



# Planning Commission

Tuesday, January 27, 2026

6:30 PM

Elk River City Hall

## Regular Meeting & Work Session Agenda

- Regular meeting in Council Chambers
- Work Session meeting in Council Chambers immediately following regular meeting

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### 1. CALL MEETING TO ORDER

### 2. PLEDGE OF ALLEGIANCE

### 3. CONSIDER AGENDA

### 4. CONSIDER MINUTES

#### 4.1 DRAFT Minutes - December 16, 2025

### 5. PUBLIC HEARINGS

An opportunity for the public to express their opinions and raise questions pertaining to the agenda item. All comments become part of the official public record. For this reason, all comments must be made at the podium so they can be heard and recorded. Comments may also be provided in writing. There will not be deliberations, discussions, or answers to questions until the hearing is closed. It is important to be courteous and allow each presenter to comment before adding additional testimony.

#### 5.1 Conditional Use Permit: Private Kennel, Ruth Dutchak - 11799 191st Ave NW

#### 5.2 Interim Use Permit: Renewal for Multi-Family Residential Unit, Sogdiana LLC - 732 Vernon Ave NW

#### 5.3 Conditional Use Permit: Vehicle Sales, Highway 10 Auto Sales - 17323 US Highway 10 NW

#### 5.4 Ordinance Amendment and Conditional Use Permit: Educational Use, Good Shepherd High School - 630 Freeport Ave NW

### 6. GENERAL BUSINESS

Items in which the information is presented by city staff or consultants, then deliberation and action occur. General Business items are not opportunities to receive or provide public input. However, the presiding officer may, at its sole discretion, solicit public feedback.

### 7. COUNCIL LIAISON UPDATES

### 8. MOTION TO ADJOURN REGULAR MEETING

### 9. WORK SESSION

Work Sessions are less formal meetings to encourage dialog. Official action or votes are not typically taken. At the conclusion of a discussion, a simple consensus provides staff direction for execution of the item. This portion of the agenda is audio recorded but not video recorded or broadcast. Work Sessions are open to the public; however, visitors who wish to provide input must be invited by the presiding officer, assume a seat at the discussion table and provide their full name and address for the official record.

#### 9.1 Comprehensive Plan and Land Use Discussion

## 10. MOTION TO ADJOURN

### **The Elk River Vision**

*A welcoming community with revolutionary and spirited resourcefulness, exceptional service, and community engagement that encourages and inspires prosperity*

