

**Minnetonka Planning Commission
Minutes**

Dec. 15, 2022

1. Call to Order

Chair Sewall called the meeting to order at 6:30 p.m.

2. Roll Call

Commissioners Henry, Powers, Waterman, Banks and Sewall were present. Hanson and Maxwell were absent.

Staff members present: City Planner Loren Gordon and Senior Planner Ashley Cauley.

3. Approval of Agenda

Waterman moved, second by Banks, to approve the agenda as submitted with an additional comment provided in the change memo dated Dec. 15, 2022.

Henry, Powers, Waterman, Banks and Sewall voted yes. Hanson and Maxwell were absent. Motion carried.

4. Approval of Minutes: Dec. 1, 2022

Henry moved, second by Powers, to approve the Dec. 1, 2022 meeting minutes as submitted.

Henry, Powers, Waterman, Banks and Sewall voted yes. Hanson and Maxwell were absent. Motion carried.

5. Report from Staff

Gordon briefed commissioners on the upcoming planning commission meeting scheduled to be held on Jan. 5, 2022.

6. Report from Planning Commission Members: None

7. Public Hearings: Consent Agenda: None

8. Public Hearings

A. Amend and replace the resolution for the cemetery use of the properties at 3300 and 3228 Woodlawn Ave.

Chair Sewall introduced the proposal and called for the staff report.

Cauley reported. She recommended approval of the application based on the findings and subject to the conditions listed in the staff report.

In response to Chair Sewall's question, Cauley explained that the approval in 2011 did not require the buffer to be replaced. The 2008 approval did require some landscaping within the 25-foot easement on the north side. Staff is not recommending additional landscaping be required at this time.

Jeff Walton, a member of the board of trustees for Groveland Cemetery, the applicant, stated that:

- The cemetery has existed since 1855 and was formally organized in 1871.
- There have been eight expansions since its creation.
- Landscaping was planted on the middle left side which includes arborvitaes and a basket-weave fence. The proposal would move those.
- There is a 25-foot utility easement that prevents landscaping from being planted in that area.
- The applicant would screen the view as much as possible.
- The south section of 3228 Woodlawn Ave. is full. There are 10 to 20 available gravesites left. He expects the cemetery to reach its capacity in 2023.
- The proposal requests that staging be done in two blocks to include relocating the fence and arborvitae.
- The board of trustees consists of volunteer members who strive to make the cemetery financially stable to maintain perpetual care.
- The cemetery is four acres in size.
- He was available for questions.

The public hearing was opened. No testimony was submitted and the hearing was closed.

Waterman supports the proposal. The plants and trees planted in 2011 have now matured which help provide a buffer. He agrees with staff's recommendation. The request is appropriate for the use.

Henry supports the project. He suggested using goats or sheep to mow the grass. He agrees with staff's recommendation.

Powers appreciates the cemetery board providing a buffer to neighbors. The cemetery is a peaceful, respectful and tasteful site. He supports letting the cemetery board have the discretion to do what it needs to do in the time it needs to do it. He cannot imagine a need for buffering. He supports the applicant and the proposal.

Banks supports staff's recommendation. He found the 2011 plan layout interesting. He visited the site and found the cemetery to be very peaceful. It makes sense to approve the request.

Chair Sewall supports staff's recommendation. He loves the idea of trying to move the trees and saving them if possible. The cemetery existed before residents chose to live next to it. The cemetery has always been well maintained and the proposal makes total sense. He favors making it easier for the cemetery board to use its own discretion to care for the cemetery.

Banks moved, second by Henry, to recommend that the city council adopt the resolution to amend and replace Resolution 2011-009 and Resolution 2008-062 for a cemetery use of the existing properties at 3300 and 3228 Woodlawn Ave.

Henry, Powers, Waterman, Banks and Sewall voted yes. Hanson and Maxwell were absent. Motion carried.

9. Adjournment

Waterman moved, second by Henry, to adjourn the meeting at 7:01 p.m. Motion carried unanimously.

By: _____
Lois T. Mason
Planning Secretary