

PLANNING COMMISSION MINUTES - CITY OF INVER GROVE HEIGHTS

Tuesday, February 5, 2013 – 7:00 p.m.
City Hall Chambers - 8150 Barbara Avenue

Chair Hark called the Planning Commission meeting to order at 7:00 p.m.

Commissioners Present: Armando Lissarrague
Paul Hark
Pat Simon
Tony Scales
Harold Gooch
Dennis Wippermann
Victoria Elsmore
Annette Maggi

Commissioners Absent:

Others Present: Allan Hunting, City Planner

APPROVAL OF MINUTES

Chair Hark noted a typo in the last paragraph.

The minutes from the January 15, 2013 meeting were adopted as corrected.

RAHUL KANSARA (COUNTRY INN & SUITES) – CASE NO. 12-38PDA

Reading of Notice

Commissioner Simon read the public hearing notice to consider the request for a Planned Unit Development Amendment to add a porte-cochere and to change the exterior elevations for a remodel of the Country Inn & Suites, for the property located at 5653 Bishop Avenue. 10 notices were mailed.

Presentation of Request

Allan Hunting, City Planner, explained the request as detailed in the report. He advised that the applicant is requesting a PUD amendment to change the approved site and elevation plans to upgrade the exterior of the hotel and add a port-cochere. The addition of the porte-cochere would provide a covered pick-up/drop-off area for customers and would eliminate six parking spaces. The parking was approved on a shared basis with the restaurant. After reviewing the ordinance and previous approvals, by code there would still be sufficient parking. Staff recommends approval of the request with the two conditions listed in the report.

Opening of Public Hearing

Rahul Kansara, 5653 Bishop Avenue, advised he was available to answer any questions.

Chair Hark asked if the applicant understood the staff recommendations and was agreeable with the conditions listed in the report.

Mr. Kansara replied in the affirmative.

Commissioner Wippermann asked if the hotel would remain a Country Inn & Suites.

Mr. Kansara replied it would be changing to a Holiday Inn Express; however, there would be no

interruption of service during the transition.

Commissioner Gooch asked the applicant to clarify the proposed changes to the front façade.

Mr. Kansara replied that the entire façade, which was currently metal siding, would be changed to an EFIS or stucco product to adhere to franchise regulations.

Commissioner Simon asked if the existing front porch would be removed.

Mr. Kansara replied in the affirmative.

Planning Commission Recommendation

Motion by Commissioner Gooch, second by Commissioner Simon, to approve the request for a Planned Unit Development Amendment to add a porte-cochere to the site plan and update the elevation plans for a remodel of the existing hotel building, located at 5653 Bishop Avenue, with the conditions listed in the report.

Motion carried (8/0). This item goes to the City Council on February 11, 2013.

ADJOURNMENT

Chair Hark adjourned the meeting at 7:10 p.m.

Respectfully submitted,

Kim Fox
Recording Secretary