



# NOTICE OF PUBLIC HEARING

## By the Planning Commission

The Bloomington Planning Commission will hold a public hearing on October 14, 2021, 6:00 PM in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, to consider Case PL2021-191, an application by Kraus-Anderson to rezone 9728 Lyndale Avenue South from B-4 to B-4(PD) to apply the planned development (PD) overlay zoning district; preliminary development plan for a multi-phased redevelopment of the Clover Shopping Center; and final development plan for a partial redevelopment of the Clover Shopping Center and to construct an approximately 24,000 square foot grocery store with site modifications.

Review information and materials at [www.blm.mn/notices](http://www.blm.mn/notices). For more information or to submit comments, contact Mike Centinario, Planner, at (952) 563-8921 or [mcentinario@BloomingtonMN.gov](mailto:mcentinario@BloomingtonMN.gov).

(Publish 09/30/21)



# NOTICE OF PUBLIC HEARING

## By the Planning Commission

**WHY YOU ARE RECEIVING THIS NOTICE:**

State Statute and/or City Code require notice to be given to surrounding property owners prior to consideration of certain applications. This notice provides information so that you may attend a public hearing or otherwise express your views regarding the proposal.

**CASE FILE NUMBER:**

PL2021-191

**APPLICANT:**

Kraus-Anderson

**PROPERTY ADDRESS:**

9728 Lyndale Avenue South

**PROPOSAL:**

Rezone 9728 Lyndale Avenue South from B-4 to B-4(PD) to apply the planned development (PD) overlay zoning district; preliminary development plan for a multi-phased redevelopment of the Clover Shopping Center; and final development plan for a partial redevelopment of the Clover Shopping Center and to construct an approximately 24,000 square foot grocery store with site modifications.

**DATE, LOCATION, AND TIME OF HEARING:**

10/14/2021, 6:00 PM  
City Council Chambers - Bloomington City Hall  
1800 West Old Shakopee Road  
Bloomington, MN 55431

**HOW YOU CAN PARTICIPATE:  
(Please include Case File number above when corresponding)**

1. Review application materials at [www.blm.mn/plcase](http://www.blm.mn/plcase) and enter "PL202100191" into the search box;
2. Submit a letter or e-mail to the contact below expressing your views;
3. Testify in person or remotely, contact the staff person below before noon the day of the meeting to receive instructions; and/or
4. Contact the Planning Division using the information below.

**FURTHER INFORMATION:**

Mike Centinario, Planner  
1800 West Old Shakopee Road  
Bloomington, MN 55431-3027  
Phone: 952-563-8921 Email: [mcentinario@BloomingtonMN.gov](mailto:mcentinario@BloomingtonMN.gov)

**PROVIDING NOTICE TO TENANTS:** If you are the registered owner or taxpayer of a property affected by this notice, and you lease or rent all or part of the property to other persons or businesses, the City Code requires you to notify each tenant or lessee. You may either post this Notice in a conspicuous place within the building or notify each tenant or lessee individually.

**PROVIDING NOTICE TO OWNERS:** If you are a tenant in a property affected by this Notice, please inform the owner or property manager that you have received this Notice of Hearing.

**TENNESSEN WARNING:** Please take notice that any written or email correspondence received by the City in relation to this case file will be classified as government data pursuant to the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13. Under the Data Practices Act, some or all of the data included in your correspondence is classified as public data, including your name, address, email address, phone number, and other personal information provided by you. Public data is available to anyone requesting it and consists of all data furnished in the correspondence. Please be advised that the correspondence will be added to the public case file, and to the public agenda materials for the Planning Commission and/or the City Council. These materials are available to the public and are posted on the City's website. The purpose and intended use of the information contained in your correspondence is to assist the Planning Commission and/or City Council in reaching a decision on the case file presented.



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**DATE, LOCATION, AND TIME OF HEARING:**

11/15/2021, 6:00 PM  
City Council Chambers - Bloomington City Hall  
1800 West Old Shakopee Road  
Bloomington, MN 55431

**HOW YOU CAN PARTICIPATE:  
(Please include Case File number above when corresponding)**

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# NOTICE OF PUBLIC HEARING

## By the City Council

The Bloomington City Council will hold a public hearing on November 15, 2021, 6:00 PM in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, to consider Case PL2021-191, an application by Kraus-Anderson to rezone 9728 Lyndale Avenue South from B-4 to B-4(PD) to apply the planned development (PD) overlay zoning district; preliminary development plan for a multi-phased redevelopment of the Clover Shopping Center; and final development plan for a partial redevelopment of the Clover Shopping Center and to construct an approximately 24,000 square foot grocery store with site modifications.

