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| 1 st Reading: July 14, 2025 | Website Notice: July 16, 2025 |
| 2 nd Reading: July 28, 2025 | Publication: August 5, 2025 |
| Adoption: July 28, 2025 | Effective: September 4, 2025 |

**CITY OF LINO LAKES
ORDINANCE NO. 13-25**

**ORDINANCE TO REZONE CERTAIN REAL PROPERTY FROM R,
RURAL TO R-2, TWO FAMILY RESIDENTIAL FOR
ERICKSON PROPERTY (7590 20TH AVENUE)**

The City Council of Lino Lakes ordains:

Section 1: Findings of Fact

1. The City received a Land Use Application to rezone certain property from R, Rural to R-2, Two-Family Residential.
2. The Planning and Zoning Board held a public hearing on June 11, 2025.
3. Per City Code Section 1007.015 (4):

(e) The Planning and Zoning Board shall hold the public hearing and consider possible adverse effects of the proposed amendment. Its judgement shall be based upon, but not limited to, the following factors:

1. The proposed action is consistent with the official City Comprehensive Plan.

The rezoning is consistent with the 2040 Comprehensive Plan.

2. The proposed action is or will be compatible with present and future land uses of the area.

The rezoning is compatible with present and future residential land uses of the area.

3. The proposed action conforms with all performance standards contained herein.

Erickson Property conforms with all performance standards with minor revisions.

4. The proposed action can be accommodated with existing public services and will not overburden the city's service capacity.

Erickson Property can be accommodated with existing public services and will not overburden the city's service capacity

5. Traffic generation by the proposed action is within capabilities of streets serving the

property as described in § 1007.020(4)(d) of this chapter.

Traffic generated by the Erickson Property is within the capabilities of the streets serving the property.

Section 2: Amendment

The Zoning Ordinance of the City of Lino Lakes is hereby amended to rezone the following described property from R, Rural to R-2, Two Family Residential.

Section 3: Legal Description

The property is legally described as:

The North 660 feet of the West 440 feet of the Northwest Quarter of the Northwest Quarter of Section 13, Township 31, Range 22, except the North 150 feet thereof, Anoka County, Minnesota.

Section 4: Development Regulations

The development shall conform to the plans, requirements, and conditions of approval as listed in Council Resolution No. 25-93.

Section 5: Effect

This ordinance shall be in force and effect from and after its passage and publication according to the Lino Lakes City Charter and upon the filing of the ordinance.

Section 6: Contingency

The rezoning provided for by this ordinance is contingent on the filing of Ericson Property final plat. Should the final plat not be filed, the rezoning provided by this ordinance shall be null and void.

Adopted by the Lino Lakes City Council this 28th day of July, 2025.



Rob Rafferty, Mayor

ATTEST:



Roberta Colotti, CMC
City Clerk