

City of Zumbrota
Planning Commission Regular Meeting Minutes
Wednesday, November 9th, 2022, 5:30 pm
City Hall

Present: Chair Matt Rockne, Commissioners Bev Weness, Tom Steger, Bev Holzheu, Mayor Todd Hammel and Joan Bucher. Also present: Community Development Director Kurt Meister, City Administrator Brian Grudem, Assistant Finance Director Kim Simonson, Jim and Barb Kurth, Mike & Lana Downes, Lori Barden and Denny McWaters.

Not present: Commissioner Joan Bucher

1. Rockne called the meeting to order at 5:30 pm.
2. **Agenda:** Motion Weness, Steger Weness to adopt the agenda. Approved 6-0-0.
3. **Minutes:** Motion Steger, second Bucher to approve the Planning and Zoning Commission minutes from October 11, 2022. Approved 6-0-0.
4. **Public Hearings**
5. **Old Business**
 - a. **453 Overlook Circle Minor Subdivision (tabled from October 11th Meeting) –** Staff and the city engineer had reviewed the property as there were concerns raised regarding potential storm water drainage issues should the lot be developed. City Engineer Bill Angerman said the lot could accommodate a home but should have a grading plan approved when the building permit is filed. Motion Steger, second Weness to recommend the City Council approve the minor subdivision for 453 Overlook Circle with the restriction that future building plans must provide a grading plan. Approved 6-0-0.
6. **New Business**
 - a. **Variance Application – 720 Strafford –** The owner of 720 Strafford had applied for a variance to allow building a deck into the setback. Later it was determined a variance was not needed and the money will be refunded. No action was necessary.
7. **Other**
8. **Adjourn**

The meeting adjourned at 5:45 p.m.