

SPECIAL COUNCIL MEETING  
CITY OF CROSSLAKE  
MONDAY, MARCH 31, 2025  
3:00 P.M. – CITY HALL

The Council for the City of Crosslake held a Special Session on Monday, March 31, 2025. The following Council Members were present: Mayor Jackson Purfeerst, Sandy Farder, Jayme Knapp, Bob Heales, and Robin Sylvester. Also present were City Administrator Lori Conway, City Clerk Char Nelson, Zoning Administrator Paul Satterlund, Planning & Zoning Coordinator Cheryl Stuckmayer, and Public Works Director Pat Wehner. There were six people in the audience.

Mayor Purfeerst called the meeting to order at 3:00 P.M. MOTION 03SP2-01-25 WAS MADE BY JACKSON PURFEERST AND SECONDED BY BOB HEALES TO SUSPEND THE SECOND READING OF THE LAND USE ORDINANCE RELATED TO MIXED USE DISTRICTS AND ALLOWED USES IN THE LIGHT INDUSTRIAL ZONE. MOTION CARRIED WITH ALL AYES.

Jackson Purfeerst reported that he and Sandy Farder met with developers and realtors regarding the proposed ordinance and the group put together changes that they would like the Council to consider. The Planning & Zoning Commission reviewed the changes at their meeting on March 28 and agreed to 1 of the 3. The Council reviewed the newly revised ordinance.

Jackson Purfeerst questioned why a CUP would be required for all pole barns in these districts and stated he thinks pole barns should all have the same standards. Planning & Zoning Chair David Fuhs of 11820 Harbor Lane replied that there could be differences in architectural standards and screening depending on the location. Mr. Fuhs added that the use of a CUP was not to slow the process down but to take the burden from staff on whether the proposed structures meet all of the conditions equally across the board, which he thinks will be difficult to do.

Paul Satterlund handed out Potential Conditions for Findings from the Planning & Zoning Commission on why they feel a CUP should be required. Jackson Purfeerst stated that most of the findings are already handled during the permitting process and did not think it applied. Paul Satterlund stated that the Council needs to look at the conditions for the entire district and not just for the lots that intend to have a personal storage building. It was the consensus of the Council to change the requirement of CUP to Permit with Performance Standards for personal storage structures.

Sandy Farder asked what the disadvantage of a CUP was. Jackson Purfeerst stated that the cost is \$750 and it requires more meetings, which slows the process down. David Fuhs stated that the City could try issuing CUPs for a while and that CUP's are helpful because they can be rescinded if owner does not follow rules. Paul Satterlund stated that this is a new use and no research has been done to get input from surrounding communities. With the speed that this ordinance has developed, there will be things that were forgotten or overlooked and a CUP could help get past those areas. David Fuhs stated that Paul's position as zoning administrator allows him the ability to request that the Commission review an application if he sees issues or has questions, however, that will put him in a very difficult position.

Dan Miller of 37389 County Road 66 stated that the proposed ordinance looked good and suggested that the neighboring properties to these developments be responsible for screening as well.

Jackson Purfeerst stated that the current ordinance states that no outdoor storage will be allowed. Mr. Purfeerst noted that in the Industrial Zone people currently own more than one lot and store large pieces of equipment outside on the second lot. Mr. Purfeerst questioned whether outdoor storage be allowed with a fence. Jayme Knapp stated that outdoor storage should be allowed in the Industrial Zone. The Council agreed that fences should not be required in the Industrial Zone.

Robin Sylvester suggested that a fence be required in the Mixed-Use District for outdoor storage if the property is adjacent to residential zoned property. Bob Heales agreed and added that the fence should be maintenance free, 12 feet from the building, and be as long as the building. The Council agreed.

The consensus of the Council was to change the wording related to septic systems to: "The hookup of a septic system (SSTS) and well is permissible for an established business and/or personal storage building.

The Council reviewed the setbacks in the Mixed Use District and changed the Public Right of Way Frontage from 100' to 35'.

The Council was in agreement to remove the Architectural Standard requiring glass on any front façade in these districts. The Council agreed to change the effective date of ordinance to be, "upon its publication in the official newspaper." The Council approved a definition for Entertainment Space.

Jackson Purfeerst stated that this meeting concludes the first reading of the revised Land Use Ordinance related to Mixed Use Districts and Allowed Uses in the Light Industrial Zone. The second reading will take place at the Council's regular meeting on April 14.

MOTION 03SP2-02-25 WAS MADE BY SANDY FARDER AND SECONDED BY ROBIN SYLVESTER TO ADJOURN THE MEETING AT 4:18 P.M. MOTION CARRIED WITH ALL AYES.

Respectfully Submitted,



Charlene Nelson  
City Clerk