



AGENDA ITEM # 6.2

REPORT TO CITY COUNCIL

Report Prepared by: Dawn Bittner

Date: August 4, 2020

Subject: Rezone from Public and Agriculture to Patriot Development.

Report: Please see attached Council Report.

Council Action Requested:

- A. Council motion to amend the official zoning map as outlined on the Ordinance Amendment.
- B. Council motion authorizing Summary Publication. This requires a 4/5 vote.

COUNCIL REPORT

Application: Rezoning from Public and Agriculture to Patriot Development

Applicant: City of Pequot Lakes

Background Information: The applicant is proposing to rezone an 87.3 acre tract of land from Public and Agriculture to Patriot Development. The subject property contains the Pequot Lakes Public Works Facility and is accessed via Derksen Road.



The subject property is adjacent to property zoned Commercial and Light Industrial to the north. The subject property is bounded on the east and south by State Highway 371 and on the west by the Paul Bunyan State Trail.

Planning Commission Recommendation:

The Planning Commission unanimously recommends rezoning the three parcels to Patriot Development, based on the following Findings of Fact:

1. The applicant is proposing to rezone 87.3 acres from “Public” and “Agriculture” to “Patriot Development.”

2. The subject property is publically owned and is the Heart of the Good Life Development.
 3. The subject property is not within the Shoreland Area and no Shoreland soil types have been identified.
 4. The vegetative cover of the subject property consists of trees and grasses.
 5. The subject property is not adjacent to a public water body. "In-water physical characteristics" and recreational use of surface water do not apply.
 6. The subject property has approximately 896.04 feet of frontage adjacent to Derksen Road.
 7. Rezoning the subject property will not have an adverse impact on the socio-economic development needs of the public
 8. The public sewer and water utilities are available in the vicinity of the subject property. There are plans to extend the public utilities to the area of the subject property.
 9. The subject property does not contain any known significant historical or ecological value.
 10. The subject property is adjacent to property zoned "Commercial" and "Light Industrial". The proposed reclassification is not considered "spot zoning."
 11. The proposed rezoning is in conformance with the City of Pequot Lakes Comprehensive Plan.
 12. The future land use map identifies the subject property as "Light Industrial" and "State property". Rezoning the subject property to "Patriot Development" is compatible with that classification.
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ORDINANCE 20-__

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP
FOR THE CITY OF PEQUOT LAKES
COUNTY OF CROW WING
STATE OF MINNESOTA**

The City Council of the City of Pequot Lakes does ordain as follows:

Section 1. Purpose and Intent: The purpose and intent of this Ordinance is to amend the official zoning map, an official control pursuant to Chapter 462 of the Minnesota Statutes, for the City of Pequot Lakes.

Section 2. Amendment: The official zoning map for the City of Pequot Lakes shall be amended as follows:

- City of Pequot Lakes, property owner, Parcel Identification Numbers: 29230520 and 29230528, to rezone from Public to Patriot Development.
- City of Pequot Lakes, property owner, Parcel Identification Number: 29230514, to rezone from Agriculture to Patriot Development.

Section 3. Effective Date: This Ordinance shall become effective upon its passage and publication as provided by law.

Passed by the City Council this 4th day of August, 2020, by __/5th vote.

James Tayloe
Mayor

ATTEST:

Angie Duus
City Clerk/Treasurer

**ORDINANCE SUMMARY
ORDINANCE 20 -__**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP
FOR THE CITY OF PEQUOT LAKES
COUNTY OF CROW WING
STATE OF MINNESOTA**

The following is the official summary of Ordinance No. 20-__, approved by the City Council of the City of Pequot Lakes, on the 4th day of August, 2020.

The purpose of this Ordinance is to amend the official zoning map to rezone the following parcels of property:

- City of Pequot Lakes, property owner, Parcel Identification Numbers: 29230520 and 29230528, to rezone from Public to Patriot Development.
- City of Pequot Lakes, property owner, Parcel Identification Number: 29230514, to rezone from Agriculture to Patriot Development.

A printed copy of the Ordinance is available for inspection by any person at City Hall.

Passed by the City Council this 4th day of August, 2020, by __/5th vote.

ATTEST:

James Tayloe, Mayor

Angie Duus
City Clerk/Treasurer