

To: **Mayor and City Council**
Through: **Ryan Schroeder, City Manager**
From: **Melissa Sonnek, City Planner**
Date: **March 23, 2020**

Site Plan, Conditional Use Permit, and Preliminary Plat Review for 110 Crusader Ave – Net Ministries

BACKGROUND INFORMATION:

Net Ministries is requesting the review of multiple applications for the expansion of their existing building at 110 Crusader Avenue. The applicant is proposing to construct a single level 12,000 square foot addition to the existing building which include of an expansion of an existing assembly/meeting space and several smaller spaces for meetings, office, storage, etc. This addition would bring the total square footage of the building to 53,976 square feet.

110 Crusader Ave. serves as the national office and training center for their youth ministry program. As a part of this, a long term goal for Net Ministries has been to provide education and training as well as temporary housing for those that come for missionary training during a few weeks in the summer. In addition to the dorms on site, Net Ministries also has a few nearby residential homes for the trainees to stay during their visit. With the combination of dorms and nearby residential homes, in 2018 both the City and Net Ministries agreed to re-zone the property as a planned residential development (PRD) with underlying R4 zoning, to have the zoning properly reflect the use of the property.

Please refer to the attached Planning Commission report for more details on the request.



PLANNING COMMISSION:

The Planning Commission meeting scheduled for Tuesday March 17th, 2020 was cancelled due to a lack of quorum. Therefore, the Planning Commission was unable to review the proposed amendment. City Staff reached out the commissioners and requested that any and all comments be sent to staff in order to be forwarded in to City Council and the applicant. As of Friday, March 20th, 2020 at 2:30pm, City Staff has received no feedback from the public or the Planning Commission.

STAFF RECOMMENDATION:

Staff recommends that the Council hold the public hearing and either approve of the applications per the submitted plans or continue the item to the April 27th Council meeting to allow the Planning Commission to review the plans during their April 21st meeting.

City Staff has prepared resolutions for the applications should the Council decide to approve the applications tonight.

ATTACHMENTS:

Application and Narrative

Notices

Submitted plans

Planning Commission Report

Planning Commission Attachments

Resolutions