From: Ferdinand Peters

Sent: Wednesday, August 23, 2017 5:28 PM

To: lplease@bloomingtonMN.gov

Subject: Re: Dar Al Farooq 8201 Park Ave. S. Bloomington, MN

Londell:

Of course I made a mistake in my email submission---for this year the pupil level adjustment is to the number 120 (not 80).

Ferdinand Peters
Ferdinand F. Peters Esq. Law Firm
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842 Raymond Avenue Suite 200
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USA

651-647-6250 Fax: 651-251-1183

Subject to all notices at http://www.ferdlaw.com

From: Ferdinand Peters

Sent: Wednesday, August 23, 2017 5:19:02 PM

To: lplease@bloomingtonMN.gov

Subject: Dar Al Farooq 8201 Park Ave. S. Bloomington, MN

Londell:

As I was putting together notes about the school plans (Summit Charter School, to be known as Success Academy in the near future, a K-6 school) at Dar Al Faroog, and all the recent approvals for the food service, fire safety, etc., that the biggest issue for changes in pupil attendance is probably parking, and that Section 21.302.06 of the city code "adding trips" is probably the most immediate item to determine--but I could be wrong.

Here are the main changes we are looking at for the informal DRC this next week (summarized on attachment from the original staff report, etc:

Table 2

- 1. Add for charter school pupil levels to reach 175 by next year (Fall 2018), with around 80-85 for this school year.
- 2. Drop: Fitness Center

Table 3

- 1. Drop: Day care, Women's Fitness and Men's Fitness.
- 2. Change Friday Assembly (prayers) to 12:30-1:30 p.m. and 1:30-2:30 p.m.
- 3. Add weekly charter school hours: 7:30 a.m.-3:00 p.m. (Mon-Thu), 7:30 a.m.-11:30 a.m. (Fri)

The recently received Certificate of Occupancy letter, with attachment, is also attached.

Let me know if any other info would be helpful at this time that I have not brought up.

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CITY OF BLOOMINGTON MINNESOTA CASE 8915A-11 Changes For Decousing P.

prayer activities. Additionally, Table 3 lists the applicant's anticipated hours of operations for various uses of the site.

TABLE 2: Required parking for each use evaluated individually

|) | Location | Code Requirement | Occupants | SPACES |
|-------|---|--------------------------------|-----------|------------|
| | Assembly Halls (2,625 Square Feet) Day Care (20 students/4 staff) | 1 space/3 occupants | 300 | 100 spaces |
| Carco | Day Care (20 students/4 staff) | 0.12 /student + 1/employee | | 7 spaces |
| | Weekday elementary school (60 | 1 space / 800 Square feet | | 40 spaces |
| | students – 30,876 square feet) or weekend school (80 students – | Summit Charter School (K-6) | 175 | . * |
| _ | 30,876 square feet) | School (K-6) | | |
| mar. | Fitness Center (4,125 square feet) | 1 space/250 square feet | | 17 spaces |
| 0, | Small Gym (3,414 Square feet) | 1 space/3 occupants | 123 | 41 spaces |
| | Large Gym (14,000 square feet) | 1 space/3 occupants | 500 | 166 spaces |
| | Offices (2,466 square feet) | 1 space / 285 Square feet | | 9 spaces |
| | TOTAL - ALL USES IF USED INDI | EPENDENTLY | | 380 Spaces |
| | TOTAL - USES - without using gym | is for non-school activities | | 173 Spaces |

While these uses meet the City Code required parking provided concurrent use of the various spaces is limited, the 36 parking spaces near the baseball fields are not readily accessible. Prior to the construction of the Gymnasium, there was sidewalk access from that parking to the school. Staff recommends the applicant construct a sidewalk connection to the Smith Park parking lot at the southeast corner of the site.

TABLE 3: Anticipated hours of operation for specific uses

| USE | DAY/TIME OF OPERATION | |
|----------------------------|--|--|
| PRIMARY SCHOOL | M-F 8AM-2:30 PM - | |
| DAY CARE | M-Su 7am - 5pm | |
| WOMEN'S FITNESS | M-Su 5pm – 9pm | |
| Men's Fitness | M-SU 5PM - 9PM | |
| FRIDAY ASSEMBLY | FRI 12PM-1PM | |
| WEEKEND SCHOOL | SA-SU 9AM - 2PM | |
| NOTE: Gym use would be lin | nited to times other than school or prayer | |

In addition, the application should consistently monitor and manage parking to assure that the proposed uses do not impact the adjoining neighborhood. City staff is concerned without a revised prop f of parking agreement assuring construction of the proof of parking area if proposed site uses, or changes to proposed site uses, result in site parking demand to exceed the parking supply supplied. This agreement shall be provided.

Griday Prages

Report to the Planning Commission Planning Division/Engineering Division

School hours (monday-Thu 7:30-3:00 (friday)

March 24, 2011



Site Name and Address:

Summit Charter Schools

Dar-Al-Farooq Center

8201 Park Ave S

Bloomington, MN 55420

Attention:

Magdy Rabeaa Mohammed Omar

Date:

August 21, 2017

Cerificate of Occupancy Letter

The Fire Prevention Division has confirmed on this day that the Summit Charter meets the minimum requirements set forth by the Minnesota State Fire Code. The building is in compliance for the Minnesota Department of Education. All violations and deficiencies have been corrected (see correction orders attached).

