

Dassel, MN

Planning & Zoning Commission

Tuesday, August 20, 2024 at 5:30 pm

1. Call to Order
2. Roll Call
3. Approval of Minutes - July 9, 2024

Attachments:

- **Minutes July 9, 2024** (planning-zoning-commission_minutes_2024-07-09.pdf)

4. Public Hearings - Zoning Amendment PID 23-0076000, 421 Parker Ave W

An application by 35 Blue Property Group LLC, PO Box 55, Dassel, MN 55325 to consider the rezoning of 421 Parker Ave W from One- And Two-Family Residence (R2) to Multiple Family Residential (R-3) for the purpose of multi-family rental property.

All persons interested are invited to attend said hearing, at which time both oral and written comments may be presented. Written comments may be submitted.

5. Open Forum
6. Additions or Omissions to Agenda
7. Business Items

a. Zoning Amendment - PID 23-0076000, 421 Parker Ave W

An application by 35 Blue Property Group LLC, PO Box 55, Dassel, MN 55325 to consider the rezoning of 421 Parker Ave W from One- And Two-Family Residence (R2) to Multiple Family Residential (R-3) for the purpose of multi-family rental property.

Attachments:

- **Apartments** (421_Parker_Ave_W_Apartments_Progress_Set_A0_8-20-24.pdf)
- **City Planner Report** (Staff_Report_-_421_Parker_Ave_Final_8-20-24.pdf)
- **Landscaping and snow removal** (421_Parker_Ave_W_Apartments_LANDSCAPING_SNOW__SITE_PLAN_8-20-24.pdf)
- **Survey** (Survey__Civil_Preliminary_421_Parker_REV1_8-20-24.pdf)
- **Zoning Map Amendment - 35 Blue Property Group LLC, PID 23-0076000, 421 Parker Ave W** (Zoning_Map_Application_-PID_23-0076000_421_Parker_Ave_W.pdf)

b. Lot Line Adjustment - JC Clark LLC, 625 and 631 Parker Ave W

JC Clark LLC is requesting to combine PID 23-0499000 625 Parker Ave W and 23-0498001 631 Parker Ave W.

Attachments:

- **City Planner Report** (Staff_Report_-_Lot_Combination_625_Parker_Ave_Final__1_.pdf)
- **Lot Line Adjustment - JC Clark LLC 625 and 631 Parker Ave w** (Lot_Line_Adjustment_-_Combine_625_and_631_Parker.pdf)

c. Conditional Use Permit - 625/631 Parker Ave W - Outside Storage

JC Clark LLC has applied for a Conditional Use Permit for outside storage in a fenced area. The Planning Commission needs to set a Public Hearing. The suggested date of Tuesday, September 10, 2024, would meet the publication requirements.

Attachments:

- **Conditional Use Permit Application - JC Clark LLC 625-631 Parker Ave W** (Conditional_Use_Permit_Application_-_JC_Clark_LLC_-_625-631_Parker_Ave_W.pdf)

8. Adjourn