WAS MADE BY PLANNING COMMISSION MEMBER WAGNER SECONDED BY PLANNING COMMISSION MEMBER COUGHLIN, TO APPROVE THE “REGULAR MEETING” MINUTES OF THE WYOMING, MINNESOTA PLANNING COMMISSION FOR FEBRUARY 24, 2009. CONTINGENT ON THE FOLLOWING CHANGES:

- Under Summary roles of the decision makers change to plural in “Residents, Planning Members and Council members.

Under Corrections in Tables

- Mining can be R2, change to interim use.
- Convenience with fuel sales – remove from Industrial.
- Dog kennels are permitted in industrial.
- Funeral homes should be conditional in mixed use.
- Social and fraternal organizations are conditional in the mixed use area.
- Remove car wash from industrial.
- Remove Nursing and Convalescent homes, personal services from Industrial, Clinics/Health and Government Buildings.
- Add Bed and Breakfasts to R3 and R4.

Voting Aye: Lobermeier, Wagner, Storm, Meyers, and Coughlin

Voting Nay: None

Abstain: None

2. Ordinance Table and Articles of Administration – Bill Weber MFRA

The Planning commission asked staff to explain the difference between Interim use vs. Permitted use. An interim use permit is tied to an event or a date, at some point the permit could become null and void. A conditional use is tied to the parcel or land, it will not be revoked unless used incorrectly.

On Page 1, please change that the city council will serve as the Zoning board of appeals to residents, planning members and city council members will serve on board of appeals.

All uses in the mixed use have now all been changed to conditional uses. We also should allow single family and multiple family housing in the mixed use district as a conditional use.

Page 5 accessory uses by district.

These are minor buildings and uses, secondary to primary.

- Heliports and Helipads should be made a conditional use for allowed zoning districts.
- Retail Sales (keep in mind accessory) add commercial and central business as permitted and make mixed use conditional.
- Wind Energy Conversion - Make conditional in commercial and mixed use.
- Swimming Pools - Allow swimming pools as conditional in mixed use, permitted in Commercial, Central Business, and Hospital District.
- Playground Equipment and non illuminated athletic fields - Under mixed use make conditional.
- Home occupations without additional building – Interim use in mixed use.
- Bed and Breakfast - Conditional in mixed use.
- Automatic Teller, Freestanding - All permitted in Central Business, Commercial, Office Health Care, and Industrial and conditional in mixed use. Remove from Ag, R1, R2, R3 & R6

- Animals and Farm change to Horse Keeping and add to Just to R2 as a permitted use.

Agricultural and Residential District Page 3

Fur Farms – It is questioned what they should fall under. Is there any reason it is not under the agricultural so fur farms would be allowed. Strike Fur Farms from Page 3.

Page 6 Temporary Uses and Structures

RV - Occupied in old ordinance was good for 30 days. Recreational vehicle make occupied up to 30 days and up to 1 year. Remove the RV portion of this table all together.

Page 11 - Park of Large Vehicles

No Changes on this page.

Page 7 Dimensional Standards for Detached Residential Principal Buildings

Possibly look at decreasing the lot size in R4 and possibly add a new R5 and change to a 5,000 sq ft. lot. Some members feel that this is too small of lots. Define R6 with the 5,000 sq ft. lots and should be townhomes and apartments. The nice thing about small lot or singles, it does give you density without a townhome,

On the administrative section site plan review we can add R6 zoning. This would give some control of narrow single lots. This district would include landscaping, building materials, architectural styles etc. Site plan control is of utmost importance to make sure we have quality developments.

Bill will have more accessory building rear setback information (a separate table) at the next meeting.

- Side Street setbacks - For R3 Collector Street should be Local 20, Collector 30, Arterial 30
- Increase R1 and R2 to 35 feet for rear yard setback
- Add a mixed use to the Residential, possibly the same as R4 or even R6

UPDATES

Spirit and Praise Church will be on the next PC agenda for a Conditional Use Permit.

A MOTION WAS MADE BY PLANNING COMMISSION MEMBER WAGNER, SECONDED BY PLANNING COMMISSION MEMBER LOBERMEIER, TO ADJOURN THE “REGULAR MEETING” OF THE WYOMING, MINNESOTA PLANNING COMMISSION FOR MARCH 10, 2009 AT 9:07 P.M.

Voting Aye: Lobermeier, Wagner, Storm, Meyers and Coughlin

Voting Nay: None
Abstain: None