



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, June 13, 2017

7:00 PM

Council Chambers

1. Roll Call

2. Approval of Minutes

TMP Approval of May 9, 2017 Planning Commission Minutes
17-0323

3. Old Business

4. New Business

4.1 [TMP](#) Public Hearing Case File No. 17-0017 // ACS Asphalt Concrete
[17-0273](#) Solutions // 10351 Naples Street NE

The applicant is requesting a conditional use permit to construct an 11,200 square foot office/warehouse building with one (1) acre of outside storage of vehicles and equipment related to the business in an I-2 (Heavy Industrial) zoning district.

4.2 [TMP](#) Public Hearing Case File No. 17-0020 // Joseph Weber and Sussel
[17-0275](#) Builders // 1097 98th Lane NE

The applicant is requesting a Conditional Use Permit Amendment to allow for the construction of a 480 square foot detached garage in a RF (Residential Flex) zoning district.

- 4.3 [TMP](#) Public Hearing Case File No. 17-0021 // Conquer Ninja Warrior Blaine
[17-0276](#) LLC // 1467 101st Avenue NE

The applicant is requesting a Conditional Use Permit to operate a Ninja Warrior gym and training facility in a B-3 (Regional Commercial) zoning district.

- 4.4 [TMP](#) Public Hearing Case File No. 14-0002 // Emberwood LLC // 126th
[17-0277](#) Avenue NE & Central Avenue NE

The applicant is requesting a Comprehensive Land Use Amendment to change the existing land use of the subject property from HDR(High Density Residential) to CC (Community Commercial).

- 4.5 [TMP](#) Public Hearing Case File No. 16-0030 // Paul Gagnon // Quail Creek
[17-0303](#) Parkway west extension and 132nd Avenue west extension

The applicant is requesting the following:

- a) Rezoning from FR (Farm Residential) to R-1AA (Single Family).
- b) Preliminary Plat approval to subdivide 111 acres into 96 lots and three (3) outlots to be known as Quail Creek 10th Addition.