

TO: Cannon Falls City Council

FROM: Neil Jensen, City Administrator

SUBJECT: Administrative Subdivision/Lot Combination for Andy Hines, owner of MN Woodcraft at 894 4th Street S.

DATE: September 1, 2020

Administrative Subdivision/Lot Combination for Andy Hines, owner of MN Woodcraft at 894 4th Street S.

A public hearing was held on Monday, August 17, 2020 to consider a request by Andy Hines, owner of MN Woodcraft for an Administrative Subdivision/Lot Combination. Planning Commission approved the Administrative Subdivision/Lot Combination for Andy Hines, owner of MN Woodcraft at 894 4th Street S. unanimously on August 17, 2020. The Administrative Subdivision/Lot Combination would allow 10,200 sq. ft. of the Cannon Falls Mall parcel (PID 52.719.3000) to be added to the current parcel of MN Woodcraft at 894 4th Street W. (PID 52.719.3100). The lot is zoned *B-2 General Business District*.

The following exhibits are enclosed to further describe the proposal:

1. Rapp's Land Survey: documentation of proposed combination
2. GIS map of two lots

The Administrative Subdivision/Lot Combination would allow MN Woodcraft the additional space that they need to expand their business.

Resolution No. 2505

Cannon Falls City Council is asked to consider Resolution 2505. Staff recommends approval of the application.

**CITY OF CANNON FALLS
GOODHUE COUNTY MINNESOTA**

RESOLUTION NUMBER 2505

**ADMINISTRATIVE SUBDIVISION/LOT COMBINATION FOR ANDY HINES,
OWNER OF MN WOODCRAFT AT 894 4TH STREET S.**

WHEREAS, Andy Hines, owner of MN Woodcraft has made application for an Administrative Subdivision/Lot Combination to allow 10,200 sq. ft. of the Cannon Falls Mall parcel (PID 52.719.3000) to be added to the current parcel of MN Woodcraft at 894 4th Street W. (PID 52.719.3100) as regulated by the Zoning Ordinance; and

WHEREAS, the Planning Commission conducted a hearing on August 17, 2020 to accept testimony relating to the application; and

WHEREAS, the Planning Commission finds the granting of an Administrative Subdivision/Lot Combination is reasonable and in conformance with the City of Cannon Falls Comprehensive Plan.

WHEREAS, The Cannon Falls Planning Commission hereby recommends to the Cannon Falls City Council that the application for Administrative Subdivision/Lot Combination be approved.

