

CITY OF EAGLE LAKE
APRIL 20, 2020
PLANNING COMMISSION MEETING – GO TO MEETING

Call to Order

- Meeting was called to order at 6:00 p.m. by Chairman Talle.
Present: Chairman Talle, Commissioners Rose, Beckel, Hughes, McCarty, Norton, and Scheuer.
Absent: None.
Staff Present: City Administrator Bromeland and Deputy Clerk Rausch.

Approval of Agenda

- Commissioner Rose moved to approve the agenda and Commissioner Hughes seconded. A roll call vote was taken with Chairman Talle and Commissioners Rose, Beckel, Hughes, Norton, McCarty, Scheuer, and Miller voting in favor.

Approval of Minutes

- Commissioner Norton moved, seconded by Commissioner Scheurer, to review and approve the Planning Commission meeting minutes from December 19, 2019. A roll call vote was taken with Chairman Talle and Commissioners Rose, Beckel, Hughes, Norton, McCarty, Scheuer, and Miller voting in favor.

New Business

1. Zoning for Proposed Mankato Motorsports Park

A. EAW – Review of Timeline

- The 30-day comment period for the EAW ended on April 1, 2020. 206 comments were received requiring a response. The project proposer (Bradford Development) and his team are currently drafting responses to the comments. It is anticipated that the City of Eagle Lake as the Responsible Governmental Unit (RGU) will receive responses to the comments by the end of the day on April 22nd. The responses will be sent to the third-party reviewer (Houston Engineering) at that same time. The RGU must determine whether an Environmental Impact Statement (EIS) will be necessary within 30 days. If it is determined that there is sufficient information, the RGU can make the EIS need decision and prepare the record of decision, including findings of fact and responses to all substantive comments. The RGU can delay its EIS decision up to 30 calendar days if it determines that information necessary to make a reasoned decision is lacking. A Special City Council meeting will be held the week of April 27th for the purpose of reviewing responses to comments and making the EIS need determination. Notice will be provided to the public when the special meeting date and time has been set.
- Matt Lassonde with Bolton and Menk stated they are working through the responses to 200 comments and anticipates the Findings of Facts document will be delivered on Wednesday of this week. Bolton and Menk are working on the preliminary plat to be presented to the Planning Commission at the May meeting.
- Matt Daly, with Crow River Financial, stated he is working with the developer on financing and developing the project budget. The developer is fully committed to this project which could be a boost to the local and state economy. Noise and habitat concerns were the largest comments provided by public input. Developer is considering establishing a noise committee which would include members of the public to monitor noise. Project plans include developing condos and 10-foot earthen berm with a wall on top of it to help mitigate noise as well as limiting vehicle noise emissions.

2. Shoreland Ordinance

- Administrator Bromeland explained that a shoreland ordinance is an important land use regulation that helps protect surface water quality, near shore habitat, and shoreland aesthetics of MN's public waters. A letter from DNR informing of conditional approval of Eagle Lake's Shoreland Ordinance has been

received.

3. Patio Regulations

- Administrator Bromeland presented current city code regulations for patios in front yards and stated there has been a request for a larger patio than allowed by code.
- Chairman Talle stated that front yard patio regulations have been discussed previously and resulted in this language in city code.
- Commission consensus is to leave code as written.

4. 2020 Building Permit Activity

- Permit activity for the year was presented. Currently there are two commercial projects underway with a third commercial project being considered for west of Little Sprouts Day Care.

Adjournment

- Commissioner Beckel moved to adjourn, and Commissioner Rose seconded. A roll call vote was taken with Chairman Talle and Commissioners Rose, Beckel, Hughes, Norton, McCarty, Scheuer, and Miller voting in favor. Meeting adjourned at 6:51 p.m.

Trent Talle, Chairman

Kerry Rausch, Deputy Clerk