



EDA/P&Z Joint Meeting Minutes
Wednesday, April 2nd, 2025, 7:00 PM
Green Isle City Hall

1. Call Meeting to Order and Pledge of Allegiance – Meeting was called to order at 7pm by P&Z Chair Pederson. Consensus of the group to approve the agenda.
EDA Present: Shane Sheets, Vic Schwartz, Hunter Pederson, Mark Wentzlaff, Sam LaRose, Denise Schuft
P&Z Present: Sarah Sheets, Hunter Pederson, Alan Albrecht, Harrison DeBoer
Staff Present: EDA Director/P&Z Administrator Amy Soeffker, City Clerk Diane Hatlestad
Guests Present: Danielle De Boer, Chrissy Fehr, Shane Wynkoop, Cotton Sinn
2. New Business
 - A) School building/bond -No update at this time, still working to schedule a meeting with Cornerstone State Bank.
 - B) Green Isle Refrigerated Warehouse – Mayor Sheets reported to the group that Bartels has decided not to move forward with the project, a press release will be sent to the *Arlington Enterprise*. Sheets and Soeffker discussed an issue that was bought up regarding the large 8-acre lot. Bartels received feedback from Melsha Construction that it appeared that some of the soil from the housing developments was dumped into the middle of that lot. Soeffker stated that she talked to Scott Vos and since that was originally three lots it was meant to be lower in the middle for loading docks.
 - C) Sharda Enclave – Still waiting on the completion of the development agreement.
 - D) Wide Open Marine- Soeffker and Sheets discussed the proposal from Wide Open Marine to purchase lot 34.0158.080. The group discussed concerns from Hunter Pederson regarding the ability to locate in the industrial park, storage of boats, fencing. Residents Shane Wynkoop and Cotton Sinn expressed concerns over how large of boats will be coming down the streets, how many boats will be stored in the industrial park, whether a drain or catch basin will be required, and what type of fence or other coverage they will have. Soeffker discussed the timeline to keep the project moving forward and suggest a public hearing to sell the land on April 21 at pm. Motion by Denise Schuft, seconded by Vic Schwartz to set the public hearing for April 21 at 7pm. Motion carried. Hatlestad to publish public hearing notice.

- E) CPIC – De Boer updated the committee on the work of CPIC including updating the Zoning Code and work on the website. Consensus of both committees to update the Committee pages.
- F) Orderly Annexation – Soeffker discussed the intent of the comprehensive plan to have an orderly annexation agreement with the adjoining townships, Green Isle and Lake Washington. One or two city representatives will meet with the local townships.

3. Board and Commission Comments

- A) Memo regarding Board Member Responsibilities and Protocol Reminders. Soeffker and Sheets reviewed the memo that was handed out to everyone as well as copies of the Commercial Lots Policy and the Business Subsidy Policy.

4 Adjournment – Motion by De Boer to adjourn the meeting at 8:08 pm, seconded by Schuft. Motion carried.

EDA Director Amy Soeffker

EDA President Hunter Pederson

P&Z Administrator Amy Soeffker

P&Z Chair Hunter Pederson