

**REGULAR MEETING  
PLANNING COMMISSION  
City of Oakdale  
July 11, 2019**

The Oakdale Planning Commission held a meeting on Thursday, July 11, 2019 at Oakdale City Hall, 1584 Hadley Avenue North, Oakdale, Minnesota. The meeting began at 7 p.m.

**CALL OF ROLL**

On a call of roll, the following were present:

Chairperson: Dallas Pierson  
Bob Boullianne  
Chris Campbell  
Yaya Diatta  
Marty Jurgensen  
Emily Milles  
Lee Stolarski

Absent: None

Others present: Emily Shively, City Planner  
Jake Ingebrigtsen, Council Liaison

**APPROVAL OF MINUTES**

Planner Shively noted one correction to the May 2, 2019 minutes. The initials EMC were corrected to read EMS (Emergency Medical Service).

**A MOTION WAS MADE BY COMMISSIONER JURGENSEN TO APPROVE THE MINUTES OF THE REGULAR MEETING OF MAY 2, 2019 WITH CORRECTIONS AS STATED.**

**5 AYES**

**ABSTAIN: LEE STOLARSKI - ABSENT MAY 2 MEETING  
BOB BOULLIANNE – ABSENT MAY 2 MEETING**

Councilmember Ingebrigtsen suggested the Planning Commission tour the Oakdale Public Works building and the Oakdale Police Department. Both are scheduled for future upgrades. Discussions will begin soon as to which project should move forward first. Sue Barry will be notified to schedule tours.

**PLANNING COMMISSION REVIEW**

**a. Variance - 341 Greenway Avenue North.**

Planner Shively provided information regarding a proposed new 24'x24' two-car garage attached to the front of the home of Jim and Margie Heimerman at 341 Greenway Avenue North. A former one-car, tuck-under garage was previously converted to living space; off-street parking is currently provided on the driveway. Due to the topography of the lot and locations of mature trees, the proposed garage must extend outward from the house toward the street into the front setback.

The Heimermans have requested a variance of 15 feet from the front setback requirement which will result in a setback of 15 feet from the front property line. Staff determined that the proposed garage addition meets the findings for granting a variance from front setback requirements.

Commissioner Diatta asked for confirmation on two current structures already in place and asked how many accessory buildings are allowed on a property. He also asked what the exterior finish will be on the new garage. It was confirmed that one structure is a playset and the other a shed. Planner Shively stated that one garage, attached or detached, is allowed as well as one shed that meets the size standards for that area. Mr. Heimerman noted that the siding and roof will match house as best they can and brick will be painted to match existing color as well.

Commissioner Campbell asked for clarification on dimensions. Sketch plan states a 25' x 26' garage and report states 24' x 24'. Mr. Heimerman responded that the fascia has a one foot overlap on either side. Planner Shively mentioned that measurements are taken from wall to wall and the homeowner had provided roof dimensions and other documentation showing all buildings will be within the impervious coverage limit.

**A MOTION WAS MADE BY COMMISSIONER STOLARSKI, SECONDED BY COMMISSIONER JURGENSEN, TO RECOMMEND APPROVAL OF THE VARIANCE OF 15 FEET FROM THE FRONT SETBACK REQUIREMENT AT 341 GREENWAY AVENUE NORTH.**

**7 AYES**

### **PUBLIC HEARINGS**

**a. CONDITIONAL USE PERMIT (CUP) FOR A 192 SQUARE FOOT ACCESSORY BUILDING AT 7284 STILLWATER BOULEVARD NORTH (MELCO)**

Planner Shively presented a CUP request for a 12'x16' (192 square feet) shed located in the northeast corner of the property at the home of Gena Melco, 7284 Stillwater Boulevard North.

She stated, according to the zoning ordinance, a CUP is a permitted use that is only allowed when it is shown that the use meets certain general and specific standards related to the proposed conditional use. She stated that city staff has determined the CUP request for a large accessory building meets the requirements of the zoning ordinance and recommends the approval of the CUP.

Commissioner Campbell asked how much larger this lot is compared to others. Planner Shively believes it is approximately 6,800 square feet larger than the minimum lot size of 9,600 square feet so the property can accommodate a larger shed.

