City Council Item

October 13, 2025

Item	Ordinance: XXX Minnewashta Apartments Rezoning and Site Plan Review (Planning Case 25-11)	
File No.	Planning Case #2025-11	**Item No:** H.1
Agenda Section	**GENERAL BUSINESS**	
Prepared By	Rachel Arsenault, Associate Planner	
Reviewed By	Eric Maass	

SUGGESTED ACTION

"The Chanhassen City Council adopts the attached ordinance rezoning the subject property and approving the site plan for construction of a 44-unit apartment building, subject to the conditions of approval, and adopts the attached Findings of Fact and Decision."

Motion Type	Simple Majority Vote of members present
Strategic Priority	Development & Redevelopment

SUMMARY

The applicant is proposing the rezoning of a 5.6-acre property to construct a 44-unit multi-family apartment building. The city has received approval from MnDOT for the installation of a temporary traffic signal at the intersection of Hwy 41 and Minnetonka Middle School West due to the upcoming Highway 5 reconstruction project. The traffic signal will be in place until a permanent roundabout is constructed in 2028.

BACKGROUND

This property was platted in 2015 as a part of the Beehive Home 2nd Addition.

DISCUSSION

BUDGET

RECOMMENDATION

The Planning Commission recommended approval of the proposed rezoning and site plan approval, subject to staff report comments.

ATTACHMENTS

Development Application
Narrative
Civil Plan Set
Architectural Plan Set
City Staff Report
Findings of Fact City Council
Rezoning Ordinance
Traffic Memo
MnDOT Review Comments
Planning Commission Minutes 9-16
Public Comments Minnewashta Apartments