



**TO:** Representatives of Adjacent Governmental Units and School Districts  
**RE:** Proposed Amendment to the Bloomington Comprehensive Plan  
**DATE:** 10/16/2018  
**APPLICANT:** City of Bloomington  
**CASE FILE:** PL2019-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

This letter is to notify you of proposed comprehensive Plan Amendments in the City of Bloomington. Pursuant to the requirements of the Metropolitan Council, this letter serves as official notification that the proposed Comprehensive Plan amendment has been submitted to your agency for comment and review. The City of Bloomington is required to notify adjacent governmental units and school districts of the proposed Comprehensive Plan amendments prior to submitting them for review by the Metropolitan Council. These amendments will be reflected in the City's 2040 Comprehensive Plan Guide Plan Map when officially adopted.

The proposal is to amend the Comprehensive Land Use Guide Plan in the following ways.

Case Number	Location	Existing Guide Plan Designation	Proposed Guide Plan Designation
PL2018-330	8111 Lyndale Ave S	Public	Industrial
PL2018-331	11309 Jersey Road (Pond)	Low Density Residential	Public
PL2018-332	7800 24th Ave S	Office	Public
PL2018-333	2305-2325 E 86th Street & 2255-2275 E Old Shakopee Road	Innovation and Technology	Public
PL2018-334	8600 E Bush Lake Road	Low Density Residential	Quasi-Public

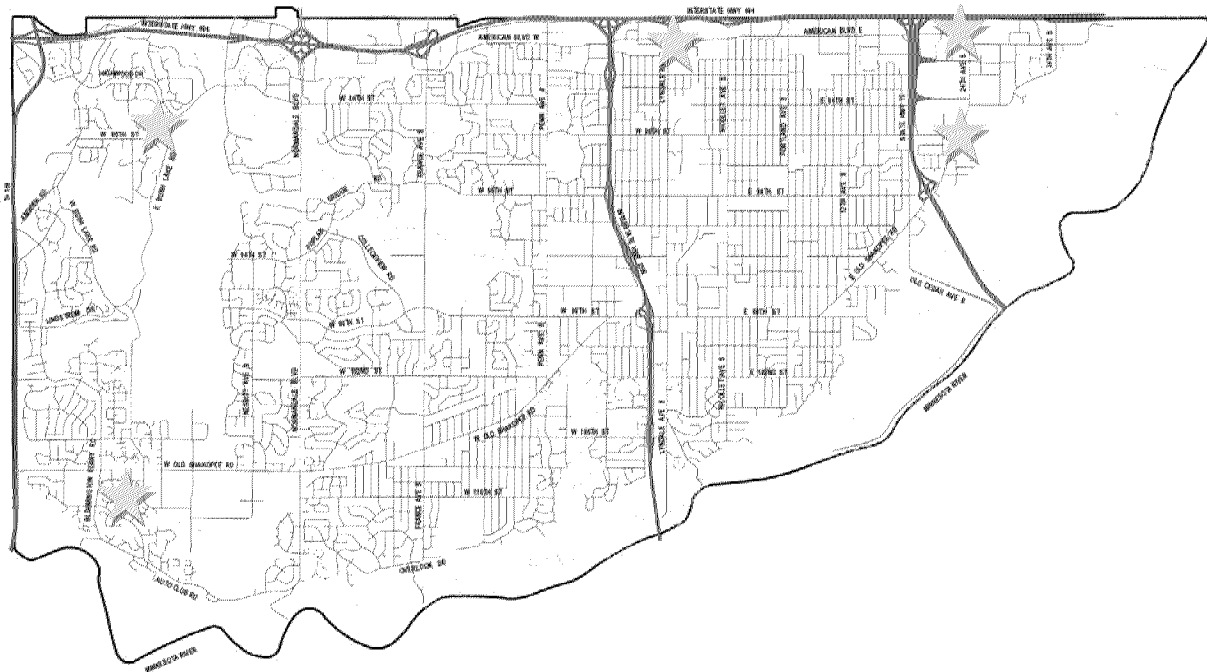
The City of Bloomington proposes the Comprehensive Land Use Guide Plan Amendments to more appropriately align guide plan designations with the existing land uses and desired land use guidance in the event redevelopment occurs. No rezonings are required. Please refer to the enclosure for additional information regarding this proposal

