

City of Excelsior
Hennepin County, Minnesota
Minutes
Planning Commission
Wednesday, January 4, 2023

1. CALL TO ORDER

Chair Wallace called the meeting to order at 6:30 pm.

2. ROLL CALL

Commissioners Present: Holste, Punch, Tyler, Wallace.

Commissioners Absent: Black, Noll

Others in attendance: Kevin Staunton, City Attorney; Julia Mullin, Community Development Director

3. APPROVAL OF MINUTES

a) Planning Commission Meeting, October 24, 2022.

Punch moved to approve the Minutes. Tyler seconded. Motion approved 4/0.

b) Planning Commission Meeting, November 28, 2022.

Punch moved to approve the Minutes. Holste seconded. Motion approved 4/0.

4. PUBLIC HEARINGS

a) 339 Third Street – Planned Unit Development (PUD) Final Plan Application.

The Planning Commission held public hearings and reviewed the following:

1. PUD Final Plan application. The Commission made the following comments to the Conditions. Punch moved to approve the Application with the comments. Tyler seconded. The Commission voted 2-2. Wallace and Holste voted no.

Condition 6. Delete “Third Street” so that it refers to streetlights on all streets.

Condition 7. Delete.

Condition 15. Change “backlit” to “internally illuminated”, and add “and no other signage permitted to be internally illuminated.”

Condition 17. Add: an alley on the west side of the parcel dedicated as ROW that the City will own and maintain.

Conditions 18 and 19. Add: "consistent with Commercial District regulations."

Condition 22: Add "need additional information on vibration monitoring in Final PUD Plan and include plans for temporary siren storage and future use with PUD Final Plan approval"

Condition 23: Change to: Damage to street or public infrastructure that directly results from construction activity shall be repaired at Applicant's expense.

Condition 24: Add: designate the subject parcel with approved land use category from the Comprehensive Plan"

Condition 26: Provide more information about Temporary Public Parking Plan before PUD Final Plan approval.

2. Comprehensive Plan Amendment application. The Commission continued the Comprehensive Plan Amendment to the January 23, 2023 Planning Commission meeting.

3. Design Standards Review application. The Commission voted 4-0 to approve the Design Standards Review.

b) 151 Bell Street – Residential Review Permit Application – application withdrawn. Will be submitted with revised plans.

c) 690 Excelsior Boulevard, Excelsior Flats, Final PUD Application – continued to January 23, 2023, Planning Commission meeting

5. DISCUSSION ITEMS

- a) None.

6. COMMUNICATIONS & REPORTS

- a) Next City Council Meeting – January 9, 2023
- a) Next Planning Commission Meeting – January 23, 2023
- b) Residential Review Permit Administrative Approval – None.

7. MISCELLANEOUS

- a) Recent City Council Actions

8. ADJOURNMENT

Punch moved to adjourn. Seconded by Holste. Approved 4/0.
Meeting adjourned at 8:50 pm.

Respectfully submitted,
Julia Mullin, Community Development Director