

**MINUTES OF A REGULAR PLANNING COMMISSION MEETING HELD TUESDAY,  
OCTOBER 10, 2006 – 7:00 P.M. – ROCKVILLE CITY HALL**

The meeting was called to order by Chair Jerry Bechtold. Roll call was taken and the following members were found to be present: Chair Bechtold, Commission members: Dan Hansen, Toni Honer, Susan Palmer, Roger Schmidt, Dale Borgmann. Absent: Vern Ahles liaison & Jerry Tippelt.

Staff members present were: Administrator/Clerk Rena Weber & Administrative Assistant Judy Neu.

Others present were: Danny Kron, Wade Skaja, Duane Willenbring, John Koerber & Lloyd Lommel.

**APPROVAL OF AGENDA:** Jerry Bechtold asked approval to add discussion from the Zoning Administrator.

***Motion by Member Borgmann, second by Member Honer, to approve the agenda as amended. Motion carried unanimously.***

**APPROVAL OF MINUTES 09/19/06 –**

***Motion by Member Hansen, second by Member Borgmann, to dispense with the reading of the minutes of 09/19/06 and approve as presented. Motion carried unanimously.***

**NEW BUSINESS**

**DISCUSSION ON SKAJA ADDITION - Preliminary Plat SKAJA ADDITION**

Said plat has a legal description of: That part of Block Six (6) in LAKESIDE PARK, according to the plat thereof, Stearns County, MN described as follows: Beginning at a point on the North line of said Block Six (6) distant 35.5 feet Southwesterly of the northeast corner thereof (said point also being on the Southerly line of Lake Avenue as shown on said plat); thence Southwesterly along the North line of said Block Six (6) a distance of 95.5 feet; thence Southerly at right angle to said North line to point of intersection with the lower water line of Pleasant Lake; thence Northeasterly along said low water line a distance of 95.5 feet; Northwesterly to the point of beginning and there terminating.

AND

Block Six (6), less the Northeasterly 131 feet thereof, in LAKESIDE PARK, according to the recorded plat thereof, being a subdivision adjacent to Pleasant Lake in Section Two (2), Township One Hundred Twenty-three (123), Range Twenty-nine (29) West.

Rena Weber reported that the preliminary plat was reviewed and a change was made to re-locate the new well 50' from current grinder station.

**NEW LEGAL DESCRIPTION:**

**LOTS 1 & 2, BLOCK 1 – SKAJA ADDITION**

***Motion by Member Hansen, second by Member Borgmann, to recommend approval of the preliminary plat to be known as SKAJA ADDITION as presented with the \$1200 park dedication fee to be paid. Motion carried unanimously.***

**ZONING ADMINISTRATOR REPORT** - Administrator/Clerk Rena Weber reported that copies of building permits and Stearns County reports will be provided to Planning Commission members in lieu of having the people come into each meeting to get approval.

Concern on variances and whether or not strict adherence to the ordinance should be followed. City staff asked for Planning Commission direction on should staff inform residents that they don't meet the ordinance requirements and no variances will be granted. It was determined that consideration would be given. Further it was determined that hopefully the Planning Commission acting as the recommending body will get the support of the City Council.

Compost issue – Discussion was held regarding the possible adoption of an ordinance that would permit compost piles. There is a problem and does the Planning Commission wish to enforce this. Include in the 11/28/06 working session.

Transitional zoning – check with Cynthia Smith-Strack on verbiage that could be used. Planning Commission members are to present their list of concerns for the 11/28/06 working session.

Large animal units – add to agenda for 11/28/06.

Chair Bechtold brought up discussion on road improvements and how this could be done without being assessed.

**ADJOURNMENT – *Motion by Member Schmidt, second by Member Honer, to adjourn the meeting at 8:15 p.m. Motion carried unanimously.***

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**VERENA M. WEBER-CMC  
ZONING ADMINISTRATOR**

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**JERRY BECHTOLD  
CHAIR**