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To: Planning Commission
From: Loren Gordon, City Planner
Date: June 15, 2023
Subject: Change Memo for the June 15th Planning Commission meeting

ITEM 7B – Page Residence

The attached email was received after publication of the report.

ITEM 8A – Crescent Ridge

The attached email was received after publication of the report.

ITEM 8B – Frostad Residence

The attached email was received after publication of the report.

Page residence 1505 Traymore Road

Subject	Page residence 1505 Traymore Road
From	Mary Strupp
To	Bria Raines

I have several concerns regarding the proposal to convert the existing workshop/garage into an accessory dwelling.

- 1) The neighborhood and surrounding area is zoned as single family residential property. Would this conversion change the designated use to multifamily or rental property?
- 2) The previous owner removed the curb to make it easier to drive his pickup truck into the back yard. He was denied a permit to install a paved driveway because it was too close to the existing driveway that is used for driving into the garage in the front of the house. He "repaired" the curb by making a concrete access that is essentially a driveway. He added some gravel in the low spots because he kept getting his pickup truck stuck in the mud. I don't believe this is actually a gravel driveway. If an accessory building is going to be used as a permanent residence, a proper off-street parking spot would be required. A vehicle parked in the yard on a regular basis would not be aesthetically appealing.
- 3) When the previous owner built the workshop/garage, it ruined the park-like appearance of the center of the block. Converting the workshop/garage into a house in the center of the block would exacerbate this problem.
- 4) Mr. Pages' letter describing his financial difficulties appears to be the primary reason for requesting the conversion. Additional financing would be required to renovate the building, to add water and sewer lines and possibly to separate the utility meters. This conversion could cause additional financial hardships.
- 5) If a Conditional Use Permit is granted for this property, any other property owner in this area could also make a similar request. The potential result could create numerous properties with "tiny houses" in their backyards. I don't believe this would improve the area or make the area a more attractive place to live.

Thank you.

Mary Strupp
1501 Traymore Road



June 13, 2023

Dear City of Minnetonka:

I hope this letter finds you well. I am writing on behalf of Alerus Financial to express our sincere appreciation for the support and partnership we have received from the City of Minnetonka since we first opened our office here in 2007. We value our presence in this vibrant community and consider it our home.

We are writing to bring to your attention a critical concern that, if unresolved, may unfortunately force us to consider relocating our Twin Cities headquarters to a neighboring city. The matter at hand pertains to the absence of exterior building signage for Alerus, which has hindered our ability to effectively establish our brand and connect with our valued clients.

Alerus is a sound and thriving commercial wealth bank that has experienced significant growth over the last decade. As we continue to grow and expand our operations, our need for visibility and recognition has become paramount. Exterior building signage plays a vital role in communicating our presence, distinguishing our organization, and attracting new clients. We believe that this aspect of corporate identity is fundamental to our success in the competitive financial industry.

We have observed that along Highway 394, several financial institutions have prominent building signage that contributes to their visibility and branding efforts. Alerus' absence from this landscape is a significant disadvantage that has already hindered our ability to reach potential clients and raise awareness about our diversified range of financial services. We kindly request your understanding and support in addressing this issue promptly.

In addition to the importance of exterior building signage for our existing operations, we would like to bring to your attention the positive impact our continued presence in Minnetonka would have on the local economy. Currently, we employ 60 dedicated professionals who contribute to the growth and vitality of the community. However, with our planned expansion, we anticipate doubling our workforce to approximately 120 employees within the next year. This growth would not only provide valuable job opportunities for the residents of Minnetonka but also contribute to the overall economic prosperity of the region.

Thank you for your attention to this matter. We look forward to working towards a favorable resolution. Please feel free to contact me at your convenience.

Sincerely,

A handwritten signature in black ink that reads "Katie Lorenson".

Katie Lorenson
President and CEO
katie.lorenson@alorus.com
952.417.3725
alorus.com

***NEW SUBMISSION* Planning commission and EDAC email comments**

Subject	*NEW SUBMISSION* Planning commission and EDAC email comments
From	Tim Redding
To	Karen Telega; Zoning Requests
Sent	Tuesday, June 13, 2023 3:45 PM

Read-Only Content

Name

Tim Redding

Full Address

2503 Sherwood Hills Road
Minnetonka, Mn 55305
USA

Planning commission or EDAC

Planning commission

Meeting date

June 15, 2023

Agenda item

Frosted Residence

Comment

We live next door to the Frostad residence on a shared driveway. Is the city going to allow residents to have large multiple buildings in residential areas? What does this do to the curb appeal and home values of the entire neighborhood? We have concerns about the building pad is not suitable for a building of that size.

Thank you,