



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.

Public comment options prior to the meeting must be received by noon on Tuesday, June 9. Email comments to: probinson@BlaineMN.gov or phone 763-785-6180.

Zoom is for members of the public who want to comment during the meeting on an agenda item. Join Zoom Webinar at <https://blainemn.zoom.us/j/96291547796>

*Ways to watch if not commenting on an agenda item:
[BlaineMN.gov/Video](https://blainemn.gov/Video) or North Metro TV on Comcast, Apple TV,
or Roku*

Questions? Email - Communications@BlaineMN.gov

Tuesday, June 9, 2020

7:00 PM

Due to the COVID-19 pandemic, city meetings
will now be held as virtual meetings until
further notice.

1. Roll Call
2. Approval of Minutes
- 2.-1 [TMP](#) Approval of May 12, 2020 Planning Commission Minutes
[20-239](#)
- Attachments: [Unapproved Minutes 051220](#)*
3. Old Business
4. New Business

4.-1 TMP
20-261

Public Hearing Case File No. 20-0009 // Boulder Estates 2nd Addition
(Boulder Contracting) // 9850 Hamline Avenue NE

The applicant is requesting preliminary plat approval to subdivide two existing parcels (9.23 acres) into nine single family lots to be known as Boulder Estates 2nd Addition.

Sponsors: Kaye

Attachments: [Attachments](#)

4.-2 TMP
20-263

Public Hearing Case File No. 20-0018 // Lexington Market Retail Shops - Starbucks // 108th Avenue and Lexington Avenue NE. Lexington Meadows LLC/Wellington Management

The applicant is requesting a conditional use permit to construct an 11,000 square foot strip multi-tenant retail building in a PBD (Planned Business District) zoning district.

Sponsors: Johnson

Attachments: [Attachments](#)

Narrative

4.-3 TMP
20-279

Public Hearing Case File No. 20-0006 // Alexander Woods (Capital Trust Development LLC) // 113th Avenue NE and Polk Street

The applicant is requesting the following:

- a) Rezoning from FR (Farm Residential) to DF (Development Flex) to allow for the construction of 45 villas and 39 single family homes on 30 acres.
- b) Preliminary plat approval to subdivide approximately 30 acres into 87 lots and 2 outlots.
- c) Conditional use permit to allow for the construction of 45 villa homes with shared lawn maintenance and snow removal and 39 single family homes in a DF (Development Flex) zoning district.

Sponsors: Planner Showalter

Attachments: [Attachments](#)

Public Comments

4.-4 TMP
20-262

Public Hearing Case File No. 20-0019 // City of Blaine

Amendments to Revise and Update Sections of the Entire Blaine Zoning Ordinance

Sponsors: Johnson

Attachments: [Attachment](#)