



November 22, 2017

Falafel King, Inc.  
ATTN: Fouad Masroujeh  
3238 West Lake Street  
Minneapolis, MN 55416

RE: Case # PL201700222 – CUP for 32-seat restaurant in existing shopping center  
3800 West Old Shakopee Road

Mr. Masroujeh:

At its regular meeting of November 16, 2017, the Planning Commission approved a Conditional Use Permit for a 32-seat restaurant in an existing shopping center (Case # PL201700222 ).

The approval is subject to conditions that must be satisfied prior to the issuance of a Building Permit. While the conditions list includes selected City Code requirements of particular interest, the development must comply with all applicable local, state and federal codes.

1. Prior to Permit A building permit for all required changes to accommodate the proposed use be obtained.
2. Prior to Permit Food service plans must be approved by the Environmental Health Division (City Code Sec. 14.360).
3. Prior to Permit An odor control system meeting the approval of the Environmental Health Division must be provided.
4. Prior to Permit Sewer Availability Charges (SAC) must be satisfied, if necessary.
5. Prior to Permit Bicycle parking must be documented and provided throughout the site as approved by the City Engineer.
6. Prior to C/O Prior to occupancy, life safety requirements must be reviewed and approved by the Fire Marshal.
7. Prior to C/O A point-source grease interceptor must be installed. Ongoing compliance with Section 11.31 of the City Code is required.
8. Ongoing The Conditional Use Permit is limited to a 32-seat restaurant as approved in Case File #PL201700222.
9. Ongoing All rooftop equipment must be fully screened (Sec. 19.52.01).
10. Ongoing All trash and recyclable materials must be stored inside the principal building (Sec. 19.51).
11. Ongoing Signs must be in compliance with the requirements of Chapter 19, Article X of the City Code and Uniform Design Plan (USD #144).
12. Ongoing Along public streets, no more than 25 percent of the total window area and no more than 25 percent of linear eye-level window width may be obscured

13. Ongoing by signs, product displays or similar covering. (Section 21.301.03(a)(4))  
Development must comply with the Minnesota State Accessibility Code.  
14. Ongoing All construction related loading, unloading, drop-off, pick-up, staging and parking must occur on-site and off public streets.

Should you have any questions regarding this action, please contact Nick Johnson, Planner, at (952) 563-8925 or nmjohnson@BloomingtonMN.gov.

Sincerely,



Glen Markegard, AICP  
Planning Manager

cc: Erik Solie, Environmental Health