

CITY of CRYSTAL

4141 Douglas Drive North • Crystal, Minnesota 55422-1696

Tel: (763) 531-1000 • Fax: (763) 531-1188 • www.crystalmn.gov

Crystal Planning Commission Agenda Summary

Monday, May 13, 2024

7 p.m.

Crystal City Hall and Zoom Video Conference

Zoom call information: <https://go.crystalmn.gov/May13> (meeting ID is 821 2206 1369 and password is 414141) or call-in toll free at 888-475-4499

1. Call to Order
2. Approval of Minutes*
 - a. Monday, March 11, 2024 meeting minutes
3. Public Hearing*
 - a. Amendment to the Town Center – Planned Development at 5240 West Broadway (Application Number 2024-03).
 - b. Cannabis, Off-Sale Liquor and Tobacco requirements added to the Unified Development Code (Application Number 2024-04).
4. Old Business - None
5. New Business - None
6. General Information
 - a. City Council actions on previous Planning Commission items: Amend Official Zoning Map to add Crystal Airport safety zones
 - b. Update from Council liaison
 - c. Staff preview of likely agenda items for Monday, June 10, 2024 meeting
7. Open Forum
8. Adjournment

* Items for which supporting materials are included in the meeting packet

CITY OF CRYSTAL

APPLICATION TO AMEND TOWN CENTER- PLANNED DEVELOPMENT 5240 WEST BROADWAY AVENUE (5240 APARTMENTS)

PUBLIC HEARING NOTICE

7:00 P.M. ON MONDAY, MAY 13, 2024

CRYSTAL CITY HALL (4141 DOUGLAS DR N) AND ZOOM VIDEO CONFERENCE

The Crystal Planning Commission will consider an application from Crystal Housing Group LLC, who is proposing to add a sport court to the site plan for the apartment building under construction at 5240 West Broadway. The construction of the court requires approval of an amendment to the City Council's approval of the Town Center – Planned Development (TC-PD) in 2022.

Key elements of the proposal: The sport court will consist of the following elements:

- The court would be 30' x 30' (900 sq. ft.) in size.
- The court itself would be enclosed with a 7' tall black vinyl-coated chain-link fence.
- The north and east sides of the court would also be landscaped by Medora Juniper, which can grow up to 15 feet tall, to screen adjacent properties from the court.

The Planning Commission will hold a public hearing on the application at 7:00 p.m. on May 13, 2024 in the Council Chambers at Crystal City Hall, 4141 Douglas Drive North.

To view the application including a detailed site plan:

- Visit City Hall during normal business hours, or
- Visit the 2024 Land Use Applications page on the city website, www.crystalmn.gov or use the QR code to the right for a direct link.
- The staff report to the Planning Commission will be available by May 10 on the same page of the website.



To speak directly to the Planning Commission on the proposal, you may:

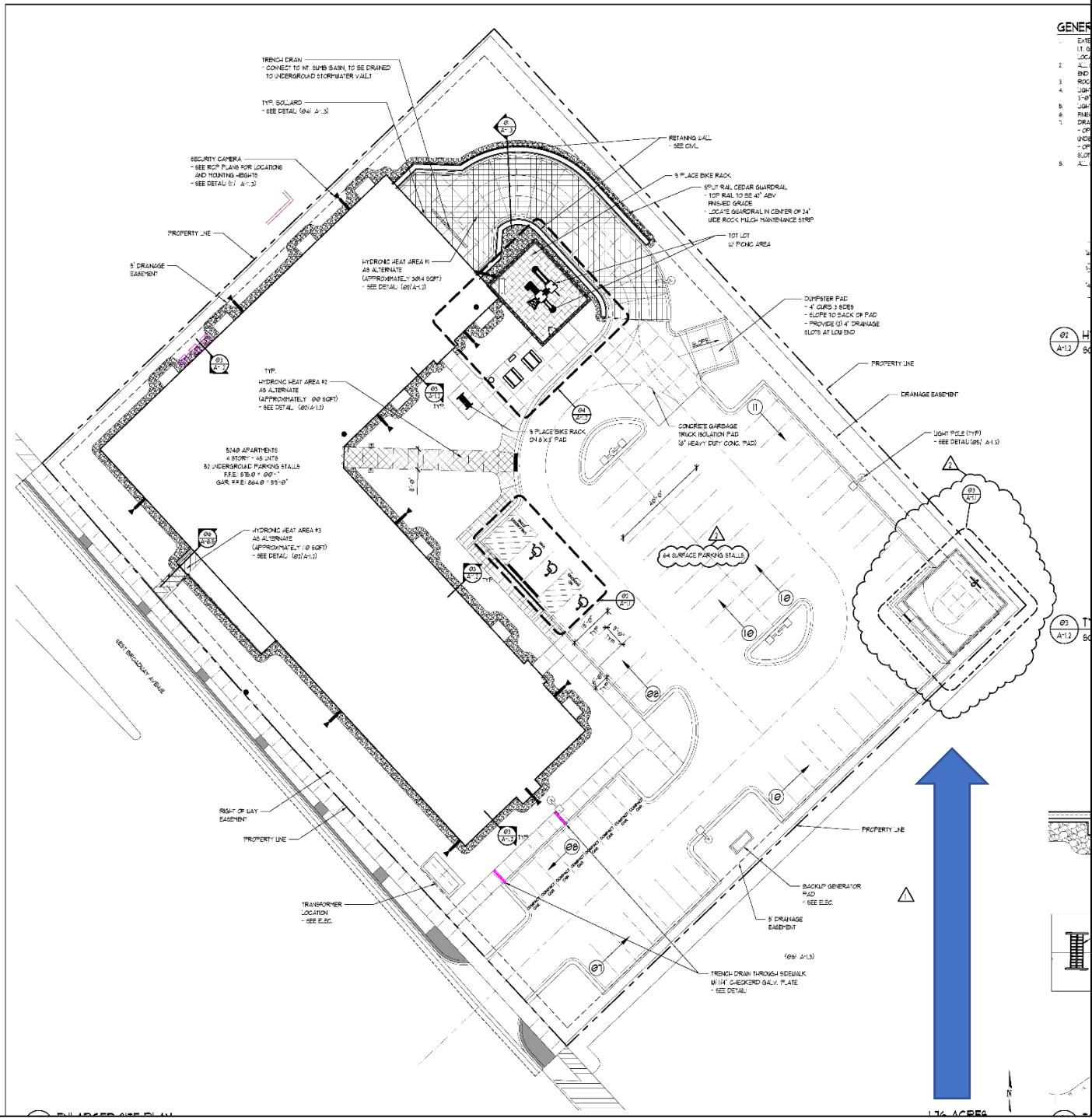
- Attend the meeting via Zoom: <https://go.crystalmn.gov/May13> (meeting ID is 821 2206 1369 and password is 414141) or call-in toll free at 888-475-4499, or
- Attend the public hearing in-person on Monday, May 13, 2024 at 7 p.m. at City Hall.

