

**City of East Gull Lake  
Planning and Zoning  
Regular Meeting**

Tuesday, May 26, 2020 – 6:30 PM

**I. Call to order**

Chairman Bruce Buxton called to order the regular meeting of the City of East Gull Lake Planning and Zoning Commission at 6:30 PM on Tuesday, May 26, 2020 at City Hall.

**II. Pledge of Allegiance**

**III. Roll Call**

Present: Bruce Buxton (Chair), Commission: Marty Halvorson, Nate Tuomi, Eunice Wiebolt, Rocky Waldin

Absent: Paul Tollefson

Staff Present: City Administrator Mason, Administrative Assistant Schack

Council Liaison: Carol Demgen

Audience: Larry Grimstad, Emily Bauernfeind, Lisa Gudajtes

**IV. Adoption of Agenda/Additions or Deletions to the Agenda**

**Motion by Commissioner Wiebolt and seconded by Commissioner Halvorson to approve the agenda as presented. All present voted in favor thereof. Motion carried.**

**V. Approval of Minutes**

Commissioner Halvorson noted the motion moved and seconded should have been Wiebolt/Halvorson and Halvorson/Wiebolt respectively in the Agenda approval and Minutes approval.

**Motion by Commissioner Wiebolt, second by Commissioner Waldin to approve the amended minutes of the Tuesday, April 28, 2020 meeting. All present voted in favor thereof. Motion carried.**

**VI. Public Hearings**

None

**VII. Open Forum**

None

**VIII. Planning and Zoning Administrator's Report**

**A. Statistics**

New Permits:	11
New Variances:	0
New Conditional Use:	0
Potential Permits:	2
Inspections	38
Completion Letters:	13
New Violations	0
Total 2020 Permits to date:	19

**B. 2013 – 2019 Existing Permits Update**

- One remaining open 2014 permit: Thomas Deans shed
- One remaining open 2016 permit: Wavereck garage and rec area
- 8 open out of 76 total 2018 permits
- 39 open out of 75 total 2019 permits

Administrator Mason reviewed the inspections that took place during the last month.

**C. Revised Johnson Variance 2019-50**

Administrator Mason noted the portions underlined in the findings show the changes in the Variance. Chair Buxton noted that as long as the size is less than the original, the Commissioners can recommend approval of the revision for recording. Administrator Mason noted the site plan shows the setback is met also.

**Findings:**

1. Based on the 4.1 acres and the 191 foot of frontage they are allowed a total of 2,389.6 sq ft of accessory structures. This includes 1,280 for 2.5 acres, 409.6 for extra 1.6 acres, 700 sq ft for guest quarters based on frontage. They are asking for a change of 3,098 total sq ft to 2,802 total sq ft of buildings which is 412 sq ft instead of 708 sq ft more than allowed.
2. They wish to claim a practical difficulty of applying for a variance rather than doing a lot split and creating a separate lot that could be built on with a regular permit.
3. The historical nature of the original parcel was very large and has been split numerous times to avoid variances as the Simon and Johnson families have gotten larger in each generation.
4. They could tear down a building and add on to the original home, but they don't wish to make it bigger and they want to preserve the historical look as the original cabin is in very good shape since it was repaired after the 2015 storm.
5. The height requested for this building is 23'8" feet instead of 26 feet based on the revised design submitted. All other buildings on the property are less than 24 feet and are one story.
6. The site they intend to build the garage/guest quarter on is approximately 230 feet from the OHW

**Conditions:**

1. The approved building site has been moved to 20 feet from the property line to comply with twice the normal setback of the city ordinance; a Variance requires twice the normal setback.
2. The lot shall not be split into two parcels unless one of the cabins is removed.
3. The height of the new accessory building shall not exceed the 24' maximum standard in the City Ordinance.
4. The new structure must be connected to the city wastewater system and the wastewater connection capacity needs to be verified to meet city standards and approved by City Staff.

**Motion by Commissioner Tuomi, second by Commissioner Wiebolt to approve revised Scott Johnson Variance 2019-50. All present voted in favor thereof. Motion carried.**

**D. Violation updates: Vanosdol and Urbanski**

Administrator Mason gave an update on the violations.

**IX. Old Business**

**A. Sourcewell update**

The ability to attend the Lake Shore presentation is not available until the COVID19 restrictions are lifted.

**B. Air B&B's and VRBO's**

Commissioner Tuomi asked about the short-term rental's decision. Chair Buxton stated that Crow Wing County will be sending their results to him for an example.

**C. Helipad update**

Commissioner Tuomi asked about the public hearing for the helipad. Administrator Mason noted we cannot have a meeting until the restrictions are lifted.

**X. New Business**

None

**IX. Adjournment**

**Motion by Commissioner Halvorson and seconded by Commissioner Tuomi to adjourn. All present voted in favor thereof. Motion carried.**

Transcribed by East Gull Lake Administrative Assistant  
Kathy Schack

These minutes are paraphrased and are not written word for word.