

MINUTES
PEQUOT LAKES PLANNING AND ZONING COMMISSION
FEBRUARY 26, 2004

PRESENT: Bill Habein, Tom Adams, Marty Nelson, Joe Dotty, Karl Moon, and Tom Woog. ABSENT: Mark Hallan and John Derksen.

PLANNING ADMINISTRATOR: Charles Marohn, PE.

ZONING ADMINISTRATOR: Dawn Bittner.

The February 19, 2004 meeting was reconvened at 6:38 p.m. by Tom Woog, Chairperson.

APPLICANT: City of Pequot Lakes.

Public Hearing on the DRAFT Pequot Lakes Comprehensive Plan.

The following are comments or suggestions made by Commission Members or the audience:

Natural Resources Plan:

1. Retain wildlife corridors – add suggested places or a map?
2. Prairie Chickens – do include as they are in Cass County.
3. Protecting health, welfare, etc. of constituents to include other life forms of plants or animals.
4. Page 51: Soils – remove Sibley Township.

Recreation Action Plan:

1. Page 64: Policies – economic growth was discussed.
2. Create a park and rec group.
3. Long term goal – add outdoor rec area.
4. Partner with the schools to make indoor facilities accessible.

7:06 JOHN DERKSEN ARRIVED.

5. Page 53: Map indicates resorts not in City.

Infrastructure Action Plan:

1. Policy #3 – Move “when . . . maintained” to beginning of sentence.
2. Maps – municipal boundary – Jenkins not removed.
3. Maps – road north of Nagel Road does not exist.
4. Page 82: Add stormwater management critical for wellhead protection.

Integrated Growth Plan:

1. Shoreline commercial? Leave off for now.

7:34 MARK HALLAN ARRIVED.

5. Craig Nagel's 40 acre parcel indicates Agriculture, not Forest.
6. Nagel Road extension – check it out.
7. Page 63: Future trail discussed.
8. Downtown Mixed Use: Ordinance must define use and off street parking.
9. Change the Downtown Mixed Use to Urban Residential two blocks from west.

Implementation Strategy:

1. Page 88: Line 6, “prioritize”, change.
2. Page 88: Second to last sentence: add schools to partnerships.

Transportation Action Plan:

1. Page 71: 4th bullet – sentence needs work.
2. Page 73: 3rd bullet – second sentence – add “add”.

Mr. Marohn will make the necessary changes, as suggested, to the Plan. The Planning Commission will thoroughly look over the changes at the regular meeting in March.

Chairperson Woog pointed out that the through- town option for the Highway 371 expansion that the City Council voted in favor of did not follow the DRAFT Comprehensive Plan. Discussion followed indicating it will be much harder to make the Plan work with the through-town option. The through-town options may need to be modified. Mr. Woog stated that he could not recommend adoption of this Plan to the City Council. Mr. Hallan stated that he would like to take an official position as a Commission Member and take it to the Council to revisit the issue.

A motion was made by Karl Moon, seconded by Mark Hallan, to present this information to the Council as a topic of discussion. Discussion followed. The motion was amended by Tom Adams, seconded by Mark Hallan, to read: The Planning Commission is voting in support of these two documents and they would like these documents forwarded to the City Council.

Roll Call Vote: Tom Adams: Aye; Bill Habein: Aye; Marty Nelson: Aye; Joe Dotty: Nay; Karl Moon: Aye; Mark Hallan: Aye; John Derksen: Aye. Motion Carried. 6 – 1.

A motion was made by Karl Moon, seconded by John Derksen, requesting a Special Meeting with the City Council. Chairman Woog called for a voice vote. There was one “nay” vote. Motion carried. 6 – 1.

Voyagers Pass: Mr. Marohn explained that the condition included for Final Plat approval stated the deed restriction and title opinion be acceptable to the City Attorney. The City Attorney had indicated that the title opinion was acceptable, but the deed restriction did

not include any enforcement authority. The Commission agreed that the City does need to have the authority to enforce the covenants.

A motion was made by Bill Habein, seconded by Tom Adams, to adjourn the meeting. All members voted "aye". Motion carried. The meeting was adjourned at 9:45 p.m.

Respectfully submitted,

Dawn Bittner
Zoning Administrator