



City of Blaine
Anoka County, Minnesota
Meeting Agenda - Final
Planning Commission

Blaine City Hall
10801 Town Sq Dr NE
Blaine, MN 55449

The Planning Commission is an advisory body to the City Council. One of the Commission's functions is to hold public hearings and make recommendations to the City Council. The City Council makes all final decisions on these matters. Blaine City Ordinances require that certain documents and information be included in applications. The Planning Commission may postpone consideration of an application that is incomplete and may, for other reasons, postpone final action on an application. For each item the Commission will receive reports prepared by the City staff, open the hearing to the public, and discuss and act on the application.

Tuesday, July 11, 2017

7:00 PM

Council Chambers

1. Roll Call

2. Approval of Minutes

[TMP](#)
[17-0363](#)

Approval of June 13, 2017 Planning Commission Minutes

3. Old Business

4. New Business

4.1 [TMP](#)
[17-0330](#)

Public Hearing Case File No. 17-0024 // Carl Rudnitski // 765 100th Court NE

The applicant is requesting a conditional use permit to allow for a 1,200 square foot attached garage in an R-1 (Single Family) zoning district. The garage will be attached to a home that has not yet been constructed on this lot.

4.2 [TMP](#)
[17-0353](#)

Public Hearing Case File No. 17-0023 // Stone Construction // 117th Avenue/Ulysses Lane NE

The applicant is requesting a conditional use permit to allow for the construction of a 6,500 multi-tenant retail building in a PBD (Planned Business District). The building is proposed for retail/restaurant use and is on the northwest corner of 117th Avenue and Ulysses Lane NE.

- 4.3 [TMP](#) Public Hearing Case File No. 17-0022 // Stephen and Cindy Johnston //
[17-0278](#) 2959 91st Avenue NE

The applicant is requesting a Preliminary Plat to subdivide 2.93 acres into four (4) lots and one (1) outlot to be known as Johnstons Blaine Estates.

- 4.4 [TMP](#) Public Hearing Case File No. 17-0026 // Wellington Management // SW
[17-0345](#) Quadrant of Lexington Ave NE/109th Ave NE

The applicant is requesting approval of:

- a) Comprehensive Plan Amendment from PI/PC (Planned Industrial/Planned Commercial) to HDR (High Density Residential) for a senior housing development on Parcel 10 of the Master Development Plan for Lexington Meadows
- b) Master Development Plan for 32 acres on the southwest quadrant of Lexington Avenue and 109th Avenue to be called Lexington Meadows.