If you would like additional information please contact Michael Palermo at 952-563-8924 or [MPalermo@BloomingtonMN.gov](mailto:MPalermo@BloomingtonMN.gov). Please return any written comments you may have at your earliest convenience. **If you agency has no comment, please fill out the enclosed form and return it by mail at the address below, or fax to 952-563-8949, or email [MPalermo@BloomingtonMN.gov](mailto:MPalermo@BloomingtonMN.gov).**

Sincerely,

Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: 952-563-8949

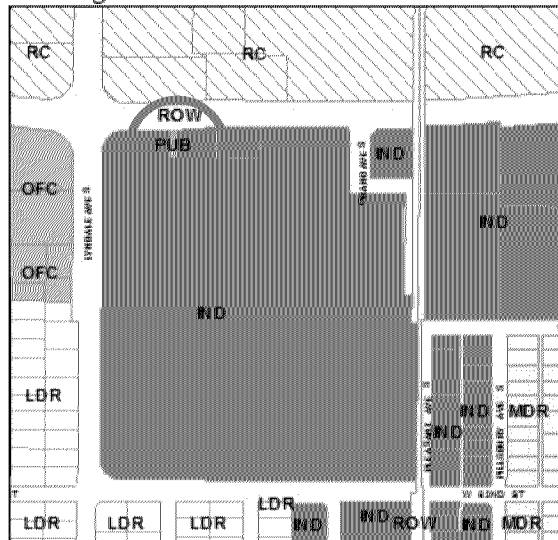
## Locations of Proposed Amendments



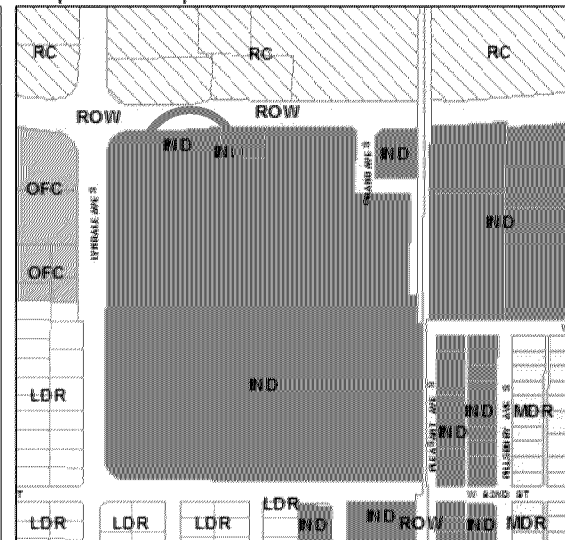
### Case PL2018-330: 8111 Lyndale Avenue – Reguiding from Public to Industrial.

Most of the property is guided Industrial except for a small sliver of land in the northwestern part of the parcel that is guided Public. The small area guided public previously was used for street purposes but is now part of a large Toro owned parcel. Reguiding this sliver to Industrial is proposed to match the rest of the parcel. That area is presently occupied by the Toro Company parking lot and will not serve a public use.

