

**NOTICE OF MOUND PLANNING COMMISSION PUBLIC HEARING FOR A  
MAJOR SUBDIVISION-PRELIMINARY PLAT ("THE FERN LANE TOWNHOMES OF MOUND")  
PROPOSED BY RPG COMMERCE PLACE, LLC FOR A FOUR-UNIT TOWNHOME BUILDING  
ON FERN LANE SOUTH OF CHURCH ROAD BEHIND THE COMMERCE PLACE SHOPPING CENTER**

**NOTICE IS HEREBY GIVEN** that the Mound Planning Commission, as part of its regular meeting being held on **Tuesday, March 7, 2023 at 7:00 p.m.**, or as soon as possible thereafter, in the Council Chambers in the Centennial Building located at 5341 Maywood Road, Mound, MN, will hold a public hearing to review the preliminary plat of "The Fern Lane Townhomes of Mound" project proposed by RPG Commerce Place, LLC. The Planning Commission will also consider a conditional use permit for a planned unit development in the downtown mixed use district; a vacation of the existing drainage and utility easement for the properties; and development plans for the project.

The project is proposed for two undeveloped properties behind the Commerce Place Shopping Center on the east side of Fern Lane south of Church Road which are identified as PID No. 13-117-24-32-0156 and PID No. 13-117-24-32-0157. In "The Fern Lane Townhomes of Mound" project, the applicant is proposing to reduce the number of units from five (5) to four (4) and makes adjustment to the site and building plans. The "Fern Lane Townhomes of Mound" proposal replaces the previous "The Courtyard Townhomes of Mound" proposal that was withdrawn. The project will now have two, three-story buildings with two units in each building.

Information about the proposed major subdivision-preliminary plat for "The Fern Lane Townhomes of Mound," the conditional use permit for a planned unit development, the easement vacation, and development plans is on file and available for viewing at City Hall, by appointment, during office hours, and is also available on the City of Mound website at [www.cityofmound.com](http://www.cityofmound.com).

Written or email comments about the proposed development will be accepted and should be directed to Sarah Smith at 2415 Wilshire Boulevard, Mound, MN 55364. Email comments can be sent to [sarahsmith@cityofmound.com](mailto:sarahsmith@cityofmound.com). Comments or emails received by 11:00 a.m. on Wednesday, March 1, 2023 will be included in the Planning Commission agenda packet to be prepared and distributed in advance of the meeting. Comments received after that time will be presented to the Planning Commission at the meeting as an amendment to the packet. Information submitted will be made part of the public record.

By: Sarah Smith  
Community Development Director

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