Thank you,

Bobby Wotherspoon

Fire Inspector

CC: Laura McCarthy, Fire Marshal

LM



Site Name and Address Dar Al Farooq & Summit Charter

8201 Park Avenue South Bloomington, MN 55420

Attention Mohamed Omar & Magdy Rabeaa

Date Orders Issued July 18, 2017

>Correction Orders<

To the above Owner, Lessee, Agent and Occupant of the above described premises. Pursuant to the authority vested in me by ordinance, you and each of you whom this order shall be served are hereby ordered

Within 30 Days To:

Office (Summit):

- 1. Replace the missing ceiling tiles as needed.
- 2. Replace the missing switch plate cover.

Class Room #1 (116):

- 1. Replace the missing ceiling tiles as needed.
- 2. Remove the black media cable running through the wall near the sprinkler head.
- 3. Relocate the shelves above the sink that are within 18" of the sprinkler head.

Class Room #2 (115);

1. Replace all the missing outlet covers

Class Room #3:

No violations found.

Class Room #4 (114):

- 1. Remove the ceiling outlet embedded in the partition wall.
- 2. Remove all peeling paint from the walls as needed.
- 3. Replace all the missing ceiling tiles as needed.

Class Room #5 (110);

- 1. Relocate the shelves above the sink that are within 18" of the sprinkler head.
- 2. Replace outlet covers after painting.
- 3. Replace all the ceiling tiles as needed.
- 4. Uncover the sprinkler heads after painting.

Class Room #6 (109):

- 1. Relocate the shelves above the sink that are within 18" of the sprinkler head.
- 2. Replace outlet covers after painting.
- 3. Replace all the ceiling tiles as needed.
- 4. Uncover the sprinkler heads after painting.

Class Room #7:

- 1. Relocate the shelves above the sink that are within 18" of the sprinkler head.
- 2. Replace outlet covers after painting.
- 3. Replace all the ceiling tiles as needed.
- 4. Uncover the sprinkler heads after painting.

Class Room #8:

- 1. Relocate the shelves above the sink that are within 18" of the sprinkler head.
- 2. Replace outlet covers after painting.
- 3. Replace all the ceiling tiles as needed.
- 4. Uncover the sprinkler heads after painting.

Class Room #9 (smaller space):

- 1. Relocate the shelves above the sink that are within 18" of the sprinkler head.
- 2. Replace outlet covers after painting.
- 3. Replace all the ceiling tiles as needed.
- 4. Uncover the sprinkler heads after painting.
- 5. Replace the door closing hardware as needed per manufacturer specifications.

Staff Supplies Room:

- 1. Replace the missing ceiling tiles as needed.
- 2. Replace the missing outlet covers as needed.
- 3. Ensure the gap above the electrical panel is patched to the most current building code.

Gymnasium:

- 1. Replace all the emergency lights as needed and add protective eages.
- 2. Replace the horn/strobe.
- 3. Ensure all EXIT doors are in proper working order at all times.

Cafeteria:

- 1. Replace all ceiling tiles as needed.
- 2. Remove all extension cords being used for permanent wiring.
- 3. Ensure all appliances are plugged directly into an approved outlet.
- 4. Replace the overhead ventilation covers/screens.
- 5. Repair or remove the drop ceiling near the double EXIT doors.

Kitchen:

1. Ensure the kitchen is up to code per Fire, Building, Electrical, and Mechanical.

Hallways/EXIT passageways:

- 1. Replace all the missing ceiling tiles as needed throughout the school's hallways.
- 2. Remove all the storage in the hallways.
- 3. Ensure all EXIT signs are working properly at all times.
- 4. Replace the EXIT doors with the proper panic hardware per Minnesota State Fire Code Section 1027.

Call to schedule a re-inspection when completed at 952-563-8966 or 952-215-9919.

Completion date shall be August 18, 2017.

This order must be complied with no later than the deadline for compliance as specified in this order. Unless an appeal is filed in accordance with section 6.42 of the Bloomington City Code. Section 6.42 states that a person may appeal an order of the fire marshal within 30 days of the date of the issuance of the order.

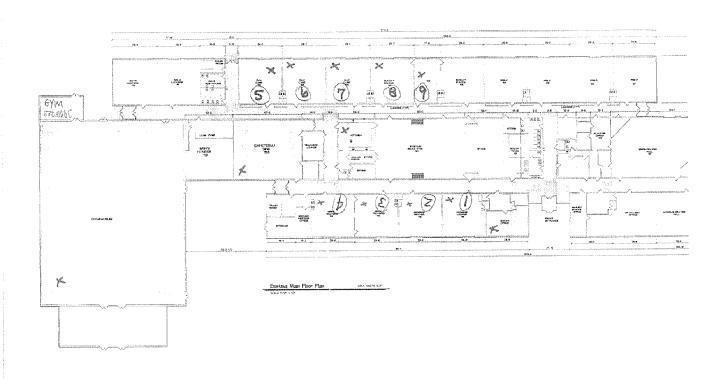
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Issued By _

Bobby Wotherspoon

Fire Inspector

cc: Laura McCarthy, Fire Marshal



HART'S DESIGN

MONTAGE DEZIGN INC

CARRENAS