



Development Review Committee

Approved Minutes

Pre-Application, PL201800131

Meeting Date: April 17, 2018

McLeod Conference Room

Bloomington Civic Plaza

1800 West Old Shakopee Road

Staff Present:

Laura McCarthy (Fire Prev, Chair) 952-563-8965

Lance Stangohr (Fire Prev) 952-563-8969

Scott Breuer (Park & Rec) 952-563-8899

Duke Johnson (Bldg & Insp) 952-563-8959

Kelly Beyer (Bldg & Insp) 952-563-4519

Jen Desrude (Eng.) 952-563-4862

Kent Smith (Assessing) 952-563-8707

Erik Solie (Env. Health) 952-563-8978

Heidi Miller (Police) 952-563-4975

Liz O'Day (Planning) 952-563-8919

Amanda Moe (Bldg & Insp) 952-563-8961

Project Information:

Project	Bouncing-Ton - Inflatable Indoor Playground
Site Address	10520 FRANCE AVE S, BLOOMINGTON, MN 55431
Plat Name	VALLEY WEST SHOP CENTER 2ND ADDITION; VALLEY WEST SHOP CENTER 2ND ADDITION;
Project Description	Conditional use permit for an indoor inflatable playground at an existing multi-tenant building
Application Type	Conditional Use Permit
Staff Contact	Elizabeth O'Day - eoday@BloomingtonMN.gov (952) 563-8919
Applicant Contact	Hoang Thai Nguyen - tgthk03@gmail.com
Post Application DRC	NO

NOTE: To view all documents and minutes related to this review, please go to www.blm.mn/plcase and enter "PL201800131" into the search box.

Guests Present:

Name	Email
Trang Huynh	tranghuynh@gmail.com
Hoang Nguyen	tgthk03@gmail.com

INTRODUCTION –

O'Day mentioned the applicant would apply for a conditional use permit for indoor recreational entertainment in an existing multi-tenant building. The space is located between Big Lots and Dollar

Tree. Tenant space is 4,434 square feet. The request would require a conditional use permit with a final decision by the Planning Commission.

Discussion/Comments:

- Scott Breuer (Park and Recreation):
 - This looks like a fun place.
- Kent Smith (Assessing):
 - No comment.
- Erik Solie (Environmental Health):
 - Asked applicant about their party room.
Applicant mentioned chairs, tables and utensils would be provided, possibly bottled water and packaged chips, but no food provided. The customers would bring in their own food.
- Duke Johnson (Building and Inspection):
 - MN State Accessibility Code has to meet the Code to the point of rides. However, when the applicant gets to the point to putting in jumping structures, building Accessibility Code stops. .
 - Product data on fire resistance will be required.
 - Code compliant handicap bathrooms.
 - SAC Determination would most likely be needed to be provided as well. The site was a B occupancy and now would be an A, with a higher occupancy load, so there may need to be a SAC required.
- Laura McCarthy (Fire Prevention):
 - Asked applicant if they would be removing the ceiling (applicant responded yes). They need to ensure a minimum of 18" clear space below sprinkler heads.
 - Requested to provide specifications on the bounce houses and type of material they are made of.
 - An upgrade of the sprinkler system may be required because of the plastic material of the inflatables.
 - Since it is now an Assembly Group, fire alarm devices (horns/strobes) may be required as well.
 - L. Stango mentioned documentation on the smoke development rating for the inflatables would be required as well.
- Heidi Miller (Police):
 - No comment.
 - Asked applicant about cleaning.
Applicant mentioned they intend to wipe down the inflatables daily.
- Jen Desrude (Engineering):
 - Since this is a place for kids, a bike rack must be installed. Applicant must show location of a bike rack and bike rack detail on the plan. There must be a rack placed within 50' of the entrance for this site and visible from the front door. A minimum of 2 bike parking spaces must be available for the proposed use.
 - Parking analysis will be required as well.
- Liz O'Day (Planning):

- Parking lot lighting upgrades may be needed and will need to be looked at further. (I.e. Is there a lighting pole near the entrance?)
- An indoor trash room is required with a change of use which this would be – see City Code Section 19.51
- A parking analysis of the center show Code compliant parking spaces, a parking analysis must be provided to ensure compliance.



Comment Summary

Application #: PL2018-131

Address: 10520 FRANCE AVE S, BLOOMINGTON, MN 55431

Request: **Conditional use permit for an indoor inflatable playground at an existing multi-tenant building**

Meeting: Pre-Application DRC - April 17, 2018

NOTE: All comments are not listed below. Please review all plans for additional or repeated comments.

Building Department Review - Pre-App Contact: Duke Johnson at djohnson@BloomingtonMN.gov, (952) 563-8959

- 1) Must meet current MN State Building Code
- 2) Must meet MN Accessibility Code
- 3) Contact Building and Inspections for further information 952-563-8930.

Fire Department Review - Pre-App Contact: Laura McCarthy at lmccarthy@BloomingtonMN.gov, (952) 563-8965

- 1) Insure a minimum 18" clear space below sprinkler heads.
- 2) Provide specifications the dimensions of the bounce houses and type of material they are made of.
- 3) An upgrade of the sprinkler system may be required.

Traffic Review - Pre-App Contact: Jen Desrude at jdesrude@BloomingtonMN.gov, (952) 563-4862

- 1) All construction and post-construction parking and storage of equipment and materials must be on-site. Use of public streets for private construction parking, loading/unloading, and storage will not be allowed.
- 2) Show location of a bike rack and bike rack detail on the plan. There must be a rack placed within 50' of the entrance for this site and visible from the front door. A minimum of 2 bike parking spaces must be available for this proposed use.
- 3) List the number of parking spaces required for the entire site by city code and the number of spaces provided on the site plan.

Utility Review - Pre-App Contact: Jen Desrude at jdesrude@BloomingtonMN.gov, (952) 563-4862

- 1) Contact Met Council (651-602-1378) for Sewer Availability Charge (SAC) determination. Provide information on prior use of space by previous tenant to receive SAC credits.

Environmental Health Review - Pre-App Contact: Erik Solie at esolie@BloomingtonMN.gov, (952) 563-8978

- 1) If food or supplies are supplied by facility, an Environmental Health Plan Review is required.

Planning Review – Pre-App Contact: Liz O'Day at eoday@BloomingtonMN.gov, (952) 563-8919

- 1) Parking lot lighting upgrades may be needed.
- 2) Indoor trash room required per City Code Section 19.51
- 3) Parking analysis of the center show Code compliant parking spaces.
- 4) Signage must comply with the City Code and the Uniform Sign Design for the Valley West center.