



REQUEST FOR COUNCIL ACTION

AGENDA DATE: November 24, 2025

AGENDA ITEM: Consider approval of the Preliminary Plat for Crystal Lake Estates Second Addition.

PREPARED BY: Will Richter, Zoning Administrator

BACKGROUND:

A proposed preliminary plat entitled Crystal Lake Estates Second Addition was submitted by the Grand Rapids Economic Development Authority on October 6, 2025.

The legal description is:

Block 29 in Kearney's First Addition, Grand Rapids, according to the plat thereof on file in the office of the Register of Deeds for Itasca County, Minnesota, EXCEPT the South One Hundred Forty Feet (S. 140.0') of Block Twenty-nine (29), KEARNEY'S FIRST ADDITION TO GRAND RAPIDS

The site is commonly known as the former ISD 318 Administration Building with a mailing address of 820 NW 1st Ave. The property within the preliminary plat includes 1.45 acres divided into 8 similar lots with approximate dimensions of 70' x 150'. The land is currently Zoned PU (Public Use) and rezoning to R-2 (One and Two-Family Residential) will be considered separately.

The following steps have been taken before bringing the preliminary plat for City Council approval:

The preliminary plat has been reviewed by Community Development staff and found in compliance with the subdivision ordinance.

The Subdivision Review Committee has examined the preliminary plat and found no technical issues.

At the November 6 Regular Meeting, the Planning Commission took up consideration of the preliminary plat of Crystal Lake Estates Second Addition, conducted a public hearing, and made a recommendation to the City Council for its approval.

Staff will present the attached PowerPoint presentation as background for this item.

REQUESTED COUNCIL ACTION:

Make a motion approving the Preliminary Plat of Crystal Lake Estates as recommended by the Planning Commission (with any additional changes the City Council deems appropriate and necessary).