



SHOVEL READY SITE CERTIFICATION: APPLICATION EVALUATION DOCUMENT

Site designation: Northridge Center – 2 nd Addition		Location: Zimmerman, MN
On-site Reviewer: John Rhodes		Date of Review: June 2016
Information Required	Response Based on Application	Comments
Total developable land (acres)	35	
Number of parcels	1 but can be subdivided	
Current condition of site	Significant portion has been leveled and seeded	
Title commitment established	Yes	
Description of current site owners	Rasmus Investments, LLC	
Asking Price for Land	\$2/SF	
Site plan prepared: Y/N	Yes	
Site plan approved: Y/N	Yes	
Community Profile updated: Y/N	N/A	
Current land use(s)	Unused commercial land	
Current/planned zoning designation	C-2 Commercial Highway	Will be most likely used for commercial applications
Municipal jurisdiction for site	City of Zimmerman	
Economic development zone designation for site/adjacent parcels	No	
Environmental Assessment	No	Site has been forest or farmland since the 19 th century
Distance to major highway/interstate North/South: East/West:	Adjacent to US 169	
Rail access to site: (Y/N)	No	
Utility access • Electric power • Gas • Water • Sewer • Telecom	The site has access to electric power, gas, water, sewer and telecom service.	
Storm water control required: Y/N	Yes, will be incorporated into development of site	

Other Comments:

Prepared by:	John M. Rhodes	Date:	June 2106
--------------	----------------	-------	-----------

Zimmerman, MN

