



NORTHWEST ASSOCIATED CONSULTANTS, INC.

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MEMORANDUM

TO: Sunfish Lake Mayor and City Council

FROM: Michelle Barness

DATE: April 30, 2014

RE: Sunfish Lake – Planning Update for May City Council Meeting

NAC FILE: 211.02 - General

5/6/14 CC Mtg.
**Agenda
Item
6a**

April 2014 Planning Commission Meeting

The April Sunfish Lake Planning Commission meeting was cancelled due to a lack of planning and development applications.

Thrive MSP 2040

The Metropolitan Council has released Thrive MSP 2040 to metro communities for review. This document describes the Met Council's regional vision, which should inform policy in Sunfish Lake's next Comprehensive Plan update. A memorandum providing a summary of Thrive 2040 has been included with the planning update.

Planning and Zoning Assistance

In April planning staff provided ongoing technical assistance for existing or potential planning & zoning projects for the following locations:

- 1 Grieve Glen Ln. (Garage construction & home additions)
- 240 Salem Church Rd. (Home construction)
- 2566 Delaware Ave. (Home construction)
- 410 Salem Church Rd. (Garage construction)
- 393 Salem Church Rd. (End of project completion & escrow requirements)
- 75 Windy Hill Rd. (Bee keeping)
- 310 Salem Church Rd. (Home improvements)
- Bancroft property unaddressed (Legally non-conforming lots & single family development)
- 2250 Delaware Ave. (Gate construction)
- 8 Roanoke Rd. (Construction follow-up)

May 2014 Planning Commission Meeting

240 Salem Church Rd. Dan and Brenda Vansteenburgh have submitted an application for a Major Site and Building Plan review and Conditional Use Permit to build a new home on the undeveloped lot located at 240 Salem Church Rd. The Vansteenburgh's are proposing a new home, attached garage, driveway, tennis court and in ground pool. As both the tennis court and in ground pool are considered accessory structures, the applicants are requesting approval of a conditional use permit to allow more than one accessory structure on their lot. A complete set of site and building plans were provided by the applicants, and will be reviewed by the Planning Commission at their May 21, 2014 meeting and by the City Council during the June 3, 2014 meeting.

1 Grieve Glen Ln. Joel and Jolene Owens are requesting approval of major site and building plans and two conditional use permits to allow the construction of a detached garage, and front entry and porch additions for their home located at 1 Grieve Glen Ln. The applicants would like approval of a conditional use permit for the garage, which will serve as the second accessory structure on their property in addition to an existing in ground pool. In addition, the applicants are requesting approval of a conditional use permit to construct the garage at 16 feet in height, four feet above the permitted accessory structure height in the Shoreland Overlay District. A set of site and building plans were provided by the applicants, and will be reviewed by the Planning Commission at their May 21, 2014 meeting and by the City Council during the June 3, 2014 meeting.

cc: Catherine Iago, City Clerk
Tim Kuntz, City Attorney
Don Sterna, City Engineer
David Neameyer, Building Official
Jim Naves, City Forester
Ron Wasmund, Septic System Inspector