

Department of Community Planning and Economic Development - Planning Division
PL-250

Date: February 6, 2012

Applicant: Bryant Lofts, LLC

Address of Property: 2813-2841 Bryant Avenue S, 811 28th Street W, 2828 Aldrich Avenue S

Project Name: Track 29 Apartments

Contact Person and Phone: Loren Brueggemann, (612) 386-9071

Planning Staff and Phone: Kimberly Holien, (612) 673-2402

Ward: 10 **Neighborhood Organization:** Lowry Hill East Neighborhood Association

Existing Zoning: R5 Multiple-family district, R3 Multiple family district

Proposed Zoning: Not applicable for this application

Zoning Plate Number: 24

Proposed Use: Planned unit development including multiple-family dwelling with 198 dwelling units

Concurrent Review: Corrected resolution for final plat.

Applicable zoning code provisions: Chapter 598 Land Subdivisions.

Background: Bryant Lofts, LLC submitted a final plat for the Track 29 Apartments project, including the properties at 2813-2841 Bryant Avenue S, 811 28th Street W, 2828 Aldrich Avenue S, and said plat was approved by the City Planning Commission on August 15, 2011. The legal description prepared for PL-250 was incorrect and a revised resolution with the correct legal description is attached. The plat has already been accepted by Hennepin County.

RECOMMENDATIONS:

Recommendation of the Community Planning and Economic Development Department - Planning Division for the final plat:

The CPED Planning Division recommends that the City Planning Commission adopt the above findings and **approve** the corrected resolution for PL-250.

Attachments:

1. Resolution.