

## OFFICIAL PROCEEDINGS

Pursuant to due call and notice thereof, the regularly scheduled meeting of the Spring Lake Park City Council/Planning Commission Joint Work Session was held on June 13, 2022 at the City Hall, at 5:30 PM.

### 1. CALL TO ORDER

Mayor Nelson called the meeting to order at 5:30pm.

#### MEMBERS PRESENT

Mayor Bob Nelson

Councilmember Ken Wendling

Councilmember Brad Delfs

Councilmember Barbara Goodboe-Bisschoff

Councilmember Lisa Dircks

#### PLANNING COMMISSION MEMBERS PRESENT

Commissioner Hans Hansen

Commissioner Jeff Bernhagen

Commissioner Eric Julien

Commissioner Rick Cobbs

#### STAFF PRESENT

Administrator, Clerk/Treasurer Daniel Buchholtz, Building Official Jeff Baker, City Planner Phil Carlson (Stantec)

### 2. DISCUSSION ITEMS

#### A. Performance Standards Ordinance Discussion

Administrator Buchholtz introduced the item, stating that the City Council asked to review the proposed performance standards ordinance with the Planning Commission.

City Planner Carlson recommended adding the following language to the proposed ordinance:

1. Add the protection of property values to the statement of intent (Section 16.28.010(A)) as a rationale for the performance standards ordinance.
2. Add language limiting the highest one-minute equivalent noise level to be 75dB.
3. Clarify what the term “four-sided design” means in Section 16.28.010(B)(14)(c)(4).
4. Replace the term “modern metal paneling materials” with “factory finished metal paneling materials”

City Council and Planning Commission members spent a significant amount of time discussing the proposed performance standards and the impact on business expansions while protecting and enhancing property values throughout the City.

CONSENSUS of the City Council and Planning Commission was to recommend approval of the performance standards ordinance to the City Council with the changes suggested by the City Planner.

B. Ordinance Amending Section 16.64.040(C) of the Zoning Code relating to Automobile Sales as a Conditional Use in the I-1 Zoning District

Administrator Buchholtz stated that Tint Pros was seeking a code amendment to allow automobile sales as a conditional use in the I-1 district. He stated the City Council asked to discuss this matter further with the Planning Commission to determine an appropriate course of action.

Members of the City Council and Planning Commission raised concerns about adding a new zoning district for which automobile sales was permitted. The members also expressed a willingness to allow automobile sales for this business owner for a specific period of time. Administrator Buchholtz noted that this could be achieved through the use of an interim use permit.

CONSENSUS of the City Council and Planning Commission was to direct staff to draft a zoning ordinance amendment to allow interim use permits within the City and to make automobile sales an interim use in the I-1, Light Industrial, district.

**3. REPORT**

A. Planning Commission/City Council Reports -- None

B. Administrator Report – None

**4. ADJOURN**

Mayor Nelson adjourned the work session at 8:01pm.

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Robert Nelson, Mayor

Attest:

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Daniel R. Buchholtz, Administrator, Clerk/Treasurer