

# **SUPPLEMENTAL PACKET**

# Planning Commission Memo

## Meeting: November 7, 2016

To: Chair Ronningen and members of the Planning Commission

From: Ron Moorse, City Administrator

Date: November 4, 2016

Re: Localized LLC Application for a Conditional Use Permit for a Nature Center at 2167 Oakgreen Avenue and Two Adjacent Parcels with PID #s 16.028.20.23.0001 and 16.028.20.23.0002  
**Supplemental**

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After the publication of the agenda packet for the November 7 Planning Commission meeting, additional information was received from Localized LLC regarding the Nature Center use. The following is an outline of that information.

1. Community Garden. The applicant is considering hiring a volunteer to organize and manage the garden plots in exchange for the use of a garden plot. Some farmers who currently grow produce for the restaurant owned by the applicant may use garden plots to grow produce.
2. Conservation easement. The applicant is planning to place a conservation easement on the property. The applicant is working with the Minnesota Land Trust.
3. Mountain biking events. The first priority of the applicant is to protect the land. The use of the property for mountain biking would be implemented in phases, dependent upon the ability to protect the land. The first phase would be a recreation-level bike trail that would not be suitable for races. The next step could be a trail at a level that could be used as a mountain biking practice venue.
4. Access Control. The applicant is not planning to fence the entire property, but rather is planning to create a distinct perimeter at the western boundary of the property with a gate at the driveway. The applicant is considering a gate with a lock with an access code. Trail users would need to register on-line to obtain the access code, and there would be a limit on the number per day who could obtain the access code.
5. Lighting. The only lighting would be solar-powered, motion-sensitive lighting at the storage shed.

### Discussion with Sheriff's Department.

Staff has discussed the proposed nature center use with Deputy Sullivan of the Sheriff's Department. Deputy Sullivan indicated that, because this is private property, it would be important that the applicant would authorize the Sheriff's Department to access the property and enforce City and State ordinances on the property. The applicant has indicated this authorization would be granted. Deputy Sullivan also indicated the Sheriff's Department could plan to patrol in this area on a regular basis.