

APPROVED

Minnetonka Beach Planning Commission Meeting Minutes

June 22, 2020

1. Call to Order

Chair Haag called the meeting to order at 7:07 p.m.

2. Roll Call

Present: Chair Haag, Vice Chair Moriarty, Commissioners Anderson, Breazeale, Halverson, Howarth, Naylor and Council Liaison Enlow.

Absent: None

Staff in attendance: Phil Carlson, Zoning Administrator and Patrick Melvin, City Administrator.

3. Approve May 18, 2020 Agenda

(Anderson motion, Halverson second to approve the agenda after swapping item 6.1 and 6.2 to allow Darren Amundsen, City Engineer, to present first on stormwater drainage, all ayes). Motion passed.

4. Approve April 27, 2020 Minutes

(Halverson motion, Moriarty second to approve the Minutes with the corrections as listed below, all ayes). Motion passed.

- A) Page 1, Item 5 under Old Business, reword the second sentence of the first paragraph to read, "He was not certain what the Planning Commission's final determination was with regards to stairs in the AMLS and how they impact the AMLS for adjoining properties and questioned ~~did~~ if the Commission needed further discussion to provide some clarity."
- B) Page 2, 7th paragraph Nell Mathews address was listed as 2326 Arcola Lane and should be corrected to read 2643 Arcola Lane.
- C) Page 2, last paragraph, first sentence the word Lafayette has a capital F and should be lower case.

5. Public Hearing –

5.1 2020 - 2030 Capital Improvement Program

Commissioner Anderson introduced the Capital Improvement Plan for 2021-2030 highlighting that it is now a ten-year plan to address items with a life span of five or more years and a value of at least \$2,500. This extended time span follows the Ehler's Financial Management Plan (FMP). The total cost of the proposed 2021 CIP is \$131,000 and that included funding all the projects previously slated for 2021.

Joe Pagano shared that Katie Norman is updating the quotes received for additional rip rap at the swim beach because the current quote is a few years old.

Nell Mathews inquired about the patching and road project indicating that she has a significant sized pot hole near her place that has not been patched or filled. It was agreed that the City would follow up with Ms. Mathews to further discuss her specific situation.

Commissioner Enlow inquired about the \$30,000 in 2021 for Streets questioning if that was the correct number. Pat Melvin indicated that he thought it was a portion of the outstanding 2019 street pavement project payment and a small amount for Brian should minor street work be needed in 2021.

Chair Haag closed the public hearing at 7:30 p.m.

There was question about the utility vehicle for Public Works and it was clarified that this was not a truck but a utility vehicle similar to a side by side that would be smaller, able to fit into smaller areas around the City and not consume the gas associated with a regular truck.

There was question about the paver stones at the beach which had been removed from the CIP previously because Parks realized that they could be dug up and re-laid and did not need replacement.

(Anderson motion, Naylor second to approve the 2021 Capital Improvement Plan, all ayes). Motion passed.

6.1 Stormwater drainage-

Darren Amundsen, City Engineer, introduced the storm water drainage as the requirements that apply to single family residential lots of less than an acre. He indicated that Minnetonka Beach has had only a few homes which are over an acre. Storm water requirements are also triggered by increased hardcover. Hardcover over 30% must be mitigated by taking other measures to reduce runoff which are referred to as Best Management Practices (BMP). BMPS for instance pervious pavers, French drains, swails and rain gardens, reduce storm water runoff and require a Maintenance Agreement that requires an easement to the City to access an individuals property to check and maintain the BMP that was approved. These easements have caused some residents to halt landscaping and other home improvement projects.

There are three considerations for storm water- quantity of water, the quality or clarity of the water and rate of flow to determine its ability to cause runoff. To evaluate these consideration homeowners often have to hire an engineer to complete their project. Darren stated that residents have to go through this process for what is really minimal impact to the lake based on a single properties storm water runoff.

Darren laid out the following options for the Commission to consider for Minnetonka Beach:

- 1) Keep things as they currently are
- 2) If hard cover is over 30% allow use of credits for BMP to bring down to a reasonable level
- 3) Cap hard cover at 30% and if over require a variance requirement that they meet storm water requirements

Currently the City of Minnetonka Beach only provides storm water credits for pervious pavers, however the City Policy could change in the future to provide credits for other benefits to storm water.

There was considerable discussion about credits which typically range from 2-3% and are not a one for one credit but less than that typically at about 25%. At one time the City provided a credit for a green roof which the Commission learned has since been removed.

If the City were to remove the stringent storm water requirements it would not impact the Storm Water Pollution Prevention Program (SWPPP) because it addresses sites that are over an acre and the State works with that.

Further discussion will occur at the next meeting including a comparison of what level of restriction neighboring cities have pertaining to storm water drainage.

6.2 Further discussion regarding structures and their impact on determining the AMLS.

Zoning Administration Phil Carlson had prepared several memos which were included and reviewed in the packet. These memos review how the AMLS was determined including the requirement that the line used to determine the distance from the lakeshore to the corner of the structure be a perpendicular line.

Commission Breazeale referred to the way that the AMLS was previously determined in 2000 and 2008. He indicated the house could not go in front of the neighboring homes and the deck could not go in front of neighboring decks, so there were two separate lines to be aware of, but it appeared much simpler to determine and easier to enforce.

The Commission had further discussion about prior Zoning Administrators and the practice of establishing the AMBS or average minimum building setback which is similar to the AMLS (Average Minimum Lakeshore Setback). Nell Mathews felt strongly that Minnetonka Beach residents want to protect the lake and keep structures further away from the lake.

Suggestion was made to schedule a meeting with former Zoning Administrator Dick Krier to learn more about his perspective and how he determined the AMBS during his time as Zoning Administrator. The Commission agreed to have Zoning Administrator Carlson, Commissioner Breazeale and Council Liaison Enlow schedule a meeting with former Zoning Administrator Dick Krier to discuss the AMLS.

8.3 Council Liaison

Council Liaison Enlow shared with the Commission that the Storm Water Pollution Prevention Program (SWPPP) was approved at the last meeting, the water utility bond was approved for \$1.335 million for replacement of a water tower with a low interest rate, that removing the Moratorium on Northwoods Avenue is scheduled for July 13, the Council will be reviewing the Compensation Study Report and considering transitioning from sick/vacation to a PTO leave policy, the Livingston Strong proposal will have a public input session on July 20 and that the Council has given additional direction that no city funding should be planned on, they should obtain 3 bids and a task force consisting of different residents should evaluate the proposed park donation.

9. Adjournment

(Anderson motion, Moriarty second to adjourn the meeting at 9:52 p.m.) Motion passed.

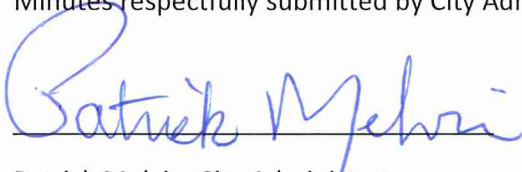
PUBLIC IN ATTENDANCE- The following individuals were involved in the June 22, 2020 Zoom meeting:

Nell Mathews – 2643 Arcola Lane

Joe Pagano – 3101 Old County Road

Patty Rezebek – 2522 Lafayette Road

Minutes respectfully submitted by City Administrator Patrick Melvin.

A handwritten signature in blue ink that reads "Patrick Melvin". The signature is written in a cursive style and is positioned above a horizontal line.

Patrick Melvin, City Administrator