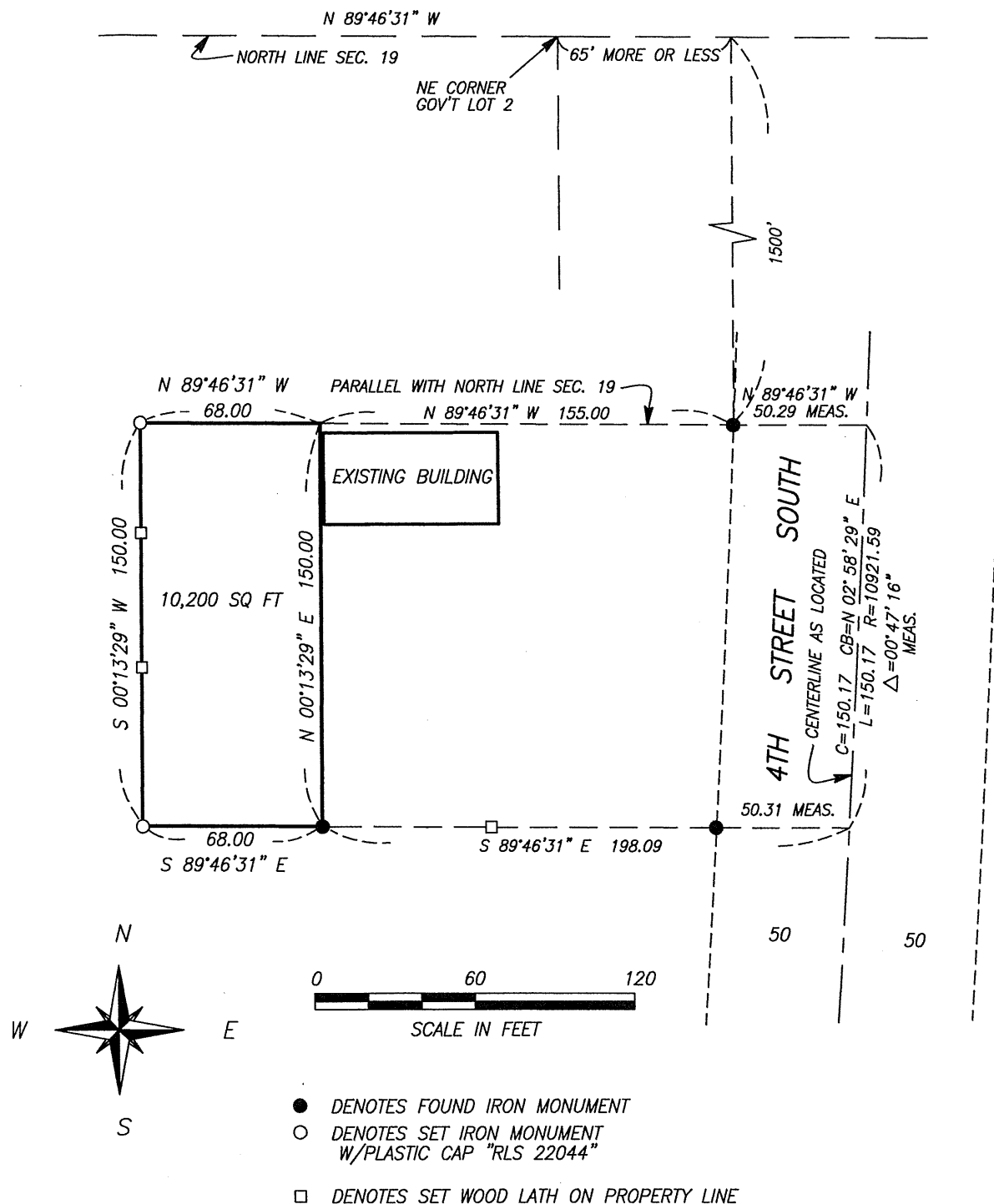
NOW THEREFORE LET IT BE RESOLVED BY THE CITY OF CANNON FALLS, GOODHUE COUNTY, MINNESOTA, that based on the findings of the Planning Commission which are hereby adopted by the City Council that the Administrative Subdivision/Lot Combination be approved subject to compliance with all applicable requirements of the City of Cannon Falls Zoning Code Chapter 152 and State of Minnesota Building Code requirements.

ADOPTED by the City Council of Cannon Falls this 1st day of September, 2020.

