



PLANNING COMMISSION MEETING AGENDA
TUESDAY MAY 21, 2024

7:30 PM REGULAR MEETING

1. Call to Order
2. Roll Call
3. Approval of Minutes:
 - a. April 16, 2024, Planning Commission Meeting Minutes.
 - b. May 7, 2024, City Council Meeting Minutes (For Information Only).
4. **PUBLIC HEARING (Continued):** Mosiah Willis (Applicant) and Jared Haley (Owner) is requesting the following action for the property located at 2485 Independence Rd. (PID No. 13-118-24-33-0001) in the City of Independence, MN:
 - a. A variance to allow the existing detached accessory structure to be used as an accessory dwelling unit which will exceeds the maximum size of an accessory dwelling unit permitted; and
 - b. A conditional use permit to allow an accessory dwelling unit to be located in the existing detached accessory structure.
5. **PUBLIC HEARING** - Nathan Mendiola (Applicant) and Pam and Andy Krominga (Owners) are requesting the following action for the property located at 3585 William Way (PID No. 11-118-24-42-0004) in the City of Independence, MN.
 - a. A conditional use permit to allow an accessory dwelling unit to be located within the proposed new home.
6. **PUBLIC HEARING** - Karen Ann Malinak (Applicant/Owner) is requesting the following action for the property located at 2510 County Road 92 (PID No. 16-118-24-33-0003) in the City of Independence, MN.
 - a. A conditional use permit to allow a dog kennel on the subject property.
7. **PUBLIC HEARING** – Blue Valley Farm LLC (Applicant/Owner) is requesting the following action for the property located at 7550 Turner Road (PID No. 28-118-24-13-0005) in the City of Independence, MN.

- a. A conditional use permit amendment to allow an outdoor riding arena to be added to the subject property as a part of the commercial horse boarding facility on the subject property.
8. **PUBLIC HEARING** – Jon and Patricia Malecek (Applicant/Owner) is requesting the following action for the property located at 1215 Copeland Road (PID No. 30-118-24-14-0002) in the City of Independence, MN.
 - a. A rural view lot subdivision to divide a 7.37-acre parcel from the subject property.
9. **PUBLIC HEARING** – Katy Swanson on behalf of Crown Castle (Applicant/Owner) is requesting the following action for the property located at 8590 County Road 6 (PID No. 32-118-24-23-0001) in the City of Independence, MN.
 - a. A conditional use permit amendment to allow two additional antennas to be mounted on the existing structure located at the base of the existing cellular tower on the subject property.
10. Open/Misc.
11. Adjourn.