



Planning Commission Minutes

September 24, 2018

MEMBERS PRESENT: Chairperson Sean Hayford Oleary, Commissioners Allysen Hoberg, Dan Kitzberger, James Rudolph, Bryan Pynn, Susan Rosenberg, and Kathryn Quam

STAFF PRESENT: Melissa Poehlman, Assistant Community Development Director
Matt Brillhart, Associate Planner

OTHERS PRESENT: William (last name inaudible), 7301 Penn Avenue representative

Chairperson Hayford Oleary called the meeting to order at 7:00 p.m.

APPROVAL OF MINUTES

M/Pynn S/Rudolph to approve the minutes of the August 27, 2018 meeting.

Motion carried: 6-0

OPEN FORUM

No members of the public spoke.

ITEM #1 APPROVAL OF AGENDA

M/Quam, S/Rosenberg to approve the agenda.

Motion carried: 6-0

Commissioner Kitzberger arrived late.

PUBLIC HEARING(S)

ITEM #2

18-CP-03,18-RZN-04 – Consideration of a resolution and zoning ordinance amending the Comprehensive Plan and Zoning designations for the property at 7301 Penn Avenue. Consideration of the approval of a resolution related to a stipulation placed upon the property by the City Council in 1995.

Associate Planner Matt Brillhart presented the staff report.

In response to Commissioner Pynn, Brillhart clarified the types of uses that are permitted or conditional in the Neighborhood Commercial Zoning district.

In response to Commissioner Quam, Brillhart provided a possible explanation for the stipulation that was placed on the property in 1995.

The applicant's representative gave a brief history on the property as well as a summary of the types of businesses that have expressed interest in the building.

M/Rosenberg, S/Rudolph to close the public hearing.

Motion carried: 7-0

M/Pynn, S/Rosenberg to recommend approval of a resolution and zoning ordinance amending the Comprehensive Plan and Zoning designations for the property at 7301 Penn Avenue S, and a resolution removing a stipulation placed upon the property by the City Council in 1995.

Motion carried: 7-0

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ITEM #3

PC Letter #11 – Consideration of changes to the City's Zoning Ordinance to make tattoo businesses 'permitted' rather than 'conditionally permitted' in the C-2 General Business District.

Associate Planner Matt Brillhart presented the staff report.

In response to Commissioner Rudolph and Chair Hayford Oleary, Brillhart clarified what uses are conditional in the C-2 district and what determines if a use should be conditional. Brillhart further clarified which zoning districts currently permit tattoo businesses.

In response to Commissioner Quam, Brillhart explained that they have not received any feedback from schools about setback requirements for tattoo shops and further stated that Minneapolis permits tattoo shops in neighborhood commercial zoning districts.

Commissioner Pynn commented that he was in support of the ordinance change. Chair Hayford Oleary concurred and also expressed that he would like staff to take a deeper look into whether other conditional uses should instead be permitted.

M/Rosenberg, S/Pynn to close the public hearing.
Motion carried: 7-0

M/Pynn, S/Rosenberg to recommend approval of an ordinance amendment making tattoo businesses 'permitted' rather than 'conditionally permitted' in the C-2 General Business District.
Motion carried: 6-1 (Rudolph opposed)

OTHER BUSINESS

None.

LIAISON REPORTS

Community Services Advisory Commission: No report

City Council: No report

HRA: No report

Richfield School Board: Commissioner Quam – update on school board issues

Transportation Commission: Chair Hayford Oleary – draft of Pedestrian Plan available

CITY PLANNER'S REPORT

Poehlman notified commissioners of an upcoming work session Oct. 9 to discuss a potential development on the Lunds grocery store property on Penn Avenue.

ADJOURNMENT

M/Pynn, S/Rudolph to adjourn the meeting.

The meeting was adjourned by unanimous consent at **7:34 p.m.**



Planning Commission Secretary