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(Publish 11/04/21)

# AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA ) ss  
COUNTY OF HENNEPIN

Karen Nelson being duly sworn on an oath, states or affirms that he/she is the Publisher's Designated Agent of the newspaper(s) known as:

SC Bloomington Richfield

with the known office of issue being located in the county of:

HENNEPIN

with additional circulation in the counties of:  
HENNEPIN

and has full knowledge of the facts stated below:

- (A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.
- (B) This Public Notice was printed and published in said newspaper(s) once each week, for 1 successive week(s); the first insertion being on 09/30/2021 and the last insertion being on 09/30/2021.

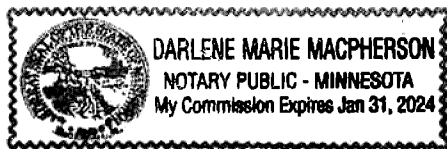
## MORTGAGE FORECLOSURE NOTICES

Pursuant to Minnesota Stat. §580.033 relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

By: Karen Nelson  
Designated Agent

Subscribed and sworn to or affirmed before me on 09/30/2021 by Karen Nelson.

Darlene Marie MacPherson  
Notary Public



### Rate Information:

(1) Lowest classified rate paid by commercial users for comparable space:

\$34.45 per column inch

Ad ID 1170478

## CITY OF BLOOMINGTON NOTICE OF PUBLIC HEARING BY THE PLANNING COMMISSION

The Bloomington Planning Commission will hold a public hearing on October 14, 2021, 6:00 PM in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, and by electronic means as provided by State law, to consider Case PL2021-191, an application by Kraus-Anderson to rezone 9728 Lyndale Avenue South from B-4 to B-4(PD) to apply the planned development (PD) overlay zoning district; preliminary development plan for a multi-phased redevelopment of the Clover Shopping Center; and final development plan for a partial redevelopment of the Clover Shopping Center and to construct an approximately 24,000 square foot grocery store with site modifications.

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Published in the  
Sun Current  
September 30, 2021  
1170478

**AFFIDAVIT OF PUBLICATION**

STATE OF MINNESOTA ) ss  
COUNTY OF HENNEPIN

Karen Nelson being duly sworn on an oath, states or affirms that he/she is the Publisher's Designated Agent of the newspaper(s) known as:

SC Bloomington Richfield

with the known office of issue being located in the county of:

HENNEPIN

with additional circulation in the counties of:  
HENNEPIN

and has full knowledge of the facts stated below:

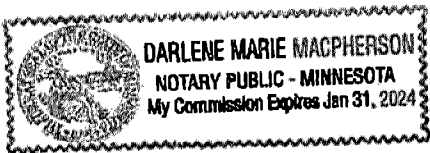
- (A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.
- (B) This Public Notice was printed and published in said newspaper(s) once each week, for 1 successive week(s); the first insertion being on 11/04/2021 and the last insertion being on 11/04/2021.

**MORTGAGE FORECLOSURE NOTICES**  
Pursuant to Minnesota Stat. §580.033 relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

By: Karen Nelson  
Designated Agent

Subscribed and sworn to or affirmed before me on 11/04/2021 by Karen Nelson.

Darlene M MacPherson  
Notary Public



Rate Information:  
(1) Lowest classified rate paid by commercial users for comparable space:  
\$34.45 per column inch

Ad ID 1178518

**CITY OF BLOOMINGTON  
NOTICE OF  
PUBLIC HEARING  
BY THE CITY COUNCIL**

The Bloomington City Council will hold a public hearing on November 15, 2021, 6:00 PM in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, and by electronic means as provided by State law, to consider Case PL2021-191, an application by Kraus-Anderson to rezone 9728 Lyndale Avenue South from B-4 to B-4(PD) to apply the planned development (PD) overlay zoning district; preliminary development plan for a multi-phased redevelopment of the Clover Shopping Center; and final development plan for a partial redevelopment of the Clover Shopping Center and to construct an approximately 24,000 square foot grocery store with site modifications.

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Published in the  
Sun Current  
November 4, 2021  
1178518