

**MINUTES OF THE PROCEEDINGS
OF THE PLANNING COMMISSION OF THE CITY OF JORDAN
IN THE COUNTY OF SCOTT
JULY 10, 2018**

Present: Chair Sand, Commissioners Whipps, Will, Walsh, Bohlman, Masloski, Schultz
Also Present: Addison Lewis, Planner/Economic Development Specialist

1.0 CALL TO ORDER

Chair Sand called the meeting to order at 6:30 pm.

2.0 ADOPT AGENDA

Motion by Walsh, second by Bohlman to adopt the agenda. All ayes. Motion approved.

3.0 APPROVAL OF MINUTES

A. June 12, 2018 Meeting Minutes

Motion by Bohlman, second by Whipps to approve the meeting minutes of June 12, 2018. All ayes. Motion approved.

4.0 NEW BUSINESS

A. PUBLIC HEARING: Variance Request – 757 O’Day Drive

Planner Lewis provided an overview of the request. The owners at 757 O’Day Drive are requesting a variance from Section 151.291 of the Zoning Ordinance which states that no structure or combination of structures and impervious areas shall occupy more than 25 percent of the lot area within the Shoreland Overlay District. The property owners are proposing to construct a home on the lot, which would result in hardcover at 27.4 percent. Lewis stated that the lot was platted prior to the adoption of the Shoreland Ordinance requirements, which includes the 25 percent hardcover limit and noted that the lot is relatively small in comparison to the other lots in the area within the Shoreland District, making it more difficult to comply with the hardcover maximum. The DNR stated that they do not have any comments on the variance. Staff is recommending approval of the variance.

Will inquired about the adjacent lot and what the hardcover is. The builder for the property owners stated that they also built the adjacent home to the west and if you add the hardcover of both lots together, it is less than 25 percent.

Motion by Walsh, second by Whipps to recommend the City Council approve the requested variance. All ayes. Motion Approved.

5.0 OLD BUSINESS

6.0 PLANNERS REPORT

A. General Updates

Planner Lewis provided an update on several items, noting that the city plans to open the splash pad on Friday, July 13th at 10am, a new restaurant called The Pickled Pig is planning to open in the old Jack's Bar location, the City Council approved the Comprehensive Plan amendment and rezoning request from Scott County CDA at their last meeting, and that the Schrom housing development next to Wexford Square can be expected to be presented to the Planning Commission next month.

B. Next Meeting- August 14, 2018

7.0 CITY COUNCIL MEMBER UPDATE

Commissioner Will stated that he changed his vote on the CDA requests and decided to vote in favor of the requests because originally he was under the impression that they would not pay any taxes. It turns out that the CDA would still provide payment in lieu of taxes. It would not be as much tax revenue as the City would collect on a privately owned project, but it is still something.

Whipps added that we have our first legal beehive in Jordan, noting that we have all worked hard as a City on our bee ordinance.

Sand asked if when keeping chickens, does each chicken need its own permit? Whipps stated that each one has to be banded but it is one permit.

8.0 COMMISSION MEMBER REPORT

Walsh stated that the Scott County Fair is coming up at the end of July. Come out for the five best days of summer.

9.0 ADJOURNMENT

Motion by Bohlman, second by Whipps to adjourn at 6:45. All ayes. Motion approved.

Tanya Velishek, Mayor

ATTEST:

Tom Nikunen, City Administrator