

January 12, 2026

Elizabeth O'Day
City of Bloomington, Planning Division
1800 W. Old Shakopee Road
Bloomington, MN 55431

Via Online Portal

Re: Bloomington Lincoln Mercury Real Estate, LLC - Final Site and Building Plans

Dear Ms. O'Day:

We represent Bloomington Lincoln Mercury Real Estate, LLC ("Bloomington Lincoln"), located at 7801 Dupont Avenue South ("Property") in Bloomington ("City"). On behalf of Bloomington Lincoln, we submit this administrative Final Site and Building Plans application for review and approval. This application is associated with the Planning Commission's August 7, 2025, approval of variances to reduce the front landscape yard and parking setback from 20 feet to 4 feet and to reduce the freestanding sign setback from 20 feet to 2 feet for the motor vehicle dealership at 7801 Dupont Avenue South.

The enclosed plans implement the approved variances and reflect the Commission resolution and staff comments in the case record. Following administrative approval, we will obtain the required parking lot permit and submit the separate sign permit application.

Please let us know if any additional information is needed to complete your review. We appreciate the City's coordination and look forward to your approval.

Sincerely,



Jacob W. Steen, for
Larkin Hoffman

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Enclosure