

**MINUTES
OF THE WORK SESSION OF THE
EDINA CITY COUNCIL
HELD AT CITY HALL
JUNE 17, 2008
5:00 P.M.**

Mayor Hovland called the meeting to order at 5:10 p.m. in the Community Room of City Hall. Answering rollcall were: Members Bennett, Housh, Masica, Swenson and Mayor Hovland. Staff present included: Gordon Hughes, City Manager, Heather Worthington, Assistant City Manager; Ceil Smith, Assistant to the City Manager; Cary Teague, Planning Director; Roger Knutson, City Attorney; and Debra Mangen, City Clerk.

Mayor Hovland said the purpose of the work session was to continue discussion of the Land Use Chapter of the Comprehensive Plan.

Member Masica stated she was uncomfortable allowing residential uses in conjunction with commercial and industrial uses and therefore opposed permitting residential uses in the industrial and commercial area.

The Council discussed the area bordered by Metro Boulevard on the east, West 70th Street on the north, Cahill Road on the west, and West 78th Street on the south. The issues included: existing and potential allowable heights of buildings in the area, current zoning of the area designated NC in the draft comp plan, effect of changing zoning on property values, existing and potential floor area ratio (FAR), desire to preserve commercial/industrial uses in Edina, the zoning should stay as it was in the area described in the plan as NC, the area designated GMU should maintain light industrial and commercial without residential, mixed land use concept, and uses that would be allowed within an industrial zoning designation.

Staff and Council also discussed Small Area Plan Studies and Potential Areas of Change that might trigger such studies. It was noted that the draft Comp Plan might be less prescriptive if it were to read "the City Council may direct staff to conduct a Small Area Plan Study in certain areas comprised of multiple parcels and/or identified as Potential Areas of Change within the Comp Plan."

The Council pointed out several corrections/revisions to the draft Comp Plan which staff will incorporate into the document.

Mayor Hovland declared the meeting adjourned at approximately 6:50 p.m.

Respectfully submitted,

Debra Mangen, City Clerk