



July 19, 2018

Douglas Feickert
Colliers
4350 Baker Road, Suite 400
Minnetonka, MN 55343

RE: Case # PL201800221
1701 and 1801 American Blvd E

Dear Mr. Feickert:

As set forth in City Code Section 21.501.01(c), I have administratively approved for a Minor revision to Final Site and Building Plans for a 21-stall parking lot addition at 1701 and 1801 E. American Blvd. (Case # PL2018-221).

The approval is subject to conditions that must be satisfied prior to the issuance of a Parking Lot 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 parking lot permit must be obtained prior to commencement of work.
2. Prior to Permit An erosion control surety must be provided (16.08(b)).
3. Prior to Permit Grading, Drainage, Utility and Erosion Control plans must be approved by the City Engineer.
4. Prior to Permit Landscape plan must be approved by the Planning Manager and landscape surety must be filed (Sec 19.52).
5. Prior to Permit Parking lot and site security lighting plans must be revised to satisfy the requirements of Section 21.301.07 of the City Code.
6. Prior to Permit As required by the associated variance approval, an additional 9 foot sidewalk/bikeway easement must be provided as approved by the City Engineer and proof of filing must be provided to the Manager of Building and Inspection.
7. Ongoing The parking addition must be as shown on the approved plans in Case File # PL2018-221.
8. Ongoing Development must comply with the Minnesota State Accessibility Code (Chapter 1341).

Should you have any questions regarding this action, please contact Elizabeth O'Day, Planning Technician, at (952) 563-8919 or eoday@BloomingtonMN.gov.

Sincerely,

A handwritten signature in dark ink, reading "Glen Markegard". The signature is fluid and cursive, with the first name "Glen" and last name "Markegard" clearly distinguishable.

Glen Markegard, AICP
Planning Manager