**A MOTION WAS MADE BY COMMISSIONER BOULLIANNE, SECONDED BY COMMISSIONER DIATTA, TO RECOMMEND APPROVAL OF A CONDITIONAL USE PERMIT FOR A 192 SQUARE FOOT ACCESSORY BUILDING AT 7284 STILLWATER BOULEVARD NORTH.**

**7 AYES.**

**b. CONDITIONAL USE PERMIT (CUP) FOR AN ELECTRONIC MESSAGE SIGN AT 828 GREENWAY AVENUE NORTH (ISD622 – TARTAN HIGH SCHOOL) AND 6675 50<sup>TH</sup> STREET NORTH (ISD622 – CASTLE ELEMENTARY SCHOOL)**

Planner Shively presented a request for a CUP for the North St. Paul-Maplewood-Oakdale School District (ISD622) for a Conditional Use Permit for an electronic message sign (EMS). The EMS will be part of a new free-standing sign for Tartan High School at 828 Greenway Avenue North. The new sign will be part of a new landscaped area and gateway feature for the high school. The EMS at Castle Elementary School will be part of a new free-standing sign at 6675 50<sup>th</sup> Street North. The applicant has noted that due to the remodeling and building addition at the school, the current sign no longer serves the site.

Planner Shively said that electronic message signs are allowed via Conditional Use Permit which ensures that performance standards such as size, brightness, and message duration are met. She stated the staff has determined the CUP application meets the requirements of the zoning ordinance and they recommend approval of the applications.

In response to Chairperson Pierson's question on daytime brightness specifications, Planner Shively responded that it is the same as Guardian Angels electronic sign.

In response to Commissioner Jurgensen's question regarding who will be doing the landscaping around sign at Tartan High School, Planner Shively replied the property belongs to the school district and they will do their own landscaping.

In response to Commissioner Diatta's question regarding who is responsible for the signs should they have technical issues, Planner Shively answered that standards are in place that require the sign have the capacity to be shut down manually.

In response to Commissioner Boullianne's question if the sign will automatically shut down if 10% of the cells are out, Planner Shively responded that they will have sensors that will automatically recognize when cells are out. Commissioner Boullianne asked for confirmation on direction the signs will be facing. Planner Shively replied that both signs are two-sided and oriented so that the sign faces are visible east-west and affirmed that they will dim at night.

In response to Commissioner Diatta's question if schools will be limited to advertising only school events, Planner Shively stated that cities do not regulate signs based on content. Oakdale's sign code regulates the size, location, duration and building materials of signs.

Commissioner Campbell asked if new signs will replace existing signs which Planner Shively responded, yes, at Tartan; Castle Elementary does not currently have a free-standing sign.

Chairperson Pierson commented the signs will be 250 nits at night which is about half the brightness of an Apple 30" monitor.

Commissioner Jurgensen stated that he doesn't see an issue if Castle Elementary advertised a football game for North or Tartan or other school event even though it's not on site.

Chairperson Pierson stated it would be a District 622 event and we do ask them to post Amber Alerts.

Randy Anderson, Director of Business Services, ISD622, responded that district policy would regulate what messages are allowed on the signs. He noted the district is standardizing signs across the district so all elementary, middle and high schools will have the same sign design. They looked at all the municipalities and have taken the most stringent restrictions and adhered to those standards across the district.

**A MOTION WAS MADE BY COMMISSIONER JURGENSEN, SECONDED BY COMMISSIONER CAMPBELL TO RECOMMEND APPROVAL OF A CONDITIONAL USE PERMIT FOR AN ELECTRONIC MESSAGE SIGN AT 828 GREENWAY AVENUE NORTH (TARTAN HIGH SCHOOL).**

**7 AYES**

**A MOTION WAS MADE BY COMMISSIONER JURGENSEN, SECONDED BY COMMISSIONER CAMPBELL TO RECOMMEND APPROVAL OF A CONDITIONAL USE PERMIT FOR AN ELECTRONIC MESSAGE SIGN AT 6675 50<sup>TH</sup> STREET NORTH (CASTLE ELEMENTARY SCHOOL).**

**7 AYES**

### **INFORMATIONAL ITEMS**

#### **a. PLANNING AND DEVELOPMENT UPDATE**

Planner Shively reported that work has started on the Taco Bell restaurant in Bergen Plaza.

She mentioned the next meeting will be August 1, 2019.

### **ADJOURNMENT**

**A MOTION WAS MADE BY COMMISSIONER BOULLIANNE, SECONDED BY COMMISSIONER MILLES, TO ADJOURN THE JULY 11, 2019 MEETING OF THE OAKDALE PLANNING COMMISSION AT 7:34 PM.**

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**7 AYES.**

Respectfully submitted, Teresa Buhl