



## Comment Summary

**Application #:** PL201700216

**Address:** 8041 and 8051 33rd Avenue South, Bloomington, MN 55425

**Request:** **Preliminary and Final Plat of Bloomington Central Station 6th Addition**

**Meeting:** City Council - December 04, 2017

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**Public Works Review Contact:** Bruce Bunker at [bbunker@BloomingtonMN.gov](mailto:bbunker@BloomingtonMN.gov), (952) 563-4546

- 1) Property must be platted per Chapter 22 of the City Code and the approved plat recorded at Hennepin County prior to the issuance of a foundation or building permit.
- 2) A title opinion or title commitment that accurately reflects the state of the title of the property being platted, dated within 6 months of requesting City signatures, must be provided.
- 3) Consent to plat form from any mortgage company with interest on the property must be provided.
- 4) \$15 fee for a certified copy of the final plat must be paid. Engineering staff will obtain a certified copy of the final plat from Hennepin County.
- 5) Existing drainage, utility, sidewalk, and bikeway easements may be vacated. Contact Bruce Bunker at 952-563-4546 or [bbunker@BloomingtonMN.gov](mailto:bbunker@BloomingtonMN.gov) for information regarding the Public Easement Vacation Application. It is the responsibility of the developer to determine if private utilities exist in the easement prior to submitting the application. Developer/owner to provide legal description and Engineering staff will prepare the vacation document.
- 6) Public drainage/utility and easements must be dedicated on the final plat.
- 7) A 10-foot sidewalk and bikeway easement shall be provided along the street frontage of 34th Avenue South. Developer/owner shall provide legal description and Engineering staff will prepare the easement document.

**Assessing Review Contact:** Kent Smith at [ksmith@BloomingtonMN.gov](mailto:ksmith@BloomingtonMN.gov), (952) 563-8707

- 1) Park dedication must be satisfied.