

ADMINISTRATIVE DECISION

APPLICANT NAME: Crosswoods Development LLC

PROPERTY LOCATION: 35625 Ostlund Ave
Crosslake, MN 56442
PID: 1460400090D0009

APPLICANT REQUEST: Waiver of the requirement for recording perpetual parking spaces with the office of the County Recorder.

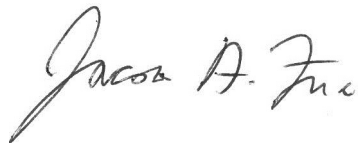
ISSUE: A condition of the Variance granted for reduced parking at the April 27, 2018 City of Crosslake Planning Commission/Board of Adjustment included a reduction parking spaces by utilizing off-site (off the parcel) parking and that use be a formal document with the Crosswoods Development LLC, recorded at the office of the County Recorder.

FACTS: The proposed parcel of property that the shared parking was to be located on has since been given to the City of Crosslake as a Right-of-Way (ROW). The property now being public land allows anyone to utilize as parking along the street, and therefore no agreement with the city is needed.

ANALYSIS: An agreement with the city for parking along the street is not needed. The developer of the project is planning to create the required number of parking spaces along the roadway. They will be paved and open for anyone. There is no property owner to have an agreement to share the spaces.

DECISION: The developer of Whitefish Senior Living will not need to record a shared parking agreement with the office of the County Recorder in order to obtain a land use permit.

This administrative decision is limited to the facts of this particular property.



Name Signature of Zoning Administrator or Designee

____10/8/2018_____
Date