**unapproved**

**CITY OF LEXINGTON
PUBLIC HEARING**

**&**

**REGULAR PLANNING COMMISSION MEETING MINUTES**

**May 12, 2015 - 7:00 P.M.**

1. **Lexington Avenue, Lexington, MN**

**1 Call to Order**

***Chairperson Olsson called to order the Regular Planning Commission meeting on April 14, 2015 at 7:00 p.m. Commissioners Present: John Bautch, Caleb Johnson, and Mark Vanderbloomer. Also present: John Hughes, Councilmember; Bill Petracek, City Administrator; Kurt Glaser, City Attorney.***

1. **Citizens Forum**

***No one was present to address the Planning & Zoning Commission.***

1. **Approval of Agenda with Changes and Corrections**

***Olsson made a motion to approve the agenda as typewritten. The motion was seconded by Bautch. Motion carried unanimously 4-0.***

1. **LETTERS AND COMMUNICATION**
2. Building Permits for April 2015

***Petracek explained that the staff is working with Permit Works to develop a building permit report that would provide more detail on the work being constructed. Discussion ensued.***

1. **APPROVAL OF PLANNING COMMISSION MINUTES**
2. April 14, 2015

***Bautch made a motion to approve the April 14, 2015 Planning Commission minutes. The motion was seconded by Johnson. Motion carried unanimously 4-0.***

**6. DISCUSSION ITEM:**

1. Discuss M-1 Zoning District – Schedule of Uses Final Draft

***Olsson asked the Commission if they are comfortable with the final draft of the M-1 Zoning District – Schedule of Uses table. Discussion ensued.***

***Petracek asked Glaser if the Commission should approve this individually or wait until all of the zoning districts have been updated. Glaser stated that he would like to see all of the tables sent to the City Council at one time for approval. He added that doing it that way would allow the Commission the ability to revisit the various zoning districts to make changes as they continue forward with the revisions. Discussion ensued.***

***Petracek stated that he would prepare the M-2 Zoning District – Schedule of Uses table for the June P & Z meeting.***

***No action was taken.***

1. Commission changes to Accessory Buildings Ordinance

***Olsson began discussion about the wording in section F & G in the current accessory building ordinance that was included in Attorney Glaser’s memo to the Commission. Olsson continued the discussion about regulating the number of accessory buildings that should be allowed on individual properties. Discussion ensued. Olsson then asked if the Commission should limit the number of buildings on individual properties that are less than 200 sq. ft.***

***Discussion ensued about allowing one (1) building the size of 200 sq. ft. or less could be placed per 10,000 sq. ft. of lot size. (a 30,000 sq. ft. lot would be allowed three (3) 200 sq. ft. buildings or less).***

***Olsson discussed amending Subd. 4 (A) that states a detached accessory building shall not be located in any required front yard. Discussion ensued.***

***The Commission discussed placing a fee on the zoning permit application process. Discussion ensued. The consensus was to revise the language in the proposed regulations for a zoning permit to allow the City Council to establish the fee for zoning permits. Glaser would provide the Commission a revised Accessory Buildings ordinance for the June P & Z meeting. Petracek stated he would have the building official review the content of the revision as well.***

***No action was taken.***

1. **NOTE COUNCIL MINUTES:**
2. April 2, 2015
3. April 16, 2015

***Some discussion and no action taken.***

**8. PLANNING COMMISSION INPUT**

***Johnson asked if the City would consider installing bike lanes or sidewalks on Flowerfield Road reconstruction project. Petracek recommended that Johnson attend the May 21st City Council meeting, as they will be holding the public hearing on the Flowerfield Road feasibility study.***

**9. Adjournment**

***A motion to adjourn was made by Bautch at 8:51 pm. The motion was seconded by Olsson. Motion carried unanimously 4-0.***