Existing Guide Plan

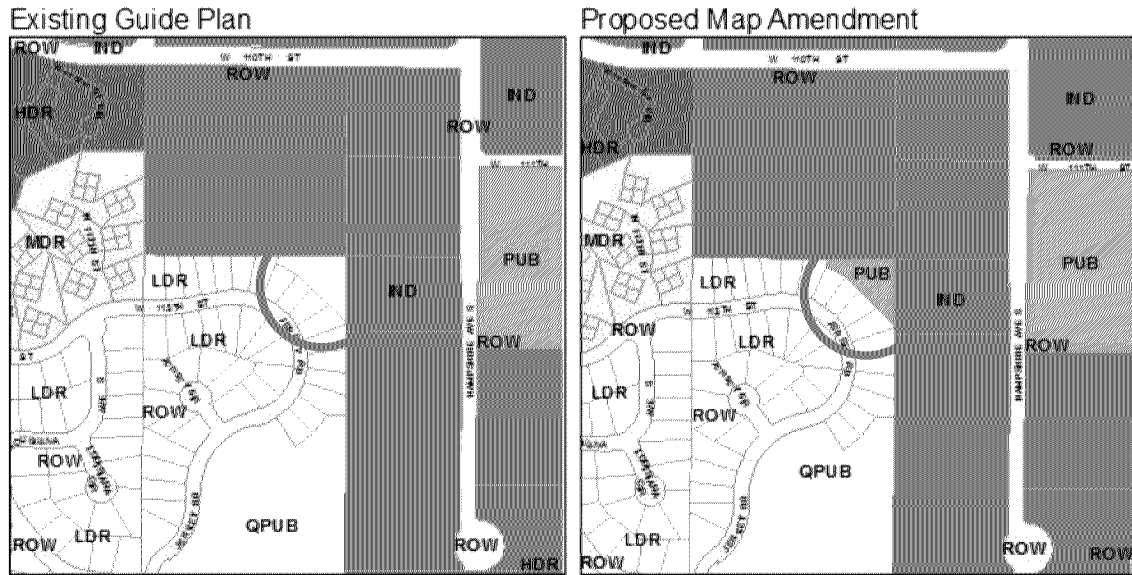


Proposed Map Amendment



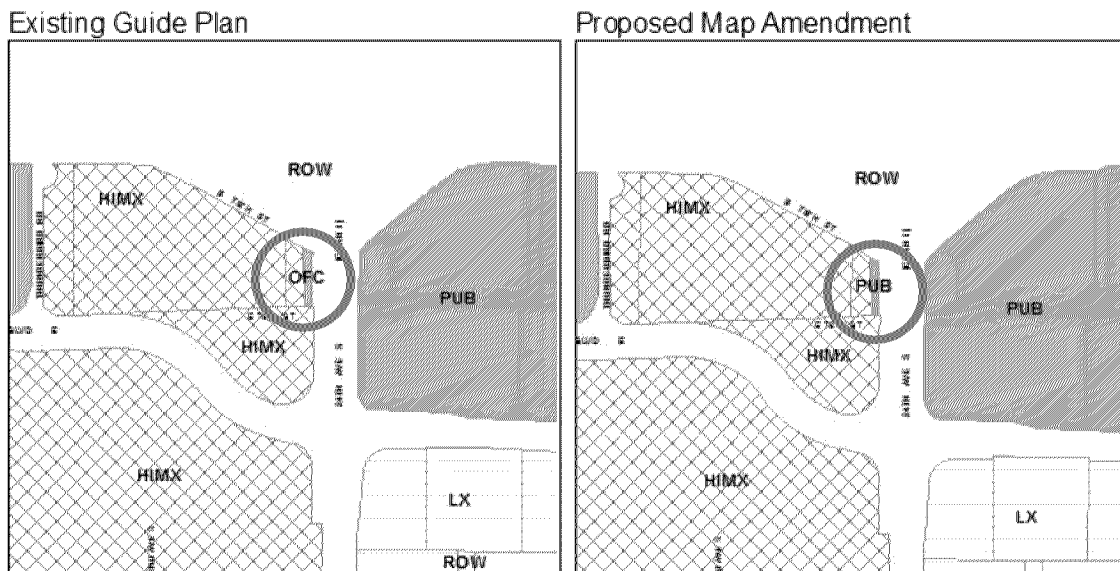
**Case PL2018-331: 11309 Jersey Road - Reguiding from Low Density Residential to Public.**

This parcel is part of the Hidden Bluffs subdivision comprised of single family homes. The parcel at 11309 Jersey Road was created to accommodate the storm water pond for the subdivision and was not intended as a home site. Since the pond serves a public purpose for storm water management and it is owned by the City it is proposed to be reguided to Public.



**Case PL2018-332: 7800 24th Ave S - Reguiding from Office to Public.**

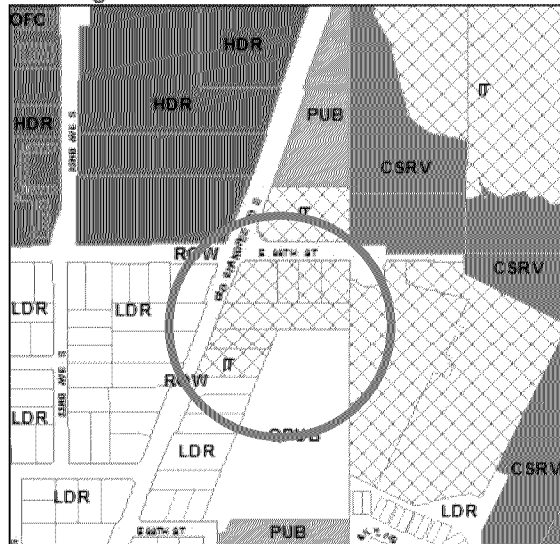
This parcel was subdivided from the gas station that was previously at this location because this sliver of land is in the Minneapolis-St. Paul Airport Runway Protection Zone that prohibits any development. The Metropolitan Airports Commission owns the property. Since it serves a public purpose and is owned by a public entity it is proposed to be reguided to Public which matches the land use designation on the other parcels comprising the runway protection zone.



