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

PLEASE ATTACH MAP OF SUBJECT PROPERTY AND ALL ADJACENT PARCELS

Submitted by: Edie Oates

Phone #: 673-5229

Form Initiated Date: 3/10/2010

Complete by Date: [redacted]

1. Address: 2215 4th Street N
2. Property Identification Number (PIN): 15-029-24-23-0039
3. Lot Size: 6,280 S.F.
4. Current Use: Vacant SF structure
5. Current Zoning: R2B
6. Proposed future use (include attachments as necessary): The property will be sold to a non-profit developer for rehabilitation and then sold to an owner-occupant.
7. List addresses of adjacent parcels owned by CPED/City: _____
8. Project Coordinator comments: _____

PROJECT COORDINATOR: EMAIL FORM TO JOSEPH.BERNARD@CI.MINNEAPOLIS.MN.US

Section II. Zoning Review

9. Lot is Buildable for **any** structure ☒ Non-Buildable for **any** structure ☐

Explain: Single-family dwellings are a permitted use in the R2B zoning district. The minimum lot area for a SFD in the R2B district is 5,000 square feet.

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

Yes ☐ No ☒ If yes, what applications? _____

11. Comments: _____

Completed by: Jacob Steen Date: 3/10/2010

ZONING STAFF: EMAIL FORM TO JOSEPH.BERNARD@CI.MINNEAPOLIS.MN.US

Section III. Community Planning Review

12. List adopted small area plan(s) in effect for parcel: None
13. Future land use/designation(s) identified in The Minneapolis Plan and other adopted plans: Not in a designated area. Property classified "Urban Neighborhood"
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 None. Not an appropriate area for MF development. No support in land use guidance or zoning.

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

Yes ☐ No ☒ If Yes, what type of development? _____

Comments: _____

Completed by: Tom Leighton Date: 3/11/2010

COMMUNITY PLANNER: EMAIL FORM TO JOSEPH.BERNARD@CI.MINNEAPOLIS.MN.US

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Planning Director Review	by: Barbara Sporlein Date: 3/11/2010

PLANNING DIRECTOR: EMAIL FORM TO JOSEPH.BERNARD@CI.MINNEAPOLIS.MN.US

Multi-Family Housing Staff Comments by: Wes Butler Date: 3/12/2010
Comments: Too small for MF development.

Single-Family Housing Staff Comments by: Elfric Porte Date: 3/12/2010
Comments: SF concurs.

Real Estate Development Services Staff Comments by: Darrell Washington Date: 3/15/2010
Comments: Proposed development appears feasible and consistent with real estate policies.

Business Development Staff Comments by: Kristen Guild Date: 3/15/2010
Comments: Business Development does not have an interest in this property for economic development purposes.

Economic Development Director Review	by: Cathy Polasky Date: 3/15/2010

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: 3/18/2010

EMAIL COMPLETED FORM TO JOSEPH.BERNARD@CI.MINNEAPOLIS.MN.US

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.