

Memorandum

U-Haul Self-Storage – Bloomington, MN

PL201900196

PL2019-196



To: City of Bloomington Development Review Committee
From: Ryan Anderson, PE
Date: October 16, 2019
Subject: Pre-Application for U-Haul Self-Storage Facility

U-Haul is proposing to redevelop the property located at 8901 Lyndale Avenue South in Bloomington, Minnesota to facilitate construction of a proposed new 4-story, approximate 115,000 square foot self-storage facility, as well as the associated parking areas.

As part of the redevelopment, the existing building and parking area will be demolished. In addition, an existing utility easement is proposed to be vacated, along with combining two individual parcels.

The site design will include an underground stormwater system, which is proposed to be located south of the self-storage building, to provide permanent stormwater management for the redeveloped site.

The redevelopment as proposed meets the City of Bloomington's parking and RV storage requirements. Please refer to the attached concept site plan for further details.

We appreciate your consideration of the proposed self-storage facility on behalf of U-Haul. Feel welcome to contact me at 952.426.0699, or via email at Ryan.Anderson@ISGInc.com, if there is any additional information we can provide in support of this request.