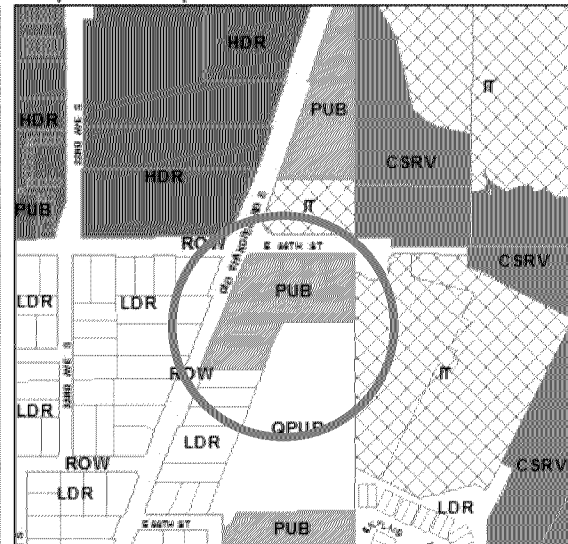
**Case PL2018-333: Reguiding 4 - 2305-2325 E 86th Street & 2255-2275 E Old Shakopee Road - Reguiding from Innovation and Technology to Public.**

These parcels were guided Innovation and Technology to accommodate potential expansion of Skywater Technology (located on adjacent parcel to the east) or the future creation of a similar land use. However, the City of Bloomington recently acquired the properties for the new Fire Station #3. The planned public use of the property warrants reguiding to Public.

Existing Guide Plan



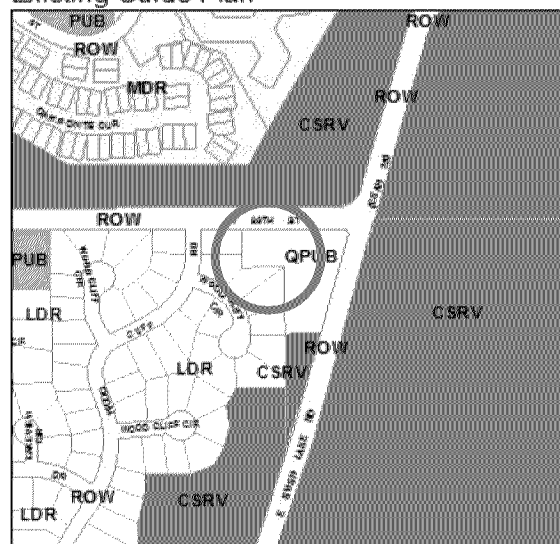
Proposed Map Amendment



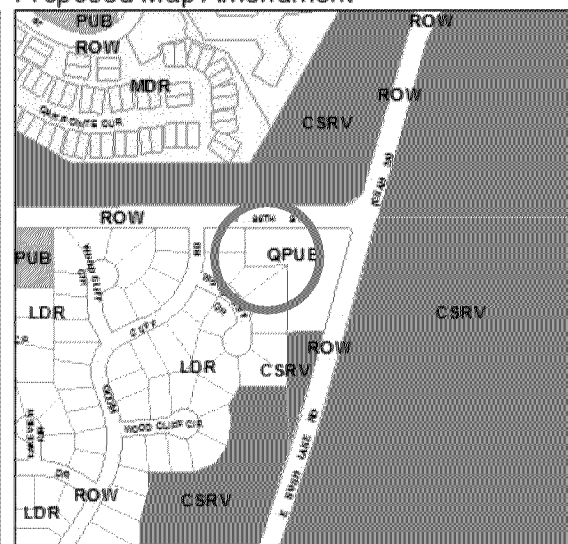
**Case PL2018-334: 8600 E Bush Lake Road - Reguiding from Low Density Residential to Quasi-Public.**

Peace Lutheran Church has acquired this former single family lot and expanded their parking field on to it. Since it is no longer occupied by a single family home and is owned and used by the church (institutional use) the appropriate land use guide is Quasi-Public which matches the remainder of the church property.

