

## OFFICIAL PROCEEDINGS

Pursuant to due call and notice thereof, the regularly scheduled meeting of the Spring Lake Park Planning Commission was held on October 28, 2024 at the Able Park Building, 8200 Able Street NE at 7:00 PM.

### 1. CALL TO ORDER

Chair Hansen called the meeting to order at 7:00 PM.

### 2. ROLL CALL

#### MEMBERS PRESENT

Commissioner Rick Cobbs  
Commissioner Brad Delfs  
Commissioner Eric Julien  
Commissioner Sharon Weighous  
Chair Hans Hansen

#### MEMBERS ABSENT

Commissioner Kelsey Hollihan

#### STAFF PRESENT

Building Official Jeff Baker

#### VISITORS

Omar Hany

6207 Heather Place NE

Fridley MN 55432

### 3. PLEDGE OF ALLEGIANCE

### 4. APPROVAL OF MINUTES

#### A. Approval of Minutes – September 23, 2024 Meeting

Motion made by Commissioner Julien, seconded by Commissioner Cobbs, to approve the minutes from September 23, 2024 Planning Commission meeting.

Voting Aye: Commissioner Weighous, Commissioner Cobbs, Commissioner Julien, Commissioner Delfs, Chair Hansen. Motion carried.

### 5. PUBLIC HEARING

#### A. Public Hearing – Variance Request for a Driveway at 673 81<sup>st</sup> Avenue NE – Hany Omar

Building Official Baker stated that the applicant for the property at 673 81<sup>st</sup> Avenue is seeking a variance from the five-foot side yard setback requirement under Spring Lake Park Code 16.4.0.030. He said the property is located in an R1 single-family residential zone and built in 1958, and is a licensed rental.

Building Official Baker said the variance would allow the applicant to reduce the side yard setback from five feet to zero, bringing the structure directly up to the neighbor's property line. He stated that this adjustment is intended to provide space for storing a boat, vehicle, or a similar item on an approved driveway or surface without obstructing the garage.

Building Official Baker noted that city staff recommends approving the variance with the standard conditions to ensure compliance. He stated that the request is a proactive measure, as the applicant is seeking the variance before making any changes. He stated the applicant will need to secure zoning permit would be required to ensure all procedures are followed properly.

Building Official Baker stated that staff recommends approval of the variance with the following conditions:

1. Driveway modifications must be constructed pursuant to the standards set forth by the City of Spring Lake Park. Applicant must secure a zoning permit, after the fact, from the Code Enforcement Department for the expanded driveway.
2. Drainage must be handled in such a way not to deposit storm water or snow onto a neighboring property.

Mr. Omar Hany, 6207 Heather Place NE, Fridley MN 5542 owner of 673 81<sup>st</sup> Avenue NE Spring Lake, gave an overview of the proposed driveway project and why it is needed.

Chairperson Hansen opened the public hearing at 7:07 pm, seeing no one wishing to address the commission Chairperson Hansen closed the public hearing at 7:08 pm.

Motion made by Commissioner Delfs, seconded by Commissioner Weighous to Approve the Variance Request for a Driveway at 673 81<sup>st</sup> Avenue NE, with the following conditions:

1. Driveway modifications must be constructed pursuant to the standards set forth by the City of Spring Lake Park. Applicant must secure a zoning permit, after the fact, from the Code Enforcement Department for the expanded driveway.
2. Drainage must be handled in such a way not to deposit storm water or snow onto a neighboring property.

Voting Aye: Commissioner Weighous, Commissioner Cobbs, Commissioner Julien, Commissioner Delfs, Chair Hansen. Motion carried.

## 6. OTHER

### A. Statement of Value Policy

Chair Hansen gave an overview of the Statement of Values Policy.

B. November Planning Meeting

Building Official Baker mentioned that there will be a meeting in November concerning the Cannabis Ordinance.

**7. ADJOURN**

Motion made by Commissioner Julien, seconded by Commissioner Cobbs to adjourn.

Voting Aye: Commissioner Weighous, Commissioner Cobbs, Commissioner Julien, Commissioner Delfs, Chair Hansen. Motion carried.

Meeting adjourned at 7:12 PM.