

Johnson, Nick M

From: Scott Gaylord <SGaylord@midamericagr.com>
Sent: Wednesday, July 28, 2021 8:08 AM
To: Hansen, Brian; John Kollm
Cc: Johnson, Nick M; Kalista Kaufmann-Willi
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

Good morning Brian,
The bike rack was installed yesterday.
Thank you,

Scott Gaylord | Property Manager
Mid-America Real Estate – Minnesota, LLC
5353 Wayzata Blvd – Suite 650 | Minneapolis, MN 55416
Phone: 952.563.6669 | Fax: 952.563.6633
sgaylord@midamericagr.com | www.midamericagr.com

From: Hansen, Brian <bhansen@BloomingtonMN.gov>
Sent: Monday, July 26, 2021 7:44 AM
To: Scott Gaylord <SGaylord@midamericagr.com>; John Kollm <jkollm@ipphl.com>
Cc: Johnson, Nick M <nmjohnson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

[EXTERNAL SENDER]

Thank you for the update Scott, appreciate it.

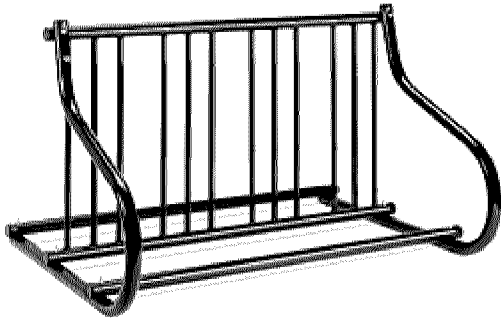


BRIAN HANSEN
Development Coordinator
PH: 952-563-4543

From: Scott Gaylord <SGaylord@midamericagr.com>
Sent: Friday, July 23, 2021 9:11 AM
To: Hansen, Brian <bhansen@BloomingtonMN.gov>; John Kollm <jkollm@ipphl.com>
Cc: Johnson, Nick M <nmjohnson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

Good morning Brian,
The bike rack in storage is not in the best of shape, so we have ordered the bike rack below and it should be delivered/installed next week.

Double-Sided Grid Bike Rack - 8 Bike Capacity, Black



 [More Images](#)

Everybody's biking! Secures bikes, deters theft. For commuter stations, libraries, schools.

- Sturdy 14-gauge construction, attractive powder coating.
- Rust-resistant bike rack.
- Bike rack mounting hardware included.

Thank you,

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sgaylord@midamericagr.com | www.midamericagr.com

From: Hansen, Brian <bhansen@BloomingtonMN.gov>
Sent: Thursday, July 22, 2021 1:16 PM
To: Scott Gaylord <SGaylord@midamericagr.com>; John Kollm <jkollm@ipphl.com>
Cc: Johnson, Nick M <nmjohanson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

[EXTERNAL SENDER]

That would be great. Thank you for the quick response. With that bike rack installed the bike parking condition of approval will be satisfied. If you could let me know when that is installed that would be great.

Thank you.



BRIAN HANSEN
Development Coordinator
PH: 952-563-4543

From: Scott Gaylord <SGaylord@midamericagr.com>
Sent: Thursday, July 22, 2021 1:10 PM
To: Hansen, Brian <bhansen@BloomingtonMN.gov>; John Kollm <jkollm@ipphl.com>

Cc: Johnson, Nick M <nmjohanson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipphl.com>

Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

Brian,

The Landlord does have a bike rack from another center that is in storage and not being used. We have someone going by to get specs on it and bring it to Bloomington Shoppes next week. It is a larger bike rack and will hold at least 4 bikes. See the attached site plan/below for the most user-friendly spot that will not block the sidewalk.

