

Memorandum

TO: Londell Pease
 City Planner
 City of Bloomington
 1800 West Old Shakopee Road
 Bloomington, MN 55431

FROM: Joey Diederichs, EIT
 Civil Site Group

DATE: 12/1/15

RE: Project Description - Urban Landworks – 301 W 90th Street

Dear Londell,

Below is a written description of the proposed redevelopment project located at 301 W. 90th Street in Bloomington, MN:

The existing site contains an existing building that houses an office with an attached garage, driveway, storage yard and landscaping. The proposed demolition work shall be to demolish the existing garage, sidewalk, and remove all items from the storage yard. A new storage building, concrete parking area, and bituminous parking lot shall be constructed. Grading and landscape improvements will occur. The existing building and driveway are to remain and be protected throughout construction. An underground infiltration system combined with an underground re-use cistern are proposed to meet both the Nine Mile Creek Watershed District and the City of Bloomington stormwater rules.

Square footage of proposed spaces:

PROPOSED SPACES (sf)		PARKING SPACES PER sf	PARKING SPACES REQUIRED
OFFICE	1,484	285	5.21
WAREHOUSE	1,920	1,000	1.92
OUTDOOR STORAGE	4,817	2,500	1.93
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Please contact me with any questions or comments you have on this project.

Thanks,
 Joey Diederichs, EIT
 Civil Site Group
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 612-719-1781