House of Compassion Addition

Hands of Compassion Ministry
October 29, 2024

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Introduction

Connor Burke – Short Elliott Hendrickson, Inc.

Teresa McCormack – CRW Architecture

Gary Byram – Hands of Compassion Ministry

About our Project

Building Addition to the East side of the existing house on the 836 Lot.

Building Addition will be on the 840 Lot.

3 Stories with 10 Additional Guest Rooms

Front Deck Expansion

The Application Process

Applicant meets with City Teammates to review application requirements



GET INVOLVED:

Attend Applicanthosted Neighborhood Information Meeting



Applicant submits
Development
Application within 30
days of Neighborhood
Information Meeting



Applicant completes
other required
applications & sign-offs
(i.e. building permit,
grading permit, etc.)



If application meets all requirements, application is approved



Full Application Review by City, County, & State departments within 14 days of receiving application



Applicant proceeds with Project

Site Plan

Proposed Building Height = 35 feet (Max allowable = 48 feet)

Setbacks: Front – 23' (20' Min), Rear – 71' (25' Min), Sum of Interior Sides – 18' (16' Min)

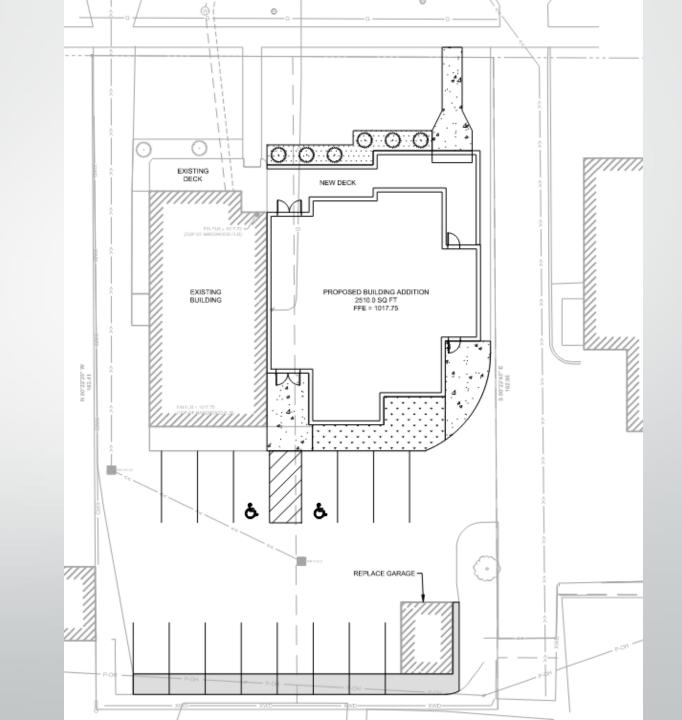
Floor Area Ratio: 0.77 (Max-1.5)

Parking: Requirements – 8 to 34 stalls (13 proposed)

ADA Parking required: 1 stall (2 proposed)

Zoning: R-3 Medium Density Residential

Proposed Land Use: Multi-Family Residential

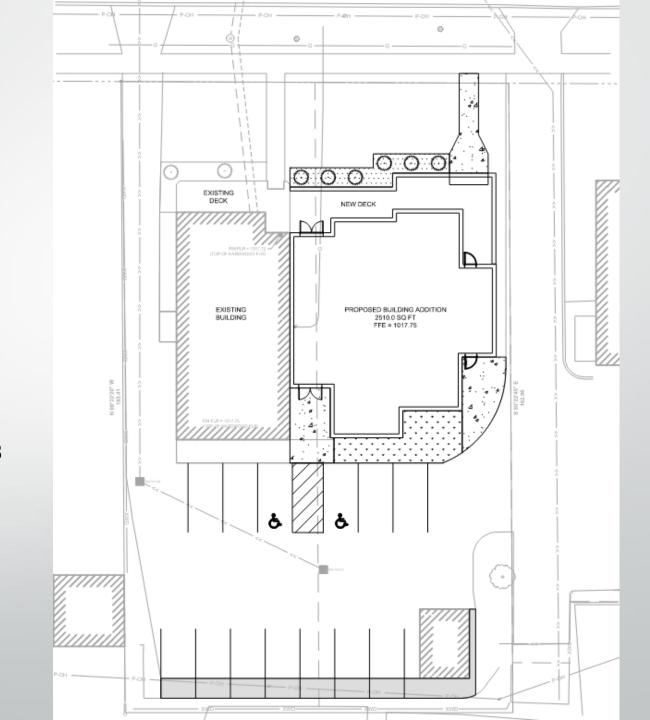


Landscape Plan

Required Landscaping: 20% with Minor Modification (Proposed = 24%)

Bufferyard: No requirements as Residential Use adjacent to Residential

Boulevard Trees Required (1 per 50 feet) = 2 trees (Existing 3 trees)





Building Elevation

Addition Length: 53' x 58'

Maximum Height: 48' (35' proposed)





1) VIEW FROM SOUTHWEST @ PARKING

2 VIEW FROM SOUTHEAST @ PARKING

O EAST ELEVATION

1/8" = 1/4"

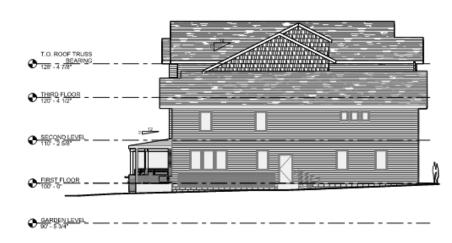
T.O. ROOF TRUSS

DEARING

THE TRUST A 172

THE TRUST A 17

WEST FLEVATION
108" = 1"-0"



NORTH ELEVATION



Traffic Impacts

No traffic study per the City is require as traffic increase is marginal. A traffic waiver will be submitted to the City Traffic Engineer for review once Site Development Plans have been Submitted.

A&D

Still have Questions?

Contact the City of Rochester's Community Development Department with any questions about this application type via email

communitydevelopment@rochestermn.gov or phone (507-328-2600).