

**City of Minneapolis, CPED - Public Land Sale and Acquisition Form – Single Family,
Scattered Site**

Section I. Property Information

PROJECT COORDINATORS COMPLETE SECTION I., ENTIRE FORM MUST BE COMPLETED PRIOR TO MARKETING
PROPERTY ~~PLEASE ATTACH MAP OF SUBJECT PROPERTY AND ALL ADJACENT PARCELS~~

Submitted by: Earl Pettiford, Phone #: 5231

Form Initiated Date: 4/23/2014

1. Address: 5227 Girard Avenue North, Property Identification Number (PIN): 1211821220105
2. Lot Size: 40' x 126' Square Footage 5040
3. Current Use: Vacant land. Current Zoning: R1A
4. Proposed future use (include attachments as necessary): Single Family House
5. List addresses of adjacent parcels owned by CPED/City: None
6. Project Coordinator comments: This parcel has been advertised for development and I have one offer and a second one will be here not later than 4/24/14, both proposer plan to build single family homes.

Section II. Zoning Review

7. Lot is: Buildable for any structure Non-Buildable for any structure
Explain: Lot meets minimum size requirements for a single family home.
 8. Will any land use applications be required to achieve the proposed future use noted in item 4?
Yes No If yes, what applications? Administrative Site Plan Review for 1-4 unit dwelling
 9. Comments: _____
- Completed by: Robert Clarksen Date: 4/28/2014

Section III. Community Planning Review

10. List adopted small area plan(s) in effect for parcel: There are no small area plans in effect for this parcel.
 11. Future land use/designation(s) identified in The Minneapolis Plan and other adopted plans: The Minneapolis Plan for Sustainable Growth designates this area as Urban Neighborhood.
 12. Is future land use proposed in item 4 consistent with future land use plans?
Yes No If no, why not? _____
 13. Does the City own adjacent parcels that could be combined with this parcel to create a larger development?
Yes No If yes, explain possible development scenarios _____
 14. Is parcel identified in adopted plans as a catalyst/essential site for future development?
Yes No If Yes, what type of development? _____
- Comments: A single-family home is in conformance with the policy guidance of the Urban Neighborhood category of the comprehensive plan.
- Completed by: Jim Voll Date: 4/29/2014
Manager, Community Planning, Public Art and Research, by: Jack Byers Date: 5/1/2014

Section IV. Decision to Market

PROCEED to market the property as proposed

Project Coordinator: Contact Community Planner (in Section III) in advance of CD Committee hearing to acquire City Planning Commission finding of consistency with *The Minneapolis Plan for Sustainable Growth*

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HOLD this property for discussion at next available Director's Meeting

Note: If there is policy conflict or strategic options outlined in this form, this land sale must be discussed at a Director's Meeting so that a decision on whether or not to proceed can be made

Director's Notes (reason for **HOLD** status): _____

Manager, R-RED by: Elfric Porte Date: 5/1/2014