Ordinance No. 2018-09

An ordinance approving rezoning from I-394 District to Planned Unit Development District for redevelopment of the property located at 12501 Ridgedale Drive

The City of Minnetonka Ordains:

Section 1. Background

1.01 This ordinance hereby approves the master development plans and final site and building plans for construction of a residential apartment development at 12501 Ridgedale Drive.

1.02 The property is located at 12501 Ridgedale Drive and are legally described as: Lot 3, Block 1, Ridgedale Center Fifth Addition, Hennepin County, Minnetonka

Section 2. Standards and Findings

2.01 Section 300.22, Subd. 2 of the city code provides that the council may consider rezoning to PUD if the proposed development would result in one (or more) enumerated public benefits. The city council finds that the project provides at least one public benefit as identified below.

a) Greater preservation of existing natural resources, in number or quality, than would otherwise be provided under non-PUD development.

b) Provision of affordable housing.

c) Provision of a housing type or target housing price that is desirable to the city.

d) A mix of land use types.

e) Development that is compatible with existing, surrounding development type and intensity that is no longer allowed in other existing zoning districts.

f) Greater energy conservation through building and site design than would otherwise be achieved under non-PUD development.
Section 3. The city council finds that the project provides at least one public benefit as identified below.

a) The proposal provides a mix of land use types on the property.
b) Contribution to park development through dedication of funds.

Section 4. This ordinance is effective immediately.

Adopted by the city council of the City of Minnetonka, Minnesota, on July 9, 2018.

Brad Wiersum, Mayor

ATTEST:

David E. Maeda, City Clerk

Action on this ordinance:

Date of introduction: April 30, 2018
Date of adoption: July 9, 2018
Motion for adoption: Wagner
Seconded by: Happe
Voted in favor of: Happe, Bergstedt, Wagner, Ellingson, Wiersum
Voted against: Acomb, Calvert
Abstained:
Absent:
Ordinance adopted.

Date of publication: July 19, 2018

I certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota at a regular meeting held on July 9, 2018.

David E. Maeda, City Clerk