

**MINUTES  
OF THE WORK SESSION OF THE  
EDINA CITY COUNCIL  
HELD AT CITY HALL  
FEBRUARY 3, 2009  
5:30 P.M.**

Mayor Hovland called the meeting to order at 5:40 p.m. in the Community Room of City Hall. Answering rollcall were: Members Bennett, Brindle, Housh, Swenson and Mayor Hovland. Planning Commissioners present were: Commissioners Brown, Fischer, Forrest, Grabel, Risser, Scherer, Schroeder, and Staunton. Staff present included: Gordon Hughes, City Manager; Heather Worthington, Assistant City Manager; Cary Teague, Planning Director; Kris Aaker, Assistant Planner; Roger Knutson, City Attorney; Ceil Smith, Assistant to City Manager; and Debra Mangen, City Clerk.

Mayor Hovland stated the purpose of the meeting was to review issues of mutual interest to the Planning Commission and City Council and for the Council to hold a discussion of a potential City Council organizational development retreat.

Planning Commissioner Fischer handed out the following list of zoning ordinance priorities which Planning Director briefly reviewed (Note: Page numbers quoted in the list refer to the Draft Comprehensive Plan):

**Zoning Ordinance Priorities**

1. Comprehensive Plan inconsistencies.
  - a. Height Standards – PRD-4 Districts. Page 4-56 of Comprehensive Plan (HDR area) limits height to 8-stories – Current code has no max.
  - b. Height Standards – RMD & POD-2 Districts. Page 4-56 of Comprehensive Plan (RMD area) limits height to 12-stories – Current Code has no max.
  - c. Height Standards – PCD-3 District. Page 4-56 of Comprehensive Plan (CAC area) limits height to 10-12 stories – Current Code max. is 18 stories.
  - d. Height Standards – PCD-3 District. Page 4-56 of Comprehensive Plan (MXC area) limits height to 8-stories – Current Code has no max.
  - e. Height Standards – MDD-6 District. Page 4-56 of Comprehensive Plan (HDR & OR areas) limits height to 4 and 9 stories – Current Code has no max.
  - f. Height Standards – POD-2 District. Page 4-57 of Comprehensive Plan (O area) limits height to 8 stories – Current Code has no max.
2. PUD & CUP Ordinance/Development review process.

Page 4-59 of the Comprehensive Plan states that a Planned Unit Development zoning option be considered to incorporate design guidelines, including sustainable design etc... The CUP regulations could also be updated to incorporate these same standards.
3. Zoning Board review of variances associated with a “final development plan.”

Consideration of our variance review process, particularly when a variance is tied to another application.
4. Driveway width limitation/impervious surface max.

Address the issue of excessively wide driveways for new home construction and establishing an impervious surface maximum to address drainage concerns/issues. (Page 4-44.)
5. Parking standards.

Update the parking requirements. Reduce spaces required if appropriate, encourage shared parking and parking at the rear of buildings. (Page 4-47.)
6. Urban forest protection.

Consider amendments to the landscaping requirements, including a tree preservation ordinance, and tree replacement requirement. (Page 4-59.)
7. Garage placement.

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- Consider an amendment to limit garage placement to prevent garages in front of the living space of a home. (Page 4-45.)
8. Solar Ordinance.  
If recommended by the Energy and Environment Commission. (Page 12-9.)
  9. Massing study.  
Examination of the impacts of the recent Ordinance changes from 2008. (Page 4-44 and City Council directed.) This would likely be an early 2010 project.

The Council and Planning Commission discussed the priorities, and it was determined that the Planning Commission would work on drafting amendments to existing City Code to be reviewed within the next three to six months with the City Council.

Mayor Hovland thanked the Planning Commission members for their work, and they left the meeting at 6:40 p.m.

Manager Hughes noted the Council had held an organizational development retreat two years ago with positive results. Since there now was a new member on the Council he inquired about holding a similar retreat in the near future. Mr. Hughes listed firms that could potentially lead such a retreat. He noted this could be a good lead in to update the City's VISION 20/20. Council directed Mr. Hughes to select a consultant and bring back possible dates in March or early April.

There being no further business, Mayor Hovland adjourned the meeting at 6:55 p.m.

Respectfully submitted,

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Debra Mangen, City Clerk