



**Planning Commission
Regular Meeting Minutes
December 4, 2025
6:30 PM**

North St. Paul City Hall – Council Chambers
2400 Margaret Street

I. CALL TO ORDER

Chair Blee called the meeting to order at 6:30 PM.

II. ROLL CALL

COMMISSION

Patrick Blee, Chair

Andrew Wise, Vice-Chair

Arthur Alvarez, Jr., Commissioner

Stephanie Kane-Burback, Commissioner

Absent

Elizabeth Gadbois, Commissioner

Arrived at 6:50 PM

Cameron Muhic, Commissioner

Jim Rathe, Commissioner

STAFF/LIAISONS

Jason Nordby, City Council Member

Ken Roberts, Community Development Director

III. ADOPT AGENDA

Blee asked for a motion to adopt the December 4, 2025, meeting agenda.

M/Muhic, S/Rathe.

Motion carried 5-0.

IV. PRESENTATION

- A. Recognition and Appreciation to Outgoing Commissioner Jim Rathe

The Planning Commission thanked Rathe for his 3 years of service on the Planning Commission.

V. APPROVAL OF MINUTES

- A. Approval of November 6, 2025, Meeting Minutes

Blee asked for a motion to approve the November 6, 2025, Meeting Minutes.

M/Rathe, S/Wise.

Motion carried 5-0.

VI. MEETING OPEN TO THE PUBLIC

There were no public comments.



VII. PUBLIC HEARINGS

There were no public hearings.

VIII. COMMISSION BUSINESS, ACTION ITEMS & RECOMMENDATIONS

A. Capital Improvement Plan Review

Roberts presented the Planning Capital Improvement Plan (CIP) Review item to the Planning Commission. At the previous meeting the Planning Commission tabled this item and requested staff to better detail the goals and objectives of the Comprehensive Plan that are relevant to the CIP. The CIP is updated by the City on an annual basis. The Planning Commission is reviewing the CIP because state statute requires the Commission to review the CIP's compliance with the comprehensive plan prior to its adoption. Roberts stated he went through the current comprehensive plan and pulled out the goals and policies that appear to be the most relevant to the items in the CIP for the Planning Commission to review.

Wise and Bles stated there isn't anything that jumped out at them as out of place in the CIP.

Bles asked for a motion to approve Planning Commission Resolution 2025-01 finding that the 10-year Capital Improvement Plan is in compliance with the adopted Comprehensive Plan.

M/Muhic, S/Alvarez.

Motion carried 5-0.

IX. REPORTS

A. Population and Housing Information

Roberts presented North St. Paul population and housing information data as requested by the Planning Commission.

Roberts stated that the next Planning Commission meeting is expected to be held on January 8, 2026.

Bles thanked staff for their work with the Planning Commission this year.

X. ADJOURNMENT

Bles asked for a motion to adjourn the meeting at 6:54 PM.

M/Rathe, S/Gadbois.

Motion carried 6-0.

The next regularly scheduled Planning Commission Meeting is Thursday, January 8, 2026, at 6:30 PM.

Members, please notify any planned absences to:

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