Existing Guide Plan



Proposed Map Amendment



**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

**CASE FILE:** PL2019-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

Please be advised that the \_\_\_\_\_ has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-334	8600 E Bush Lake Road	Low Density Residential	Quasi-Public

(check the applicable box)

- ☐ The amendments are not anticipated to impact this jurisdiction/agency. No comments on the application will be forthcoming.
- ☐ This agency will submit written comments on the application. (**please reference case number** in the comments)
- ☐ Other: (**please reference case number** in the comments and attach separate sheet if necessary)

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\_\_\_\_\_  
Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

**CASE FILE:** PL2018-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

Please be advised that the City of Burnsville has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-330	8111 Lyndale Ave S	Public	Industrial
PL2018-331	11309 Jersey Road (Pond)	Low Density Residential	Public
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Deb GARROSS  
Name

10-18-18  
Date

City Planner  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

**CASE FILE:** PL2018-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

Please be advised that the CITY OF EAGAN has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-330	8111 Lyndale Ave S	Public	Industrial
PL2018-331	11309 Jersey Road (Pond)	Low Density Residential	Public
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- ☐ Other: (**please reference case number** in the comments and attach separate sheet if necessary)

MICHAEL J. RIDLEY, AICP  
Name

10/22/18  
Date

CITY PLANNER  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

**CASE FILE:** PL2018-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

Please be advised that the City of Eden Prairie (Agency Name) has received notice from the City of Bloomington of the proposed Comprehensive Plan Amendments:

Case Number	Location	Existing Guide Plan Designation	Proposed Guide Plan Designation
PL2018-330	8111 Lyndale Ave S	Public	Industrial
PL2018-331	11309 Jersey Road (Pond)	Low Density Residential	Public
PL2018-332	7800 24th Ave S	Office	Public
PL2018-333	2305-2325 E 86th Street & 2255-2275 E Old Shakopee Road	Innovation and Technology	Public
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(check the applicable box)

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- ☐ Other: (please reference case number in the comments and attach separate sheet if necessary)

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Julie Kimer  
Name

10/19/2018  
Date

City Planner  
Title



**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

**CASE FILE:** PL2018-330, PL2018-331, PL2018-332, PL2018-333, PL2018-334

Please be advised that the ISD # 272 has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

Case Number	Location	Existing Guide Plan Designation	Proposed Guide Plan Designation
PL2018-330	8111 Lyndale Ave S	Public	Industrial
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- ☐ Other: (**please reference case number** in the comments and attach separate sheet if necessary)

Dr. Joshua C. Swanson  
Name

10/22/18  
Date

Superintendent  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

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Please be advised that the City of Edina has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-330	8111 Lyndale Ave S	Public	Industrial
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[Signature]  
Name

10-25-18  
Date

C.D. Director/City Planner  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

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Margo M Bauck  
Name

10-23-18  
Date

Dir of Business Svc  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

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Please be advised that the CITY of MENDOTA HEIGHTS has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-330	8111 Lyndale Ave S	Public	Industrial
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- ☐ Other: (please reference case number in the comments and attach separate sheet if necessary)

Name

Date

Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

**APPLICANT:** City of Bloomington

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Please be advised that the Mn DOT has received notice from the  
(Agency Name)  
City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL2018-330	8111 Lyndale Ave S	Public	Industrial
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Tod Sherman  
Name

10-22-18  
Date

Planning Director  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

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Please be advised that the RBWMO has received notice from the  
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City of Bloomington of the proposed Comprehensive Plan Amendments:

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PL 2018-333 ENCOURAGE CITY TO APPROPRIATELY  
~~MANAGE AND~~ WORK WITH OTHER PARTNERS  
TO MANAGE STORMWATER RUNOFF AND PROVIDE  
CHLORIDE MANAGEMENT FOR FIRE STATION #3.  
AND PROTECT THE NEAR-BY NATURAL RESOURCE  
AREAS.

BRYAN GRUIDL  
Name

10/19/2018  
Date

RBWMO  
EXECUTIVE DIRECTOR.  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

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Please be advised that the City of Savage has received notice from the  
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City of Bloomington of the proposed Comprehensive Plan Amendments:

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Bryan Tucker  
Name

10/25/18  
Date

Planning Manager  
Title

**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

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Please be advised that the Scott County has received notice from the  
(Agency/Name)  
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\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Brod Davis  
Name

10/22/18  
Date

Planning Manager  
Title



**TO:** Michael Palermo, Planner  
City of Bloomington  
1800 West Old Shakopee Road  
Bloomington, MN 55431  
Fax: (952) 563-8949

**RE:** Agency Response to Bloomington Comprehensive Plan Amendment

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Joe Widing  
Name

11/9/2018  
Date

Senior Planner  
Title