Chairperson Erin Vrieze Daniels called the meeting to order at 7:00 p.m.

APPROVAL OF MINUTES

M/Rosenberg, S/Kitzberger to approve the minutes of the February 22, 2016 regular meeting.

Motion carried: 6-0

OPEN FORUM

No members of the public spoke.

PUBLIC HEARING(S)

ITEM #1
16-IUP-01 – Consider a request for an interim use permit to allow continued operation of a used car sales business at 6529 Penn Avenue (CarHop).

Planning Technician Matt Brillhart presented the staff report.

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

Motion carried: 6-0

In response to a question from Commissioner Standfuss, City Planner Melissa Poehlman stated that staff had met with the property owner in November 2015 to discuss redevelopment options, but did not anticipate any changes in the near term.

M/Hayford Oleary, S/Standfuss to recommend approval of a one-year interim use permit.

Motion carried: 6-0

ITEM #2
16-RZN-02, 16-CP-02 – Consider amendments to the City’s Zoning Ordinance and Comprehensive Plan to designate 7614 Pillsbury Avenue as Single-Family and Low-Density Residential.
City Planner Melissa Poehlman presented the staff report.

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

*Motion carried: 6-0*

In response to questions from Commissioner Hayford Oleary, Poehlman stated that rezoning from Industrial to Single Family Residential would allow the homeowner greater flexibility to make improvements or refinance the home. Poehlman stated that this was not the only instance of a zoning designation not being in alignment with the comprehensive plan, but generally speaking, the Met Council requires zoning and comprehensive plans to be aligned.

In response to questions from Chair Vrieze Daniels, Poehlman stated that the plan for this property was not necessarily to be incorporated with the rest of the block. The adjacent senior housing proposal was approved as-is and the developer is not required to acquire this property in the future. Poehlman stated that the city could explore a land swap in which the city would acquire this property and exchange it for property at the corner of 76th and Pillsbury to allow for future public improvements at the corner, but this scenario was not required or guaranteed.

Commissioner Hayford Oleary stated that it was unfortunate that better coordination had not taken place, considering the city did own the two single-family home parcels at the corner.

M/Rosenberg, S/Kitzberger to recommend approval of amending the zoning and comprehensive plan designations of 7614 Pillsbury Avenue.

*Motion carried: 6-0*

**ITEM #3**
PC Letter No. 7 – Consider an amendment to the City’s Zoning Ordinance. The proposed ordinance makes a minor adjustment to permitted accessory uses in parks.

Poehlman presented the staff report.

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

*Motion carried: 6-0*

M/Standfuss, S/Rosenberg to recommend approval of the ordinance amendment.

*Motion carried: 6-0*

**NEW BUSINESS**

None.

**OLD BUSINESS**

None.

**LIAISON REPORTS**
March 28, 2016

Community Services Advisory Commission: Commissioner Jabs  
City Council: Commissioner Rosenberg  
HRA: Chair Vrieze Daniels  
Richfield School Board: Commissioner Kitzberger  
Transportation Commission: Commissioner Hayford Oleary  
Chamber of Commerce: No report

CITY PLANNER’S REPORT

Poehlman reminded commissioners of the April 12 joint worksession to discuss the Cedar Corridor Master Plan update and Interstate Partners proposal.

ADJOURNMENT

M/Standfuss, S/Rosenberg to adjourn the meeting. 

Motion carried: 6-0

The meeting was adjourned by unanimous consent at 7:28 p.m.

Charles Standfuss  
Acting Secretary