

MAY 24, 2023

Michael Martin
City Community Development Department
City of Maplewood
1902 County Road B East
Maplewood, MN 55109
Michael.martin@maplewoodmn.gov



RE: COMMUNITY DESIGN REVIEW BOARD APPLICATION SUBMITTAL
GLADSTONE CROSSING - 1375 FROST AVENUE, MAPLEWOOD, MN 55109

Community Development Department,

Thank you for taking time to review the following Community Design Review Application Narrative being submitted on behalf of Beacon Interfaith Housing Collaborative. The site located at 1375 Frost Avenue, Maplewood MN is approximately 53,198 SF and currently zoned MU (mixed used) which will allow for a multiple dwelling residential building as a permitted use.

We are proposing a multifamily apartment building/community, Gladstone Crossing for this location. This multifamily apartment building will be located near public transportation at the Frost/English intersection and a block from the Bruce Vento Bike path. The apartment community will provide a total of 40 units, comprised of 30 two-bedrooms, 6 three-bedroom and four-bedroom units. In addition to the housing, there will be a space for supportive services as well as common gathering spaces. Additional amenities included will be bike storage, fitness center, playground, outdoor gathering space, underground parking, as well as a surface lot for visitors.

Please contact us at 952.426.0699 or via email at Jeana.Kedrowski@ISGInc.com or Amanda.Thomas@ISGInc.com with any questions or if there is any additional information we can provide in support of this project.

Sincerely,

A handwritten signature in black ink that reads "Jeana Kedrowski". The signature is fluid and cursive.

Jeana Kedrowski
Project Coordinator
Jeana.Kedrowski@ISGInc.com

A handwritten signature in black ink that reads "Amanda R. Thomas". The signature is fluid and cursive.

Amanda Thomas
Project Manager
Amanda.Thomas@ISGInc.com