



**AGENDA
PLANNING COMMISSION OF THE
CITY OF WHITE BEAR LAKE, MINNESOTA
MONDAY, NOVEMBER 28, 2022
7:00 P.M. IN THE CITY HALL COUNCIL CHAMBERS**

1. CALL TO ORDER AND ATTENDANCE

2. APPROVAL OF AGENDA

3. APPROVAL OF THE MINUTES

A. Minutes of the Planning Commission meeting on October 24, 2022

4. CASE ITEMS

A. **Case No. 93-3-Sa:** A request by **Smarte Carte** to amend a conditional use permit for site plan approval in the DBD zoning district, per code section 1303.225, Subd.4.i, in order to build a warehouse addition and expanded parking lot at the property located at 4455 White Bear Parkway.

B. **Case No. 22-19-V:** A request by **Ben Herkenhoff** for a variance from the side yard setback, per code section 1303.050, Subd.5.c.2 and a variance from the lakeside average setback for a deck, per section 1302.040, Subd.4.a.3, in order to expand the existing deck at the property located at 2289 South Shore Boulevard.

C. **Case No. 22-20-V:** A request by **Joshua Winchell** for a variance from the side yard setback, per code section 1302.030, Subd.4.e and a variance from the total accessory structure square footage allowed, per code section 1302.030, Subd.4.2.b, in order to construct a 140 square foot shed at the property located at 2338 South Shore Boulevard. **(Continued at Applicant’s Request)**

D. **Case No. 22-4-PUD:** A request by **Acqua / Tside 1 LLC** for “General Concept” and “Development Plan” stage approval of a Planned Unit Development, per code section 1301.070 to allow an off-premise monument sign along Highway 61 for the properties located at 4441 Lake Avenue South and 4453 Lake Avenue South.

E. **Case No. 22-1-Z:** A City-Initiated text amendment to Zoning Code section 1301 concerning a concept plan review and neighborhood meeting process.

5. DISCUSSION ITEMS

- A. City Council Meeting Overview
- B. Bylaws, Annual Meeting and Meeting Times

6. ADJOURNMENT

Next Regular City Council MeetingDecember 13, 2022

Next Regular Planning Commission MeetingJanuary 30, 2023