

City of Minneapolis
CPED - Public Land Sale and Acquisition Form

Section I. Property Information

PROJECT COORDINATORS COMPLETE SECTION I.

ENTIRE FORM MUST BE COMPLETED PRIOR TO MARKETING PROPERTY

~~THIS SECTION IS FOR THE PROJECT COORDINATOR TO COMPLETE. NO OTHER AGENCIES SHOULD~~

Submitted by: Edith Johnson

Phone #: 612-673-5262

Form Initiated Date: 12/13/2011

Complete by Date:

1. Address: 906 22nd Avenue North

2. Property Identification Number (PIN): 1602924140243

3. Lot Size: 92x58

4. Current Use: vacant land

5. Current Zoning: R2B

6. Proposed future use (include attachments as necessary): sell to nonprofit developer

7. List addresses of adjacent parcels owned by CPED/City: 902 22nd Avenue North

8. Project Coordinator comments: sell to nonprofit developer to combine with 902 22nd Ave N - combination will form a regular shape City parcel for housing development

PROJECT COORDINATOR: EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Section II. Zoning Review

9. Lot is Buildable for any structure Non-Buildable for any structure

Explain: This lot exceeds the minimum lot area of 5,000 sf for a buildable lot in the R2B two family district.

10. Will any land use applications be required to achieve the proposed future use noted in item 6?

Yes No If yes, what applications? At minimum, an application for an

administrative site plan review will be required.

11. Comments: At most, a single family dwelling will be permitted once the lots are combined. A two family dwelling requires a minimum lot area of 10,000 sf.

Completed by: Jacob Steen Date: 12/19/2011

ZONING STAFF: EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Section III. Community Planning Review

12. List adopted small area plan(s) in effect for parcel: This parcel is not in an area covered by a small area plan.

13. Future land use/designation(s) identified in The Minneapolis Plan and other adopted plans: The Minneapolis Plan for Sustainable Growth designates this area as Urban Neighborhood. The recombination of this parcel with the one to the east reestablishes the original platting. This and the use of the existing structure for a single-family home are in conformance with the Urban Neighborhood land use category.

14. Is future land use proposed in item 6 consistent with future land use plans?

Yes No If no, why not? _____

15. Does the City own adjacent parcels that could be combined with this parcel to create a larger development?

Yes No If yes, explain possible development scenarios However, the developer owns the adjacent parcel and they propose a combination to make a larger lot that reflects the original platting.

16. Is parcel identified in adopted plans as a catalyst/essential site for future development?

Yes No If Yes, what type of development? _____

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Comments: _____

Completed by: Jim Voll

Date: 12/21/11

COMMUNITY PLANNER:

EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Planning Director Review

by: Jason Wittenberg Date: 12/22/2011

PLANNING DIRECTOR:

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Multi-Family Housing Staff Comments

by: Wesley Butler Date: 12/22/2011

Comments: MF concurs.

Single-Family Housing Staff Comments

by: Elfric Porte Date: 12/22/2011

Comments: Single Family Housing supports the disposition as proposed.

Real Estate Development Services Staff Comments by: Darrell Washington Date: 12/22/2011

Comments: Proposed action appears consistent with approved real estate procedures.

Business Development Staff Comments

by: Kristin Guild Date: 12/27/2011

Comments: Business Development concurs.

Economic Development Director Review

by: Cathy Polasky Date: 12/29/2011

PLEASE CHECK ONE BOX:

PROCEED to market the property as proposed

Project Coordinator: Contact Community Planner (in Section III) in advance of CD Committee hearing to acquire City Planning Commission finding of consistency with *The Minneapolis Plan for Sustainable Growth*

HOLD this property for discussion at next available Director's Meeting

Note: If there is policy conflict or strategic options outlined in this form, this land sale must be discussed at a Director's Meeting so that a decision on whether or not to proceed can be made

Director's Notes (reason for HOLD status): _____

Housing Director Review

by: Tom Streitz Date: 1/9/2012

EMAIL COMPLETED FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Note: The completed and signed CPED public land form and the Planning Commission action as to the consistency with the City's Comprehensive Plan **must** be attached to the staff report that is submitted to the Community Development Committee.