Thank you,



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From: Hansen, Brian <bhansen@BloomingtonMN.gov>
Sent: Thursday, July 22, 2021 11:35 AM
To: John Kollm <jkollm@ipppl.com>
Cc: Johnson, Nick M <nmjohanson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipppl.com>; Scott Gaylord <SGaylord@midamericagr.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

[EXTERNAL SENDER]

John,

The bike parking currently provided is located on the south end of the building and is only visible to users of the Anytime Fitness. To satisfy the bike parking condition we would like the property owner to install an additional bike rack capable of storing 2-4 bikes somewhere along the west side of the center that would be visible and accessible to users of your store as well as the other storefronts along this side of the building.

A site plan showing the location of an additional bike rack along with the proposed bike rack specs would satisfy this condition. If you have any additional questions please feel free to contact me. Thank you.



BRIAN HANSEN
Development Coordinator
PH: 952-563-4543

From: John Kollm <jkollm@ipppl.com>
Sent: Tuesday, July 20, 2021 3:21 PM
To: Hansen, Brian <bhansen@BloomingtonMN.gov>
Cc: Johnson, Nick M <nmjohanson@BloomingtonMN.gov>; Kalista Kaufmann-Willi <kkaufmann@ipppl.com>; Scott Gaylord <SGaylord@midamericagr.com>
Subject: FW: Chuck & Don's Grooming Expansion - Bicycle Requirement

Brian,

Per our Conditional Use Permit request going before the City Planning Commission this Thursday, see attached the shopping center site plan and visual confirmation for 8 bicycle parking spots located on site. Let us know if there is anything else you need for this item.

Thanks,

John Kollm | Senior Director of Real Estate & Facilities
Independent Pet Partners
651-747-8704 x158
484-213-0279 (m)

From: Scott Gaylord <SGaylord@midamericagrp.com>
Sent: Tuesday, July 20, 2021 2:06 PM
To: John Kollm <jkollm@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

Good afternoon John,
Sorry, I was out visiting sites this morning. I just got back from the center and took a photo of the only bike rack at the center. It is located on the side of the building by Anytime Fitness (see attached site plan). Looks like it can hold 8 bikes?
Thank you,

Scott Gaylord | Property Manager
Mid-America Real Estate – Minnesota, LLC
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sgaylord@midamericagrp.com | www.midamericagrp.com

From: John Kollm <jkollm@ipphl.com>
Sent: Tuesday, July 20, 2021 11:05 AM
To: Scott Gaylord <SGaylord@midamericagrp.com>
Cc: nmjohnson@BloomingtonMN.gov; Kalista Kaufmann-Willi <kkaufmann@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

[EXTERNAL SENDER]

Scott,

I had further communication with our contact at the City of Bloomington Planning Commission Nick Johnson (copied here). We will not be able to obtain our building permit until the bicycle parking information is provided. Can you provide it directly to Nick?

Thanks,
John

From: Scott Gaylord <SGaylord@midamericagrp.com>
Sent: Monday, July 19, 2021 1:15 PM
To: John Kollm <jkollm@ipphl.com>
Subject: RE: Chuck & Don's Grooming Expansion - Bicycle Requirement

John,
This is a new one for me with the city. Is Chuck & Don's wanting to install them or are you asking if there are existing racks in place? Attached is a site plan.
Thank you,

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From: John Kollm <jkollm@ipphl.com>
Sent: Monday, July 19, 2021 11:48 AM
To: Scott Gaylord <SGaylord@midamericagr.com>
Subject: Chuck & Don's Grooming Expansion - Bicycle Requirement

[EXTERNAL SENDER]

Scott,

We are meeting with the Bloomington City Planning Commission to finalize the next step in our process for our Conditional Use Permit to begin build out. One of the items called out by the city is for bicycle parking spaces (see below):

3. Prior to Permit Bicycle parking spaces must be provided and located throughout the site as approved by the City Engineer.

Do you have a center site plan or any other documentation that we can provide to show where the appropriate bicycle parking is located? I'm assuming you have had dealing with the city on this type of item before.

Thanks,
John