



NOTE: New Time

BELLE PLAINE PLANNING & ZONING COMMISSION
NOTICE OF REGULAR MEETING AND AGENDA
GOVERNMENT CENTER, 218 NORTH MERIDIAN STREET
WEDNESDAY, JULY 11, 2007
6:00 P.M., REGULAR SESSION
PLEASE USE THE NORTH ENTRANCE

6:00
P.M.

1. CALL TO ORDER. 1.1. Roll Call.
2. OATH OF OFFICE – Scott Schneider, Alternate.
3. APPROVAL OF AGENDA.
4. APPROVAL OF MINUTES.
 - 4.1. Regular Session Minutes of June 6, 2007.

6:05
P.M.

5. PUBLIC HEARINGS.
 - 5.1. Continued - Variance from the Bluff Ordinance and Conditional Use/ Moving Permit. The Planning Commission will accept public comment on a request by Bluff Enterprises, LLC, 310 West Main Street, Arlington, MN, for a variance from Section 1109 Land and Water Preservation to allow the construction of a multi-family dwelling to encroach the bluff line at 620 West State Street, Belle Plaine, MN, in the R-7, Mixed Housing District. Also considered will be a Conditional Use Permit to Allow a House to be Moved to 620 West State Street.
 1. Resolution PZ-07-016 Recommending Denial of a Variance from the Bluff Ordinance and Conditional Use/Moving Permit to Allow the Construction of a Multi-Family Home at 620 West State Street.
 - 5.2. Conditional Use Permit/Home Occupation Permit. The Planning Commission will accept public comment on a request by Neil Gruenhagen for a conditional use permit and home occupation permit to allow the administrative operation of a plumbing repair company in the R-1, Single Family District, at 924 Sunrise Lane.
 1. Resolution PZ-07-025 Recommending Approval of a Conditional Use/Home Occupation Permit to Allow a Plumbing Operation at 924 Sunrise Lane.
 - 5.3. Conditional Use Permit. The Planning Commission will accept public comment on a request by Independent School District 716, 130 South Willow Street, for a conditional use permit to allow the construction of a 20' x 18' concession stand facility at 1100 West Commerce Drive, in the A-2, Rural-Residential Zoning District.
 1. Resolution PZ-07-024 Recommending Approval of a Conditional Use Permit to Allow the Construction of a Concession Stand at 1100 West Commerce Drive.

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PUBLIC HEARINGS – Continued

5.4. Sign Variances. The Planning Commission will accept public comment on a request by joint applicants Belle Plaine Chevrolet-Buick, Valley View Golf Course and BP Commons for variances from Section 1107, Signs, to allow the installation of eight (8) off-premise advertising signs.

1. Resolution PZ-07-026 Recommending Approval/Denial of Sign Variances for Off Premise Signs for Belle Plaine Chevrolet-Buick, Valley View Golf Course and BP Commons.

5.5. Conditional Use Permit. The Planning Commission will accept public comment on a request by Tom Meger for a conditional use permit to allow the construction of a 4-plex residential apartment building in the B-3, Central Business District, at 121 East Church Street.

1. Resolution PZ-07-027 Recommending Approval of a Conditional Use Permit to Allow the Construction of a 4-Plex Residential Apartment Building at 121 East Church Street.

6. BUSINESS.

6.1.

7. ADMINISTRATIVE REPORTS.

7.1. Upcoming Meetings.

1. Planning Commission, 6:00 p.m., Wed., August 8, 2007.

8. ADJOURNMENT.