CITY OF CANNON FALLS

John O. Althoff, Mayor

ATTEST: _____
Neil L. Jensen, City Administrator



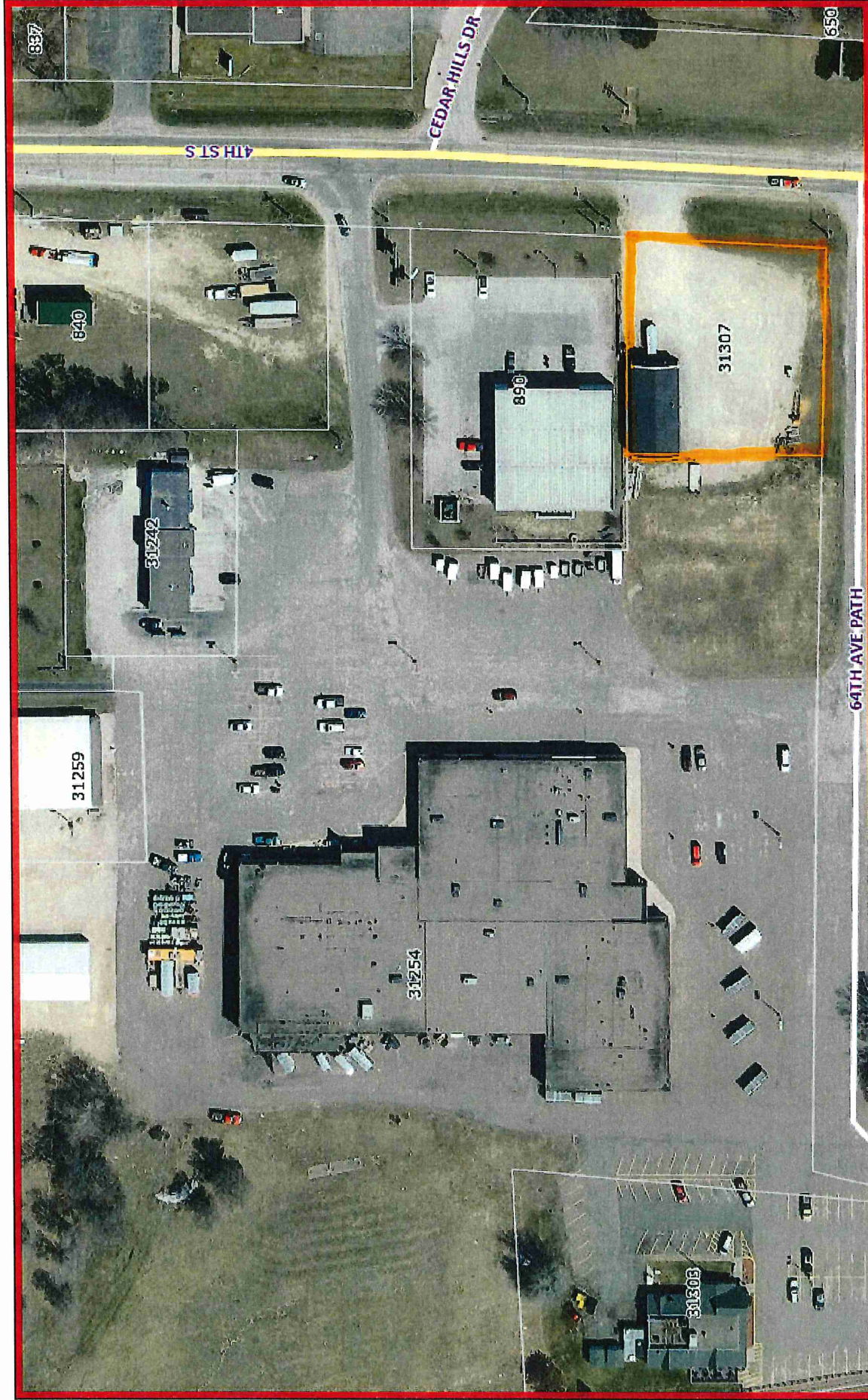
PROPOSED LEGAL DESCRIPTION:

That part of Government Lot 5, Section 19, Township 112 North, Range 17 West, Goodhue County, Minnesota, described as follows: Commencing at a point on the West right of way line of Trunk Highway Number 52, now known as Fourth Street South, 1500 feet South and 65 feet, more or less, East of the northeast corner of Government Lot 2 of Section 19, Township 112 North, Range 17 West; thence run West, parallel with the north line of said Section 19 for 155.00 feet to the point of beginning; thence continue West, parallel with said north line, 68.00 feet; thence South at right angle 150.00 feet; thence East, parallel with said north line, 68.00 feet; thence North at right angle 150.00 feet to the point of beginning.

Containing 10,200 square feet, more or less.

Subject to all easements and restrictions of record, if any.

ArcGIS WebMap



August 13, 2020

1:1,200

0 0.01 0.02 0.03 0.04 mi

0 0.01 0.06 km

Township or Other Roads

Township or Other Roads

County Roads 1,200

County Roads - Paved

Parcels

House Number

ArcGIS WebApp Builder