



City of Blaine Anoka County, Minnesota Meeting Agenda

10801 Town Square Drive
Blaine MN 55449

Planning Commission

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, May 12, 2015

7:00 PM

Council Chambers

1. Roll Call

2. Approval of Minutes

[TMP](#)
[15-0282](#)

Approval of April 14, 2015 Planning Commission Minutes

3. Old Business

4. New Business

4.1 [TMP](#) Public Hearing Case File No. 15-0026 // Kingswood Church // 1264
[15-0250](#) 109th Avenue NE

The applicant is requesting a variance to Section 34.07(c)(2) of the Zoning Ordinance standard of 36 square feet to allow for an additional 77 square feet of allowable sign square footage for a total of 113 square feet and to the 10 foot height standard to allow an additional 2.5 feet of height for a new monument sign.

4.2 [TMP](#) Public Hearing Case File No. 15-0024 // Keith Wynn // 9100 Flanders
[15-0233](#) Street NE

The applicant is requesting a conditional use permit to allow 1,196 square feet of garage space in an R-1 (Single Family) zoning district. The existing attached garage is 572 square feet and the proposed detached garage is 624 square feet.

4.3 [TMP](#) Public Hearing Case File No. 15-0022 // North Star Auto Body and
[15-0231](#) Glass // 2136 108th Lane NE

The applicant is requesting a conditional use permit to allow for an indoor vehicle showroom/sales in a (I-2) Heavy Industrial zoning district.

- 4.4 [TMP](#) Public Hearing Case File No. 15-0006 // Gary Carlson Equipment //
[15-0031](#) 10630 Nassau Street NE

The applicant is requesting a conditional use permit to allow for the outdoor storage of construction related materials, equipment rental, outdoor storage of propane tanks, and a zero lot line with shared access.

- 4.5 [TMP](#) Public Hearing Case File No. 15-0023 // Infinite Campus // 4321 109th
[15-0232](#) Avenue NE

The applicant is requesting a conditional use permit to allow for an eight story office expansion, auditorium and single level parking structure in a POD (Planned Office District) zoning district.

- 4.6 [TMP](#) Public Hearing Case File No. 15-0009 // Frank Feela // 45XX North
[15-0034](#) Road NE

The applicant is requesting the following:

- a) Rezoning from R-1 (Single Family) to DF (Development Flex).
- b) Preliminary Plat approval to subdivide 3.19 acres into 11 detached townhome lots to be known as Carole's Cove.
- c) Conditional Use Permit to allow for construction of 11 detached townhomes in a DF (Development Flex) zoning district.