

# PLANNING COMMISSION SYNOPSIS

Thursday, May 7, 2015

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**CALL TO ORDER**

Vice -Chairperson Spiess called the Planning Commission meeting to order at 6:00 PM in the City Council Chambers of the Bloomington Civic Plaza.

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**COMMISSIONERS PRESENT:** Spies, Willette, Fischer, Batterson, Bennett, Goodrum

**COMMISSIONERS ABSENT:** Nordstrom

**STAFF PRESENT:** Markegard, Gruidl, Smith

Vice-Chairperson Spiess led the attendees in the reciting of *The Pledge of Allegiance*.

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**ITEM 1**

6:01 p.m.

<b>CASE:</b>	8140A-15
<b>APPLICANT:</b>	Minneapolis Talent Enterprises
<b>LOCATION:</b>	4801 West 81 <sup>st</sup> Street
<b>REQUESTS:</b>	Conditional use permit for an educational institution

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**SPEAKING FOR THE APPLICANT:**

Bob Johnston, commercial real estate broker for client.

**PUBLIC HEARING DISCUSSION:**

Markegard presented the staff report and discussed location, nature of the use, parking conditions and lighting conditions. He said one item of correspondence was received which is in the packet. Staff recommends approval subject to the conditions in staff report.

Batterson asked what other uses are present in the multi-tenant center. Markegard responded there is a mix of general office and warehouse users.

Goodrum, in regards to the letter of correspondence received, asked what the correspondent was referring to in regards to what they've read online. Markegard said he is not sure what correspondent was referring to but asked the applicant to discuss their business.

Bob Johnston stated the applicant is a worldwide business. Johnston is not sure what the correspondent is referring to online. The applicant works with youth through adults and teaches the tools to engage in modeling or acting careers. Owner has had a franchise here and moved to NY. The local business closed previously and the applicant now wants to return to the area.

Fischer asked whether the business is accredited? Johnston said it is not and the students are aware of that. Johnston was not sure what recognition or certification is given to the students.

Batterson said he has no problem with the proposal. He is familiar with these type of businesses and has no concerns as this operator has been around since the early 1980's. Fisher said he was glad to hear that Batterson has had some experience with this organization.

Spies stated the Planning Commission decision on this item is final unless a written appeal is received by 4:30 p.m. on May 12, 2015.

**ACTIONS OF THE COMMISSION:**

**M/ Batterson, S/Fischer:** To close the public hearing. Motion carried 6-0.

**M/Batterson, S/Willette :** In Case 8140A-15, having been able to make the required findings, I move approval of a conditional use permit for an educational center at 4801 West 81<sup>st</sup> Street as follows. Motion carried 6-0.

**CONDITIONS OF APPROVAL APPROVED BY THE COMMISSION:**

The Conditional Use Permit for an educational institution at 4801 West 81<sup>st</sup> Street (Case 8140A-15) is subject to the following conditions:

- 1) The educational institution is limited to the 4,616 square feet of space as identified in the plans submitted for Case 8140A-15.
- 2) A building permit for all required changes to accommodate the proposed use must be obtained.
- 3) Sewer Availability Charges (SAC) must be satisfied.

And while the use and improvements must comply with all applicable local, state and federal codes, the applicant should pay particular attention to the following Code requirements:

- 1) Any business signage be in accordance with the Uniform Sign Design (Sec. 19.109).
- 2) Parking lot and site security lighting for the education institution required parking comply with the requirements of Section 21.301.07 of the City Code.

**ITEM 2**  
*6:12 p.m.*

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<b>CASE:</b>	10000B-15
<b>APPLICANT:</b>	Seven Hills Preparatory Academy
<b>LOCATION:</b>	6100 West 110 <sup>th</sup> Street
<b>REQUEST:</b>	Privately initiated Ordinance Amendment to add schools (K-12) as a conditional use in the IP Zoning District and to create related school standards

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**PUBLIC HEARING DISCUSSION:**

Markegard explained the City received an email dated April 23, 2015, stating the applicant has withdrawn Case 10000B-15.

**ACTIONS OF THE COMMISSION:**

**M/ Goodrum , S/Fisher:** In Case 10000B-15, I move to accept the applicant's withdrawal per the email communication dated April 23, 2015. Motion carried 6-0.

**ITEM 3**  
6:13 p.m.

<b>APPLICANT:</b>	City of Bloomington
<b>REQUEST:</b>	Storm Water Pollution Prevention Program (SWPPP)

**SPEAKING FOR THE APPLICANT:**

Bryan Gruidl, Civil Engineer with Public Works.

**DISCUSSION:**

Gruidl summarized the City's Storm Water Pollution Prevention Program (SWPPP) and provided an annual report. Gruidl said this item provides the public an opportunity to provide input on the program. Gruidl discussed how the Clean Water Act governs surface water and how water resources are maintained and protected.

Gruidl discussed the following requirements:

- A. Develop, implement, and enforce a Storm Water Pollution Prevention Program (SWPPP)
  - SWPPP available on the City's website
  - Reduce the discharge of pollutants from the storm sewer system to the Maximum Extent Practicable (MEP) for six minimum control measures
- B. Implement a combination of Best Management Practices (BMPs)
- C. Submit an annual report on SWPPP implementation (June 30, 2015)

Willette said several lakes in Bloomington are fed from stormwater. He asked is the City involved in regulating issues surrounding those lakes? Gruidl said the City does regulate the management of all the lakes in the area. Many are tied to the storm sewer system.

Willette discussed how Bloomington's storm water discharges to the Minnesota and ultimately the Mississippi rivers.

Goodrum asked whether Gruidl is involved with rain gardens at curbs and whether they are succeeding. Gruidl said yes there is City involvement and areas for rain gardens are proactively identified during the PMP process. Funding from the Nine Mile Creek Watershed District has assisted with implementation. Residents and the City take pride in the rain gardens. There are almost 100 throughout the City.

The meeting adjourned at 6:36 p.m.

**Prepared By:** DS **Reviewed By:** GM

**Approved By Planning Commission:** \_\_\_\_\_

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