



## Request for City Council Committee Action from the Department of Community Planning & Economic Development

Date: May 2, 2013

To: Council Member Gary Schiff, Chair of Zoning and Planning Committee

Referral to: Zoning and Planning Committee

**Subject:** Referral from the April 8, 2013 City Planning Commission Meeting

**Recommendation:** See report from the City Planning Commission

**Prepared by:** Lisa Baldwin, Planning Commission Committee Clerk (612-673-3710)

**Approved by:** Jason Wittenberg, Manager, CPED – Land Use, Design and Preservation

**Presenter in Committee:**

2. 301 Walnut, BZZ-5981, 700 Washington Ave SE (aka 301 Walnut St SE), Janelle Widmeier, Sr Planner, x3156
3. South Quarter, BZZ-5968, PL-275 and Vac-1613, 501 and 515 E 19th St, 1900, 1906, 1908, 1914, 1920 and 1928 Portland Ave, 1919, 1921, 1923 and 1925 5th Ave S and 500 and 510 E Franklin Ave, Hilary Dvorak, Principal Planner, x2639
4. 6th Street Northeast Redevelopment, BZZ-5964, 514 1st Ave NE/519-523 Central Ave NE , Aaron Hanauer, Sr Planner, x2494
5. Zoning Code Text Amendment , Kimberly Holien, Sr Planner, x2402

**Community Impact (use any categories that apply)**

Other: See staff report(s) from the City Planning Commission

**Background/Supporting Information Attached**

The attached report summarizes the actions taken at the City Planning Commission meeting held on April 8, 2013. The findings and recommendations are respectfully submitted for the consideration of your Committee.

**REPORT of the  
CITY PLANNING COMMISSION  
of the City of Minneapolis**

The Minneapolis City Planning Commission, at its meeting on April 8, 2013 took action to **submit the attached comment** on the following items:

**2. 301 Walnut (BZZ-5981, Ward: 2), 700 Washington Ave SE (aka 301 Walnut St SE) (Janelle Widmeier).**

**A. Rezoning:** Application by Carol Lansing with Faegre Baker Daniels LLP, on behalf of Daniel Oberpriller, CPM Development LLC, for a petition to rezone the property located at 700 Washington Ave SE from C1 Neighborhood Commercial District to C3A Community Activity Center District.

**Action:** The City Planning Commission recommended that the City Council adopt the findings and **approve** the petition to rezone the property located at 700 Washington Ave SE from C1 Neighborhood Commercial District to C3A Community Activity Center District.

**Aye:** Gagnon, Kronzer, Luepke-Pier and Wielinski

**Absent:** Cohen and Schiff

**Recused:** Huynh

**3. South Quarter (BZZ-5968, PL-275 and Vac-1613, Ward: 6), 501 and 515 E 19<sup>th</sup> St, 1900, 1906, 1908, 1914, 1920 and 1928 Portland Ave, 1919, 1921, 1923 and 1925 5<sup>th</sup> Ave S and 500 and 510 E Franklin Ave (Hilary Dvorak).**

**A. Rezoning:** Application by John Errigo with Aeon, on behalf of Franklin Portland Gateway Phase IV LP, for a rezoning of the properties located at 1920 and 1928 Portland Ave, 1923 and 1925 5<sup>th</sup> Ave S and 500 and 510 E Franklin Ave from the C1, Neighborhood Commercial District to the R6, Multiple-family District.

**Action:** The City Planning Commission recommended that the City Council adopt the findings and **approve** the rezoning petition to change the zoning classification of the property located at 1920 and 1928 Portland Ave, 1923 and 1925 5<sup>th</sup> Ave S and 500 and 510 E Franklin Ave from the C1, Neighborhood Commercial District to the R6, Multiple-family District.

**Approved on consent 4-0;** Luepke-Pier not present for the vote.

**Recused:** Huynh

**Absent:** Cohen and Schiff

**F. Vacation:** Application by John Errigo with Aeon, on behalf of Franklin Portland Gateway Phase IV LP, for a vacation (Vac 1613) of the public alley located on the block bounded by E Franklin Ave, 5<sup>th</sup> Ave S, E 19<sup>th</sup> St and Portland Ave.

**Action:** The City Planning Commission adopted the findings and **approved** the vacation application for all of the dedicated alley in Block 1 of A.M. Jerome's Addition bounded by Franklin Ave, 5<sup>th</sup> Ave S, E 19<sup>th</sup> St and Portland Ave, subject to the retention of an easement in favor of Comcast and CenturyLink.

**Approved on consent 4-0;** Luepke-Pier not present for the vote.

**Recused:** Huynh

**Absent:** Cohen and Schiff

**4. 6<sup>th</sup> Street Northeast Redevelopment (BZZ-5964, Ward: 3), 514 1<sup>st</sup> Ave NE/519-523 Central Ave NE (Aaron Hanauer).**

**A. Rezoning:** Application by Maureen Michalski on behalf of Farrington Properties, Inc. for a petition to rezone the property located at 514 1<sup>st</sup> Ave NE/519-523 Central Ave NE from the C2 Neighborhood Commercial District to the C3A Community Activity Center District. The Pedestrian-Oriented Overlay District will be maintained.

**Action:** The City Planning Commission recommended that the City Council adopt the findings and **approve** the petition to rezone the property of 519 Central Ave NE and 514 1<sup>st</sup> Ave NE from C2 Neighborhood Corridor Commercial District to C3A Community Activity Center District.

**Aye:** Gagnon, Huynh, Kronzer, Luepke-Pier and Wielinski

**Absent:** Cohen and Schiff

**5. Zoning Code Text Amendment (Ward: All), (Kimberly Holien).**

**A. Text Amendment:** Application by Amending Title 20, Chapter 520 of the Minneapolis Code of Ordinances relating to the Zoning Code: Introductory Provisions.

Amending Title 20, Chapter 536 of the Minneapolis Code of Ordinances relating to the Zoning Code: Specific Development Standards.

Amending Title 20, Chapter 541 of the Minneapolis Code of Ordinances relating to the Zoning Code: Off-street Parking and Loading.

Amending Title 20, Chapter 547 of the Minneapolis Code of Ordinances relating to the Zoning Code: Office Residence Districts.

Amending Title 20, Chapter 548 of the Minneapolis Code of Ordinances relating to the Zoning Code: Commercial Districts.

Amending Title 20, Chapter 549 of the Minneapolis Code of Ordinances relating to the Zoning Code: Downtown Districts.

Amending Title 20, Chapter 550 of the Minneapolis Code of Ordinances relating to the Zoning Code: Industrial Districts.

The purpose of the amendment is to amend regulations for blood/plasma collection facilities.

**Action:** The City Planning Commission recommended that the City Council adopt the findings and **approve** the zoning code text amendment, amending chapters 536, 547, 548 and 549. The City Planning Commission further recommended that Chapters 522, 541 and 550 be **returned** to the author.

**Approved on consent 4-1 (Nay: Wielinski)**

**Absent:** Cohen and Schiff