



Planning Commission Staff Report

Vacation	Community Development Department	Date: 2/5/26
Statement of Issue:	Consider a recommendation to the City Council regarding the vacation of an alley right-of-way within Block 26, Grand Rapids Second Division.	
Background:	<p>On January 12, the Grand Rapids Economic Development Authority (GREDA) applied requesting the vacation of the following described <u>public right-of-way</u>:</p> <p><i>The North – South alley lying adjacent to Lots 1-12, Block 26, Grand Rapids Second Division, Itasca County, Minnesota.</i></p> <p>This alley ROW is within the site of the former Itasca Farm Service Co-op that is a redevelopment focus for GREDA. Currently, GREDA is pursuing funding to demolish existing structures and prepare the site to market it for 'pad ready' development.</p> <p>The vacation request, if approved, would remove the unimproved right-of-way from the property, providing a clean title to the site to facilitate a potential future sale.</p> <p>The staff review committee have no concerns or objections regarding the petitioned right-of-way vacation. The staff review committee consists of the Engineering/Public Works Department, Community Development Department, Fire Department, Police Department, and the Grand Rapids Public Utilities Commission – electrical and water department managers.</p> <p>Minnesota Statutes 412.851 governs the procedures for vacating right-of-way (or a portion of) in a statutory city. Under this statute the City Council has the authority to vacate public right-of-way on its own motion or through a petition of the majority of the landowners. The petition presented by GREDA 100% participation of adjacent landowners, and therefore is valid.</p>	
Considerations:	When considering the vacation of public right-of-way, the Planning Commission must make findings of fact based on the attached list of considerations.	
Recommendation:	<p>Staff recommends that the Planning Commissioners visit the site, review the comments submitted by the Review Committee, and review the relevant sections of the Comprehensive Plan.</p> <p>Prior to making a recommendation to the City Council to approve/not approve the vacations, the Planning Commission should make specific</p>	

	<p>findings to support its recommendation and reference those specific findings in their motion to either approve or not approve the right-of-way vacation.</p>
Required Action:	<p>Pass a motion forwarding a recommendation to the City Council for approval or non-approval of the proposed public right-of-way.</p> <p><u>Example Motion:</u></p> <p>Motion by _____, second by _____ that, based on the findings of fact presented here today, and in the public's best interest, the Planning Commission does hereby forward to the City Council a recommendation to (approve) (not approve) the vacation of public rights-of-way described as:</p> <p><i>The North – South alley lying adjacent to Lots 1-12, Block 26, Second Division, Grand Rapids, Itasca County, Minnesota.</i></p> <p><u>Contingent on the following stipulation(s):</u></p> <ul style="list-style-type: none"> • _____.
Attachments:	<ul style="list-style-type: none"> • Site/Area Maps and Plat • Public Vacation Application/Petition • Staff Review Committee Comments • List of the Planning Commissions Vacation Considerations • Staff presentation