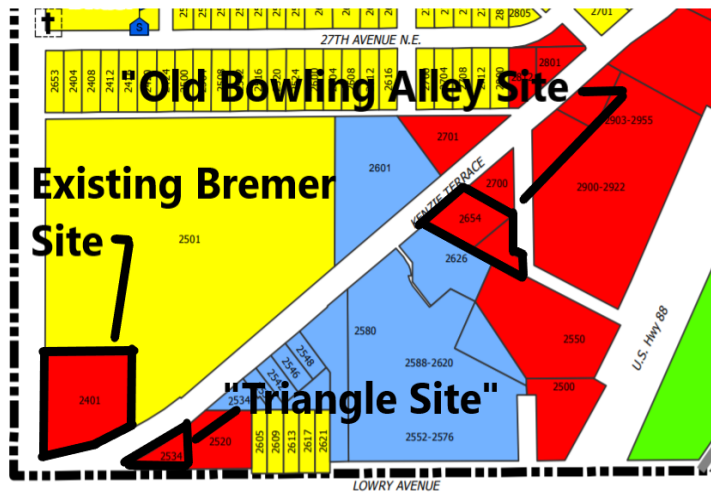


CITY COUNCIL  
OCTOBER 26, 2021



2401 Lowry Avenue NE, 2654 Kenzie Terrace, 2534 Kenzie Terrace  
Interstate Development/Bremer Bank/City of St. Anthony Village –  
**Final Plan PUD**

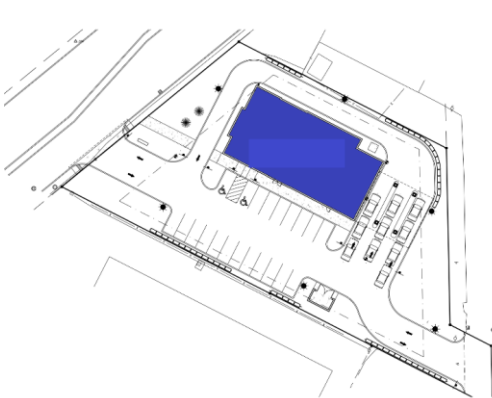
FINAL PLAN PUD - ZONING



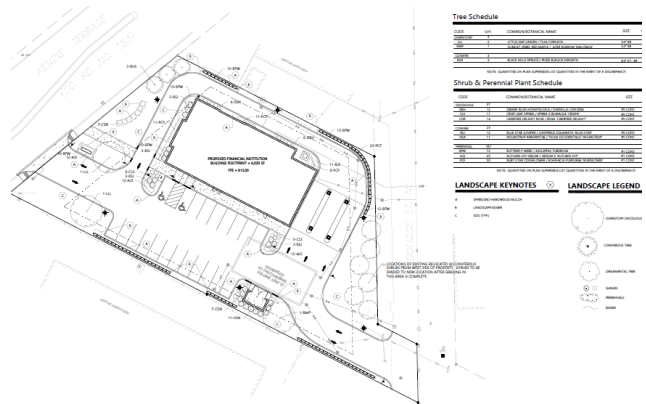
## FINAL PLAN PUD – PUD CONSIDERATIONS

- Scattered site PUD to total 3 acres, per code
- Bank site encroachment toward alley violates 25' setback
- Recently revised side setbacks require 25' north setback on residential (15' proposed, consistent with original zoning)
- Residential parking at less than 2 spaces per unit (meets new R-4)
- Lot coverage/impervious surface for residential (R-4 code limits this to 50%); applicant's proposal is approximately 65.9%. (existing is 82.2%)

## FINAL PLAN PUD – SITE PLANS

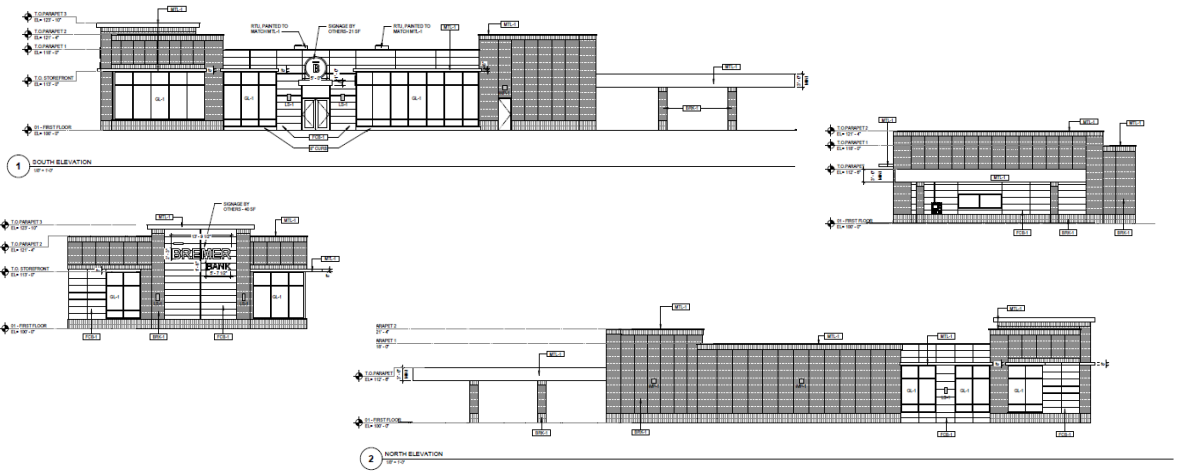


Final Plan PUD Submission



Final Plan PUD Landscape Plan

# FINAL PLAN PUD - BANK BUILDING ELEVATIONS



# FINAL PLAN PUD – BANK BUILDING 3D



View from Kenzie Terrace



View from Alley

# FINAL PLAN PUD – LANDSCAPING AND BUILDING 3D



# FINAL PLAN PUD – BUILDING ELEVATIONS



■ West Elevation  
(Stinson Parkway)



■ South Elevation  
(Kenzie Terrace)

## FINAL PLAN PUD – RECOMMENDED CONDITIONS

- Final Staff reviews for Engineering, Public Safety, Public Works, and Building Departments.
- Final Approvals from Hennepin County as required.
- Subdivision, Easement Dedications/Vacations, and Land Transfers as required.
- Execution of Final PUD Agreement and other agreements as necessary.

## FINAL PLAN PUD - PROCESS

- Preliminary Review with Community Development Committee (staff)
- Concept Plan Review by Joint City Council and Planning Commission
- Preliminary Plan PUD Application –
  - Public Hearing at Planning Commission;
  - Consideration by City Council
- **Final Plan PUD – City Council**
- **Property Transfer Consideration – HRA/City Council**