

City of Mayer
Planning Commission
Meeting Minutes
Tuesday, January 2, 2018

Commission Members Present: Chairperson Tom Stifter, and Commissioners Les Hahn, Patty Lanting, Rod Maetzold, Don Wachholz and Council Liaison Erick Boder.

Commission Members Absent: Barney Johnson.

Others Present: City Engineer Dave Martini and Mn/DOT representative Diane Langenbach.

Staff Present: Planning Consultant John Anderson of Municipal Development Group, LLC

CALL MEETING TO ORDER.

Meeting called to order at 6:30 PM by Chairperson Stifter.

ADOPT AGENDA.

A motion to approve the agenda was made by Commissioner Lanting and seconded by Commissioner Hahn. Motion carried 6/0.

APPROVAL OF MINUTES.

A motion to approve the December 5, 2017 Planning Commission minutes was made by Commissioner Lanting and seconded by Chairperson Stifter. Motion carried 6/0.

PRESENTATION BY THE MINNESOTA DEPARTMENT OF TRANSPORTATION ON THE 2020 TRUNK HIGHWAY 25 IMPROVEMENT PROJECT.

Diane Langenbach of Mn/DOT introduced herself and the proposed project.

City Engineer Dave Martini stated that Trunk Highway 25 was redone in 2007 and at that time sidewalks and streetlights were added. He stated that at this time Mn/DOT is planning a mill and overlay from 1st Street in Mayer, north to Watertown and along with that they have to update all sidewalks and pedestrian ramps to be ADA compliant. He stated that the costs for the project are 100% paid for by Mn/DOT but if the City sees any benefit to add certain items within the project area, now is the time to discuss and include it and most likely that cost would be a City of Mayer cost.

Mn/DOT representative Langenbach presented the project while City Engineer Martini made comments on specific items within the project area. Mn/DOT representative Langenbach stated that the project area will extend from 1st Street in Mayer, north to Watertown. She also said that a sidewalk or trail connection would be planned between the roundabout and 5th Street, most likely along the east side of the street.

Commissioner Hahn stated that in 2007 there was a suggestion to put the lights behind the sidewalk rather than in the sidewalk by the curb.

City Engineer Martini stated the street lights were placed where they were due to the fact they could not place them behind the sidewalk without additional right of way being purchased.

Planning Consultant Anderson asked if the TH 25 bypass was considered in the design and project scope.

Mn/DOT representative Langenbach said the TH 25 bypass was not considered since that plan is so far in the future.

Planning Consultant Anderson asked if sidewalk was being planned for on both sides of the project area between 1st Street and the roundabout.

Mn/DOT representative Langenbach said funding is available for sidewalk on just one side of TH 25 between the roundabout and 5th Street. She stated that if the City of Mayer wanted a sidewalk on both sides of TH 25 between the roundabout and 5th Street the City would have to pay for one side or the other.

City Engineer Martini stated that if a sidewalk and trail were to be placed on the west side of TH 25 between the roundabout and 5th Street, additional right of way would need to be purchased. City Engineer Martini also stated the City Council is looking for feedback from the Planning Commission and that he did not think there was a lot of appetite from the City Council to spend a lot of money on this project.

Commissioner Maetzold excused himself from the meeting at 7:20 PM.

City Engineer Martini stated that the feedback he heard from the Planning Commission was no bump outs at the intersections, no bike lanes and to include a trail or sidewalk connection on the east side of TH 25 between the roundabout and 5th Street.

CONTINUED PUBLIC HEARING FOR A TEXT AMENDMENT TO TITLE XV: LAND USAGE, CHAPTER 152: ZONING, SECTION 152.058 GENERAL COMMERCE DISTRICT AND SECTION 152.060 COMMERCIAL/INDUSTRIAL DISTRICT.

At 7:30 PM Chairperson Stifter opened the public hearing.

Planning Consultant Anderson stated that since the Planning Commission members did not receive the packets for the meeting they could just continue the public hearing to the February meeting if they would like.

A motion to continue the public hearing to the February 6, 2018 Planning Commission meeting was made by Commissioner Wachholz and seconded by Commissioner Lanting. Motion carried 5/0.

ACTION IS REQUIRED FOR A TEXT AMENDMENT TO TITLE XV: LAND USAGE, CHAPTER 152: ZONING, SECTION 152.003 DEFINITIONS, SECTION 152.026 DRIVEWAY, PARKING AREA, AND HARD SURFACE IMPROVEMENTS.

At 7:31 PM Planning Consultant Anderson stated that since the Planning Commission members did not receive the packets for the meeting they could table the action to the February meeting if they would like.

A motion to table the text amendment was made by Commissioner Wachholz and seconded by Commissioner Hahn. Motion carried 5/0.

UPDATE ON THE 2018 COMPREHENSIVE PLAN UPDATE.

At 7:32 PM Planning Consultant Anderson presented the draft Economic Competiveness Chapter 8 of the 2018 comprehensive plan update.

NEXT MEETING.

Next scheduled meeting is Tuesday, February 6, 2018.

COMMISSIONERS REPORT.

None.

ADJOURNMENT.

A motion was made by Commissioner Wachholz and seconded by Commissioner Hahn to adjourn the meeting at 7:54 PM. Motion carried 5/0.