



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, January 10, 2017

7:00 PM

Council Chambers

1. **Roll Call**

2. **Approval of Minutes**

[TMP](#)
[17-0009](#)

Approval of December 13, 2016 Planning Commission Minutes

3. **Old Business**

4. **New Business**

4.1 [TMP](#) Public Hearing Case File No. 16-0055 // City of Blaine
[16-0594](#)

The City is proposing a code amendment to the PBD (Planned Business District) Zoning District to add Motorcycle Sales and Maintenance as a use allowed by Conditional Use Permit.

4.2 [TMP](#) Public Hearing Case File No. 16-0056 // City of Blaine
[16-0595](#)

The City is proposing a code amendment to the R-1 (Single Family) Zoning District to establish a 75-foot building setback from the Ordinary High Water of Public Water.

4.3 [TMP](#) Case File No. 16-0053 // Harley Davidson // 9751 Ulysses Street NE
[16-0590](#)

The applicant is requesting a Conditional Use Permit to allow for the construction of a 63,664 square foot retail store for the purpose of motorcycle sales and maintenance.

- 4.4 [TMP](#) Case File No. 16-0046 // Great Grace Assembly of God Church // 9240
[16-0589](#) West I-35W Service Drive

The applicant is requesting a Conditional Use Permit to construct an 18,483 square foot church building on a 4.84 acre parcel in an R-1AA (Single Family) zoning district.

- 4.5 [TMP](#) Public Hearing Case File No. 16-0054 // Woodland Development Co. //
[16-0593](#) 11983 London Street NE

The applicant is requesting the following:

- a) Rezoning from FR (Farm Residential) to R-1AA (Single Family).
- b) Preliminary Plat approval to subdivide 3.7 acres into nine (9) single family lots to be known as Woodland Cove.

- 4.6 [TMP](#) Case File No. 16-0057 // City of Blaine
[16-0619](#)

The City is requesting a Comprehensive Plan Amendment to the City's 2030 Sanitary Sewer Service Area Map