

**PLANNING COMMISSION MEETING  
AGENDA  
CITY OF WHITE BEAR LAKE, MINNESOTA**

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The City of White Bear Lake Planning Commission will hold its regular monthly meeting on Monday, June 28, 2021 beginning at 7:00 p.m. in the White Bear Lake City Hall Council Chambers, 4701 Highway 61.

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1. Call to order and roll call.
2. Approval of the June 28, 2021 agenda.
3. Approval of the May 24, 2021 Planning Commission meeting minutes.
4. **CASE ITEMS:**  
**Unless continued, these cases will go to the City Council meeting on Tuesday, July 13, 2021. Cases G & H will also be heard on Tuesday, August 11, 2021**
  - A. **Case No. 15-2-SHOPa:** A request by **Pam Preisler** for a six year extension to an existing Special Home Occupation Permit, per Code Section 1302.120, in order to operate a beauty salon out of her residence located at 3862 Crestwood Place.
  - B. **Case No. 21-14-V:** A request by **James Trusten** for a 25.5 foot variance from the 30.5 foot front yard average setback, per Code Section 1302.030, Subd.4.d, and a 2.5 foot variance from the five foot side yard setback, per Code Section 1302.030, Subd.4.e, in order to construct a garage in front of the home at 1783 Eugene Street.
  - C. **Case No. 21-15-V:** A request by **Brooke & Garrett Boesch** for a two foot variance from the four foot height limit, per Code Section 1302.030, Subd.6.h.3, in order to construct a six foot tall fence along the west property line of the property located at 2514 Oak Court.
  - D. **Case No. 21-16-V:** A request by **Joe Morris** for a two foot variance from the four foot height limit, per Code Section 1302.030, Subd.6.h.3, in order to construct a six foot tall fence along the west property line at the property located at 4926 Johnson Avenue.
  - E. **Case No. 21-11-V:** A request by **Paula & Mike Lobinsky** for four variances: a 10.5 foot variance from the 15 foot side yard setback on the south side and a 10 foot variance from the same on the north side, both per Code Section 1303.040, Subd.5.c; a 29 foot variance from the 35 foot street side setback for an attached garage and living area above it, per Code Section 1303.040, Subd.5.c.1; and a three foot variance from the 53 foot average lakeside setback for a deck, per Code Section 1302.040, Subd.4.c, all in order to demolish the existing home and reconstruct a new single family residence on the property located at 4372 Cottage Park Road.
  - F. **Case No. 21-6-CUP:** A request by **Independent School District #624** for a Conditional Use Permit Amendment per Code Section 1303.245, to allow two building additions to the existing South Campus building to facilitate conversion of the existing high school to a middle school at 3551 McKnight Road.

**G. Case No. 21-2-Z & 21-5-CUP:** A request by **Division 25, LLC** for a text amendment to the Sign Code Section 1202.040, Subd.2, to allow billboards; and a Conditional Use Permit, per the amended code, to allow installation of a two-sided V-shaped dynamic billboard at the property located at 4650 Centerville Road.

**H. Case No. 21-1-Z:** A **City-Initiated** text amendment to Zoning Code Section 1303.160 to allow interim use permits in the B-5 zoning district.

**5. DISCUSSION ITEMS:**

- A. City Council Meeting Summary from June 8, 2021.
- B. Park Advisory Commission Meeting Minutes from April 15, 2021.

**6. ADJOURNMENT**

Next Regular City Council Meeting ..... July 13, 2021  
Next Regular Planning Commission Meeting..... July 26, 2021