



July 27, 2018

Allen Hill
Frauenshuh Companies
7101 West 78th Street
Bloomington, MN 55439

RE: Case # PL201800194
6925, 7001, & 7101 West 78th Street

Dear Mr. Hill:

At its regular meeting of June 25, 2018, the City Council of Bloomington, Minnesota approved the Type II Preliminary and Final Plat of FRAUENSHUH 2ND ADDITION (Case # PL201800194).

This approval is subject to conditions which must be satisfied prior to recording the final plat with Hennepin County and must comply with all applicable local, state, and federal codes.

1. The properties must be platted per Chapter 22 of the City Code and the approved final plat must be filed with Hennepin County prior to the issuance of footing and foundation or building permits (22.03(a)(2)).
2. A title opinion or title commitment that accurately reflects the state of title of the property being platted, dated within 6 months of requesting City signatures, must be provided.
3. A consent to plat form from any mortgage company with property interest must be provided.
4. Right-of-Way on West 78th Street must be dedicated to the public as approved by the City Engineer.
5. Public drainage and utility easements must be provided as approved by the City Engineer.
6. A public 10-foot sidewalk and bikeway easement must be provided along all street frontages as approved by the City Engineer.

Should you have any questions regarding this action, please contact Bruce Bunker, Engineering Technician, at (952) 563-4546 or bbunker@BloomingtonMN.gov.

Sincerely,