

TOWNSHIP COOPERATIVE PLANNING ASSOCIATION -- REZONING APPLICATION

**4111 11th Avenue SW Room 10
Rochester, MN 55902**

-- TCPA --

**(507) 529-0774
Fax: (507) 281-6821**

TOWNSHIP ORONOCO

DATE 2/25/2025

Property Address NA

Oronoco MN 55960
City State Zipcode

Legal Property Description See attached.

Property Owner Gold Rush Crossing, LLC Telephone # _____

Pine Island, MN 55963
City State Zipcode

Type of Request ☐ Conditional Use Permit ☒ Rezoning ☐ Review of Decision
☐ Other _____

Request Description Rezone of approximately 72+/- acres from A/RC AER to Highway Commercial, Commercial Service and R-2 Low Density Residential.

Reason for Request For commercial and residential development within the Township.

Existing Use of Property Agriculture

Present Zoning Classification A/RC AER Requested Zoning Classification A/RC AER

Has a request for rezoning, variance, or conditional use on the property been previously sought?

☐ Yes ☒ No If Yes, when? _____

Signature of Applicant [Signature] Date 2/19/2025

Filing Fee \$ _____, made payable to **TCPA**

Reviewed by the Planning Commission on _____, to consider the above request.

☐ Approved ☐ Denied for the following reason(s) _____

Chairperson's Signature _____

Reviewed by the Town Board of _____ on _____, to consider the recommendations of the Planning Commission on the above request. ☐ Approved ☐ Denied for the

following reason(s) _____

Board Chairperson _____

Town Clerk _____

Supervisor _____

Supervisor _____

February 19, 2025
2024-11469
LDT

ZONE CHANGE DESCRIPTION

The South 100 acres of the Northeast Quarter of Section 20, Township 108 North, Range 14 West, Olmsted County, Minnesota,

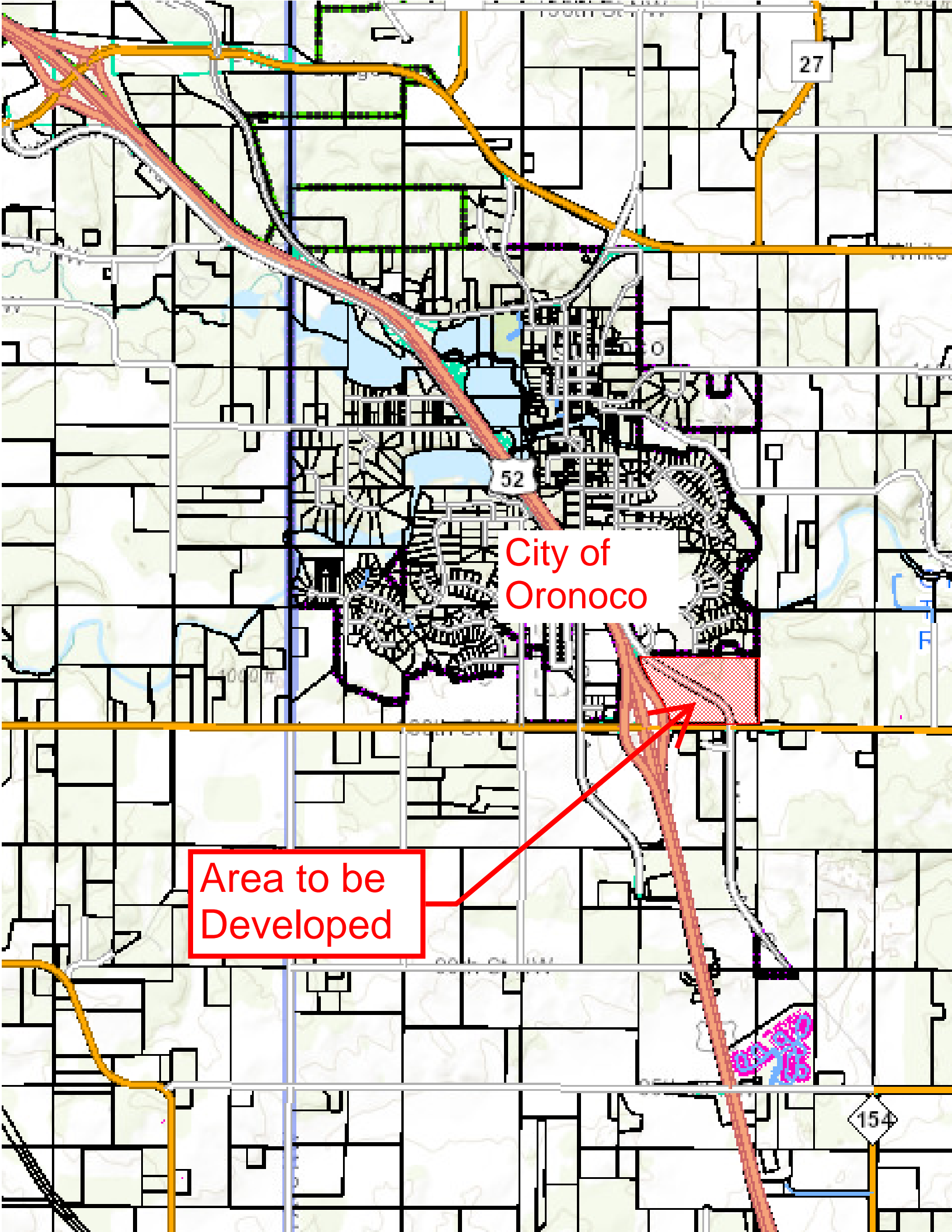
EXCEPT

Parcel 316 of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NUMBER 55-80, as the same is on file at the County Recorder's Office, said Olmsted County,

