

**CITY OF WAYLAND
PLANNING COMMISSION
JUNE 10, 2008**

Chairman Gonzales called the meeting to order at 7:00 p.m.

ROLL CALL:

Members Present: Chairman Gonzales, Dorothy DeWeerd, Joel Frederickson, Jim Ramey, Doug Shafer, Kelle Tobolic, Ron Kobish (ex-officio).

Members Absent: John Frigmanski, Mary Reno.

Others Present: Mayor Tim Bala, City Planner Mark Sisson, City Engineer Mike Oezer, Deputy City Manager Heath Kaplan.

PUBLIC HEARING:

Re: Revisions to Sign Ordinance and Parking Ordinance

Chairman Gonzales opened the Public Hearing at 7:02 p.m.

City Planner Mark Sisson presented a summary of the proposed amendments to the sign ordinances and parking ordinances. There was no public comment. Chairman Gonzales asked questions concerning the determination of required parking based on floor area. Sisson responded that a determination based on gross floor area is an easier standard to apply.

There being no further questions or comment, Chairman Gonzales closed the Public Hearing at 7:07 p.m.

Jim Ramey made a motion to approve the amendments, as presented, and recommend approval to the City Council. The motion was seconded by Doug Shafer. All ayes. Motion passed.

APPROVAL OF MINUTES:

Dorothy DeWeerd made a motion to approve the minutes of the May 13, 2008, meeting with the following corrections:

- Mary Reno was not present at the meeting, but was excused.
- Jim Ramey made a motion to approve the DeWeerd site plan with condition that items A, B, C, F, and G of Mark Sisson's May 7 memorandum be met.
- The minutes of the April 8, 2008, meeting were seconded for approval, with correction, by Joel Frederickson.

Joel Frederickson seconded the motion. All ayes. Motion passed.

OTHER MINUTES FOR REVIEW:

None.

CITIZENS APPPEARING BEFORE THE COMMISSION:

None.

**CITY OF WAYLAND
PLANNING COMMISSION
JUNE 10, 2008
PAGE TWO—**

NEW BUSINESS:

- a) **Review of Revised Preliminary Plat – City Industrial Park.** Steve Bishop of Fleis & Vandenbrink presented a revised preliminary plat to the Commission. He explained that changes to an earlier, approved version of the plat are necessary due to the discovery of a 100-year old Country Drain discovered during field work with the Country Drain Commissioner's office. The drain is dry and not functioning as a means for water flow. In addition, the drain cuts through two lots with frontage on Reno Drive, thus reducing the buildable space for the lots. With the County Drain Commissioner, it was decided that the existing drain could be abandoned in favor of a new drain. This would be accomplished through a 433 Agreement between the City and the County Drain Commissioner. Several questions were asked by the Commissioners about wetland areas, the planned detention area, drainage, etc. Dorothy DeWeerd made a motion to approve the revised Preliminary Plat, as submitted, and recommend its approval to the City Council. The motion was seconded by Jim Ramey. All Ayes. Motion passed.
- b) **Forrest Street Improvement Project.** City Engineer Mike Oezer presented design plans for the Forrest Street Project being planned by the City.
- c) **Discussion of Downtown Parking.**
No discussion.

OLD BUSINESS:

None.

PUBLIC COMMUNICATIONS AND COMMENTS:

The Commissioners welcomed Doug Shafer as an appointee to the Planning Commission. Mr. Shafer thanked Mayor Bala for the appointment.

Joel Frederickson commented that perhaps site plan requirements should be changed to avoid conditional approvals.

Dorothy DeWeerd made a motion to excuse Mary Reno and John Frigmanski. Motion was seconded by Kelle Tobolic. All ayes. Motion passed.

Dorothy DeWeerd stated that she did not think that the May 13 combined meeting accomplished much.

ADJOURNMENT:

Chairman Gonzales adjourned the meeting at 9:22.

Respectfully submitted,

Deborah K. Nier, City Manager

J.D. Gonzales, Chairman