

Conditional Use Permit, Preliminary Plat, and Site Plan Review Appeal (PLAN21164)

3000 Minnehaha Ave & 3033 Snelling Ave

Appeal of the City Planning Commission's decision approving a conditional use permit, preliminary plat, and site plan review.





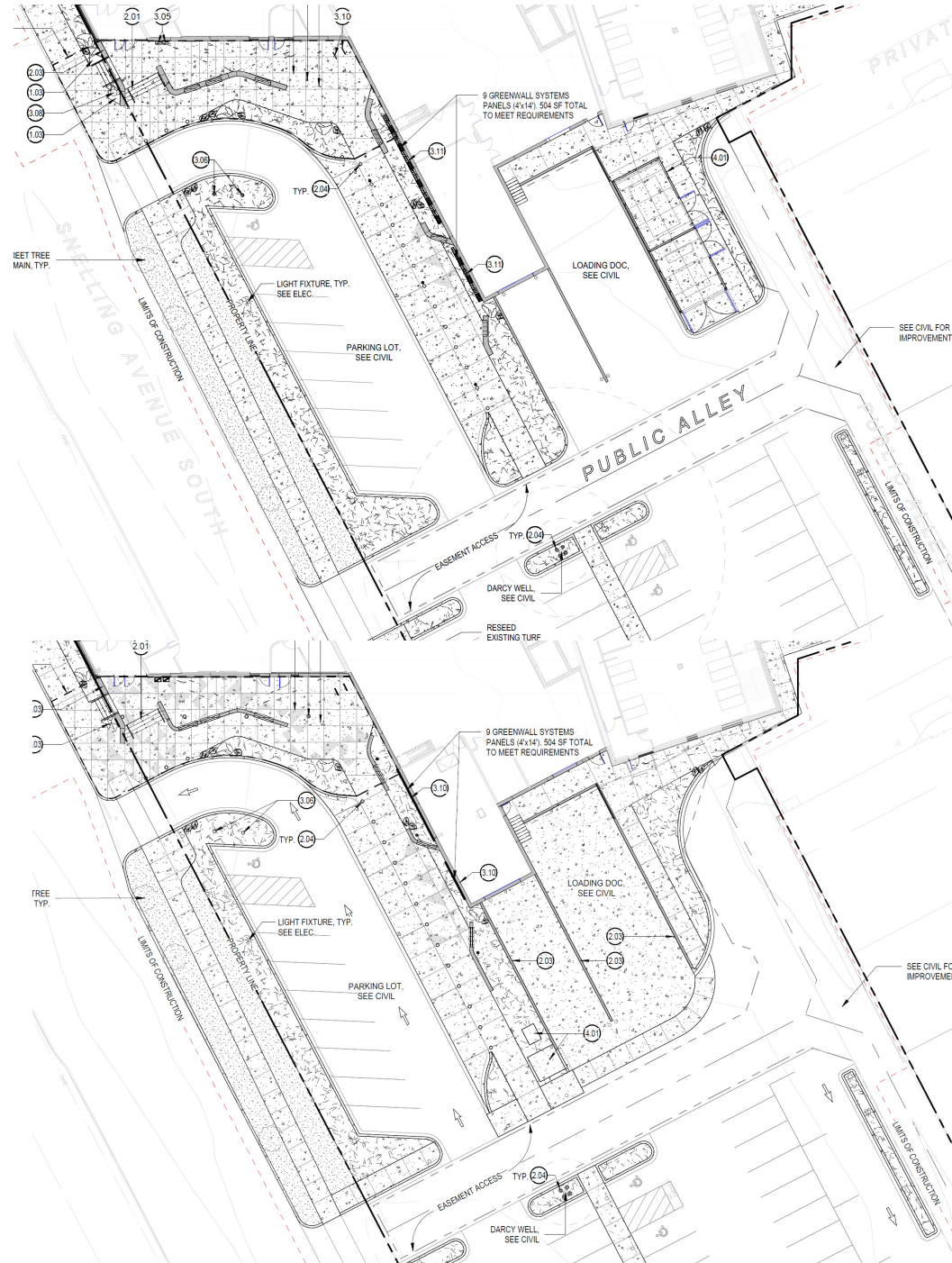




May 18th CPC



June 22nd CPC





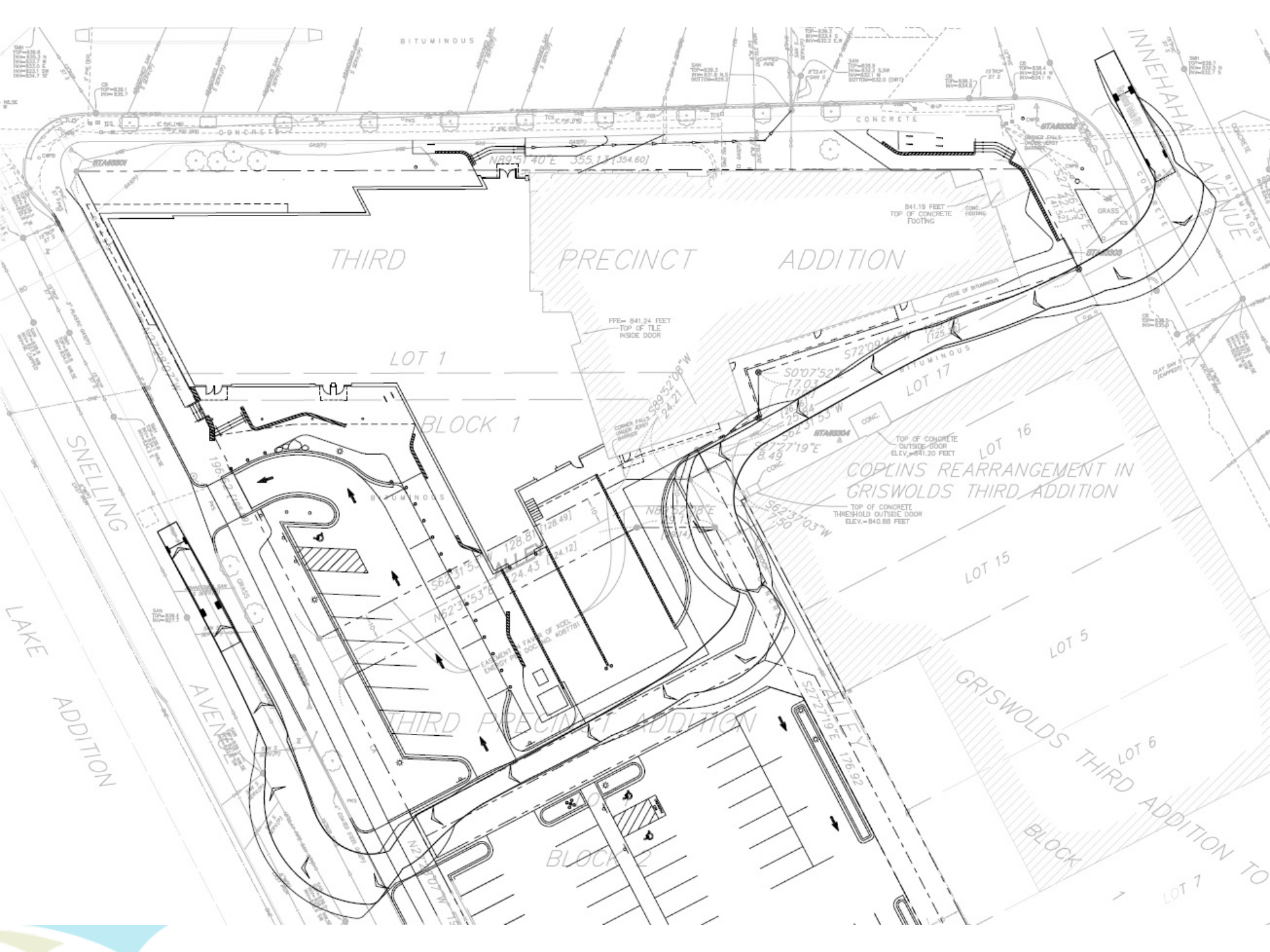
May 18th CPC

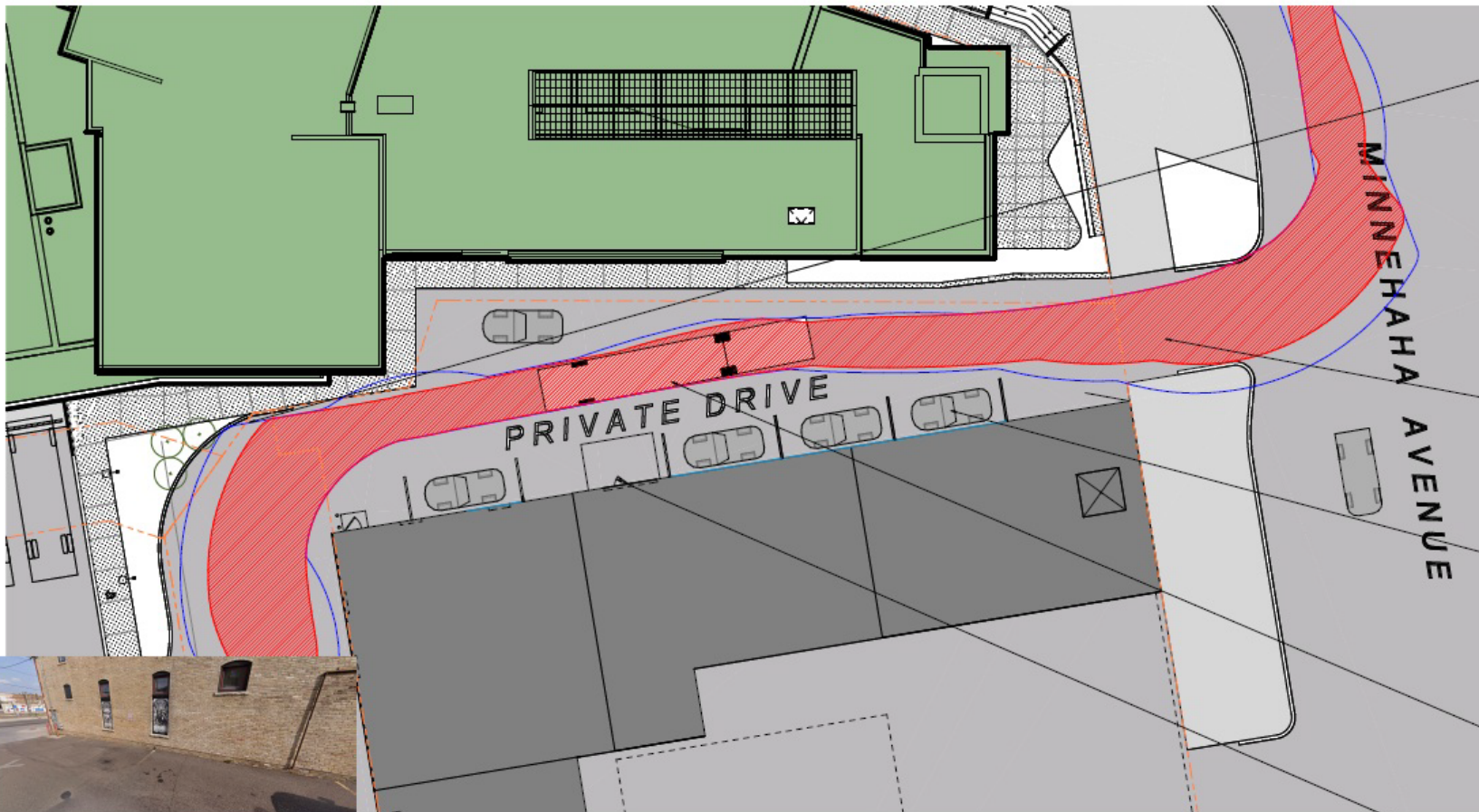


June 22nd CPC

Land Use Applications:

- Rezoning 3000 Minnehaha Ave to add the SZ Split Zoning Overlay District (#22 – *not subject to appeal*)
