

October 14, 2019

TO: Chairperson Cauley
 Planning Commission Members
 City Administrator Meyer

FROM: Cynthia Smith Strack, Community Development Director

SUBJECT: Zoning Map Update

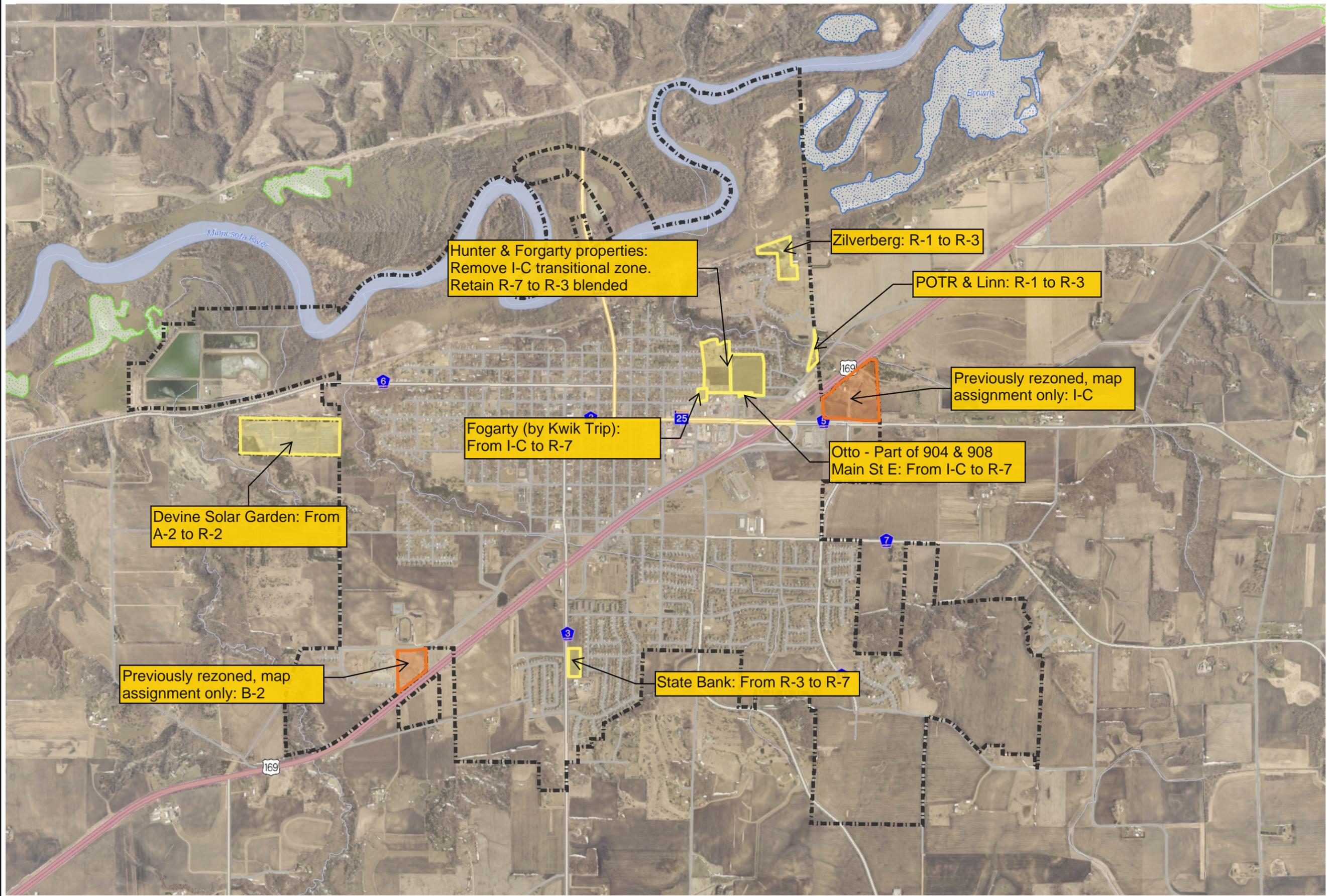
The Metropolitan Land Planning Act requires the City's official zoning map be consistent with planned land use contained in Destination 2040. Amendment to the official zoning map requires public hearing and Council approval.

The following updates (some rezonings previously approved have not been incorporated into the latest 'print' of the official zoning map) are proposed. For perspective, please note there are 2,926 parcels in the corporate limits.

Property Owner	Address	PID	Existing Zoning	Proposed Zoning
State Bank of BP	23661 Meridian	200690030	R-3 One & Two Family Residential	R-7 Mixed Housing
Tatiana Fields	1001 Commerce Dr W	201010010	Map illustration update only	
Jane Properties LLC	Hickory Blvd & Main St	209050030, & 209050020	Map illustration update only	
Devine Solar Field	NAA	209020110	A-2 Rural Residence	R-2 Single Family Low Density
John Fogarty	Aspen Lane	200520010	I/C Indust/Comm	R-7 Mixed Housing
Daniel Zilverberg	344 1 st St NE	209310031	R-1 SF Low Density Residential	R-3 One and Two Fam Residential
Kevin & Sandy Linn	127 1 st St NE	200380110	R-1 SF Low Density Residential	R-3 One and Two Fam Residential
Provence on the River	NAA	200780530	R-1 SF Low Density Residential	R-3 One and Two Fam Residential
Margaret Hunter	NAA	209060020	Blended: I/C, R-7, R-3	Blended R-7 Mixed Hsg & R-3 One & Two Fam Residential
John Fogarty Trust	NAA	209060080	Blended: I/C, R-7, R-3	Blended R-7 Mixed Hsg & R-3 One & Two Fam Residential
Lori & Dale Otto	P/O 904 Main St E, north of Old Hwy 169	P/O 200390041	I/C	R-7 Mixed Housing District
Lori & Dale Otto	P/O 908 Main St E, north of Old Hwy 169	P/O 200390051	I/C	R-7 Mixed Housing District

Legend

- City Limits
- Roads
 - US Highway
 - State Highway
 - Ramp
 - County Highway
 - Local Road
- Minnesota River
- Protected Waters
 - Public Water Basin
 - Public Water Wetland
- Protected Waters - Watercourse
- Boundary
- Footprint
- Image
 - Red: Red
 - Green: Green
 - Blue: Blue



Previously rezoned, map assignment only: I-C

Hunter & Forgarty properties:
Remove I-C transitional zone.
Retain R-7 to R-3 blended

Zilverberg: R-1 to R-3

POTR & Linn: R-1 to R-3

Fogarty (by Kwik Trip):
From I-C to R-7

Otto - Part of 904 & 908
Main St E: From I-C to R-7

Devine Solar Garden: From
A-2 to R-2

Previously rezoned, map
assignment only: B-2

State Bank: From R-3 to R-7

Zoning Map Updates



Disclaimer:
This drawing is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, information, and data located in various city, county, and state offices, and other sources affecting the area shown, and is to be used for reference purposes only. The City of Belle Plaine is not responsible for any inaccuracies herein contained.

0 2,107 Feet