

CITY OF EDEN PRAIRIE

Land Development Application 2026

Email completed application form to planning@edenprairiemn.gov to begin process



PROJECT NAME LOCATION AND LEGAL DESCRIPTION	Name: _____
	Location: _____
	Legal Description: (Attach separate document for lengthy descriptions)
APPLICANT/ FEE OWNER INFORMATION **Applicant information will be used as the main point of contact in ProjectDox**	Applicant: _____
	Address: _____
	City/State/Zip: _____
	Phone: _____
	E-mail: _____
	Fee Owner: _____
	Address: _____
	City/State/Zip: _____
	Phone: _____
	E-mail: _____
REQUIRED SIGNATURES	The undersigned applicant and property owner certify they are familiar with the procedural requirements of Chapter 11 of the City Code, City fees, and other applicable City ordinances. Projects will not be scheduled for any meeting until information is found to be complete by the City Planner. Information submitted in connection with an application, including plans, drawings, and reports, are public data and may be posted to the City of Eden Prairie website for review and comment by the public and will be included as part of agenda materials for the Planning Commission and City Council. Use of copyrighted plans and drawings in preparation for review and comment in public meetings on proposed development constitutes reasonable "fair use" under Federal copyright law. City officials may enter the subject property for the purpose of inspection. The applicant and property owner consents to the city posting a development sign on the property for the purpose of public notification. The sign must be displayed until removed by the city. If the applicant is not the fee owner of the property, the owner acknowledges that they are responsible for any outstanding amounts owed to the City by the applicant, and agrees to pay such amounts within thirty (30) days of invoice from the City.
	Applicant: _____ Date: _____ Fee Owner: _____ Date: _____

REQUEST AND FEES
(Application fees are non-refundable)
Fees may be paid by check, credit card (\$5,000 per transaction)
or online per City-issued invoice.
The City of Eden Prairie does not send invoices with instructions to wire funds.

<p><u>DEVELOPMENT DEPOSIT</u> <input type="checkbox"/> 0 - 80 ACRES \$5,750 <input type="checkbox"/> 81 + ACRES \$6,250 <input type="checkbox"/> Administrative Reviews \$1,000</p>	\$	
<p><u>GUIDE PLAN CHANGE</u> \$1000 + \$5/acre (indicate number of acres)</p>	\$	
<p><u>PUD CONCEPT REVIEW, DISTRICT REVIEW</u> \$950 + \$5/acre (indicate number of acres)</p>	\$	
<p><u>PUD AMENDMENT</u> \$1000 + \$5/acre (indicate number of acres) <u>DEVELOPMENT AGREEMENT AMENDMENT</u> \$575</p>	\$	
<p><u>ZONING AMENDMENT OR CHANGE</u> Zoning Text Amendment \$400 Residential (indicate number of units) <input type="checkbox"/> 0 - 10 units \$640 + \$5/unit <input type="checkbox"/> 11 + units \$750 + \$5/unit Commercial/Industrial/Office/Public (indicate number of acres) <input type="checkbox"/> 0 - 3 acres \$640 + \$25/acre <input type="checkbox"/> 3.1 + acres \$750 + \$25/acre</p>	\$	
<p><u>SITE PLAN REVIEW</u> Residential – Multi-Family only (indicate number of units) <input type="checkbox"/> 0 - 10 Units \$640 + \$5/unit <input type="checkbox"/> 11 + units \$750 + \$5/unit Commercial/Industrial/Office/Public (indicate number of acres) <input type="checkbox"/> 0 - 3 acres \$640 + \$25/acre <input type="checkbox"/> 3.1 + acres \$750 + \$25/acre Administrative Review \$475</p>	\$	
<p><u>SUBDIVISION – ADMINISTRATIVE</u> <u>Lot Split / Combination</u> \$230 <u>Lot Line Adjustment</u> \$155 <u>Minor Subdivision</u> \$430</p>	\$	
<p><u>PRELIMINARY PLAT</u> Residential (indicate number of units) <input type="checkbox"/> 0 - 10 units \$640 + \$5/unit <input type="checkbox"/> 11 + units \$750 + \$5/unit Commercial/Industrial/Office/Public (indicate number of acres) <input type="checkbox"/> 0 - 3 acres \$640 + \$25/acre <input type="checkbox"/> 3.1 + acres \$750 + \$25/acre</p>	\$	

	<u>FUTURE STUDY</u> (when advised)	\$	
	<u>WETLAND DELINEATION REVIEW</u> \$1900	\$	
	<u>EAW/EIS</u> (indicate number of acres) \$660 + \$10/acre	\$	
	<u>TRAFFIC STUDY</u> Deposit to be determined by scope of study required – excess funds returned upon completion and acceptance	\$	
	TOTAL AMOUNT DUE	\$	

2026 APPLICATION DEADLINE SCHEDULE

Application Deemed Complete	PC Meeting Dates	CC Meeting Dates	CC Consent Agenda Date (Unless continued)
January 12, 2026	February 23, 2026	March 17, 2026	April 21, 2026
January 26, 2026	March 9, 2026	April 7, 2026	May 5, 2026
February 9, 2026	March 23, 2026	April 21, 2026	May 19, 2026
March 2, 2026	April 13, 2026	May 5, 2026	June 16, 2026
March 16, 2026	April 27, 2026	May 19, 2026	June 16, 2026
March 30, 2026	May 11, 2026	June 16, 2026	July 14, 2026
April 14, 2026	May 26, 2026	June 16, 2026	July 14, 2026
April 27, 2026	June 8, 2026	July 14, 2026	August 18, 2026
May 11, 2026	June 22, 2026	July 14, 2026	August 18, 2026
June 1, 2026	July 13, 2026	August 18, 2026	September 15, 2026
June 15, 2026	July 27, 2026	September 1, 2026	October 6, 2026
June 29, 2026	August 10, 2026	September 15, 2026	October 20, 2026
July 13, 2026	August 24, 2026	September 15, 2026	October 20, 2026
August 3, 2026	September 14, 2026	October 6, 2026	November 17, 2026
August 17, 2026	September 28, 2026	October 20, 2026	November 17, 2026
September 14, 2026	October 26, 2026	November 17, 2026	January 5, 2027
September 28, 2026	November 9, 2026	December 1, 2026	January 5, 2027
October 31, 2026	December 14, 2026	January 5, 2027	February 2, 2027
November 28, 2026	January 11, 2027	February 2, 2027	March 2, 2027
December 14, 2026	January 25, 2027	February 16, 2027	March 16, 2027
December 28, 2026	February 8, 2027	March 2, 2027	April 6, 2027