AND EXCEPT

That part of Parcel 316 of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NUMBER 55-89, as the same is on file at said County Recorder's Office, which lies southerly of the following described line:

Beginning at Right of Way Boundary Corner B21 as shown on said Plat No. 55-89; thence easterly on an azimuth from north of 84 degrees 26 minutes 05 seconds for 150.00 feet, more or less, to Right of Way Boundary Corner B12 as shown on said Plat No. 55-89, and there terminating.



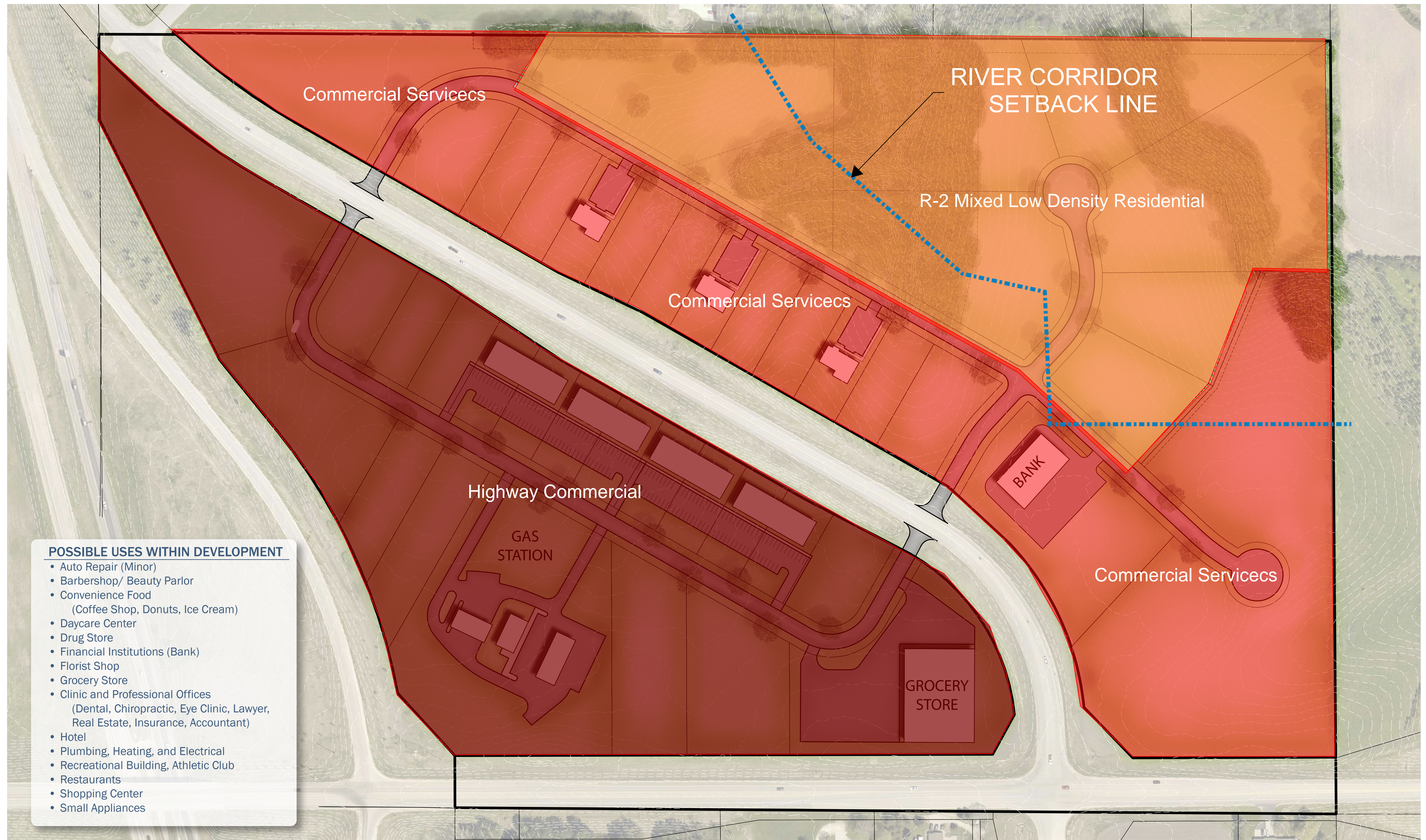
27

52

City of
Oronoco

Area to be
Developed

154



Gold Rush Crossing

Oronoco, MN