LEGAL NOTICE: Notice is hereby given that the Planning Commission of the City of Crystal will meet on May 13, 2024 at 7:00 p.m. at Crystal City Hall, 4141 Douglas Drive North, in said City, to consider an application from Crystal Housing Group to amend the Town Center – Planned Development (TC-PD) at 5240 West Broadway Avenue (5240 Apartments). The applicant is proposing to amend the site plan to add a new outdoor sport court at the apartment building under construction. After holding the public hearing, the Commission is expected to make a recommendation to the City Council for their meeting on Tuesday, May 21, 2024 at Crystal City Hall. The proposed planned development amendment application may be reviewed prior to the hearing by visiting the Land Use Applications page on the city website, www.crystalmn.gov, or by contacting Dan Olson, City of Crystal, at 763-531-1142 or dan.olson@crystalmn.gov. Persons desiring to be heard are invited and encouraged to attend the public hearing. Those unable to attend may submit written comments prior to the date of the hearing to: Dan Olson, City of Crystal, 4141 Douglas Dr N, Crystal MN 55422 or at the above email address. Auxiliary aids are available upon request to individuals with disabilities by calling the city clerk at 763-531-1145 at least 96 hours in advance. TTY users may call Minnesota Relay at 711 or 1-800-627-3529.

1:23:42 PM, AJBrevik

GENERAL

1. EXIST.
2. ALL.
3. BOUND.
4. LIGHT.
5. FINISH.
6. DRAINAGE.
7. OFF.
8. SLOPE.
9. ALL.



Location of proposed sport court

CITY OF CRYSTAL

PROPOSED REVISIONS TO CITY'S LAND USE REGULATIONS

**PUBLIC HEARING NOTICE
7:00 P.M. ON MONDAY, MAY 13, 2024
CRYSTAL CITY HALL (4141 DOUGLAS DR N)**

LEGAL NOTICE: Notice is hereby given that the Planning Commission of the City of Crystal will meet on May 13, 2024 at 7:00 p.m. at Crystal City Hall, 4141 Douglas Drive North, in said City, to consider amendments to Chapter 5 (Unified Development Code) of the City Code regarding businesses selling cannabis, alcohol and tobacco, including adding land use buffers. After holding the public hearing, the Commission is expected to make a recommendation to the City Council for their meeting on Tuesday, May 21, 2024 at Crystal City Hall. The proposed amendments may be reviewed prior to the hearing by visiting the Land Use Applications page on the city website, www.crystalmn.gov, or by contacting Dan Olson, City of Crystal, at 763-531-1142 or dan.olson@crystalmn.gov. Persons desiring to be heard are invited and encouraged to attend the public hearing. Those unable to attend may submit written comments prior to the date of the hearing to: Dan Olson, City of Crystal, 4141 Douglas Dr N, Crystal MN 55422 or at the above email address. Auxiliary aids are available upon request to individuals with disabilities by calling the city clerk at 763-531-1145 at least 96 hours in advance. TTY users may call Minnesota Relay at 711 or 1-800-627-3529.