- Rezoning the northern portion of 3033 Snelling Ave from CM3 to CM4 and to add the SZ Split Zoning Overlay District (#22 – *not subject appeal*)
- Conditional use permit to establish a planned unit development (*returned*)
- Conditional use permit to allow a public safety and welfare use (elections headquarters and voting center) (#4 – *subject of appeal*)
- Site plan review for the building addition (#4 – *subject of appeal*)
- Preliminary plat to create two new parcels and a new public alley (#4 – *subject of appeal*)
- Vacation of the existing east-west alley segment (#22 – *not subject to appeal*)





"CARS ARE SHOWN PARKED AS THEY WERE OBSERVED BASED ON 3 SEPARATE SITE VISITS

TURNING RADIUS DOES NOT CHANGE UNTIL THE TRUCK IS PAST THE PARKED VEHICLES ON THE SIMULATION.

THE TURNING SIMULATION OFF OF MINNEHAHA IS UNCHANGED FROM THE CURRENT CONDITIONS

GRAPHIC DEPICTION OF CURRENT HOOK AND LADDER PARKING LAYOUT

*PARKING SPOTS SIGNED BY HOOK AND LADDER DO NOT MEET THE CRITERIA OF ACCESSIBLE PARKING.

THE RED AND BLUE LINES INDICATE THE EXTENT OF THE VEHICULAR TURNING SIMULATION AS MODELED BY THE CIVIL ENGINEER, RED BEING THE EXTENT OF THE WHEELS, BLUE BEING THE EXTENT OF THE VEHICLE BODY.

HOOK AND LADDER MAIN ENTRANCE

