

Case File No. 19-0042
Planet Fitness (Baltimore Street NE)

Blaine Planning Department / 10801 Town Square Dr NE / Blaine, MN 55449 / (763) 785-6180





BASELINE
FITNESS

PLANET FITNESS

10650 Baltimore St. N.E. Suite #201

To Whom it may concern:

Planet Fitness would like construct a new fitness center at the above address with a size of approx.. 21,000 +/- SF. The intent of this location is to provide an additional location to serve our ever-growing membership base. This location will be a 24/7 location that has employees at all times.

Planet Fitness offers both free weight and machine work out capabilities with different theme work out program rooms for their members. There is group training available to new members but Planet Fitness does not provide one on one training. We offer tanning and hydro massage beds for our black card members as well as showers and locker rooms.

The new Planet Fitness location will consist of a full interior remodel with a new entrance façade and doors. Planet Fitness will employ a contractor of their choice to complete a full build out of the interior of the space including restrooms, locker rooms, tanning and massage areas, and the main gym floor. Planet Fitness will be responsible for all construction work on this site.

Trash removal will be completed nightly and will be brought out of the building through the back door and into a near by trash enclosure affixed to the building.

Planet Fitness appreciates your consideration for a new CUP approval for this location. If there should be any questions or concerns please let us know.

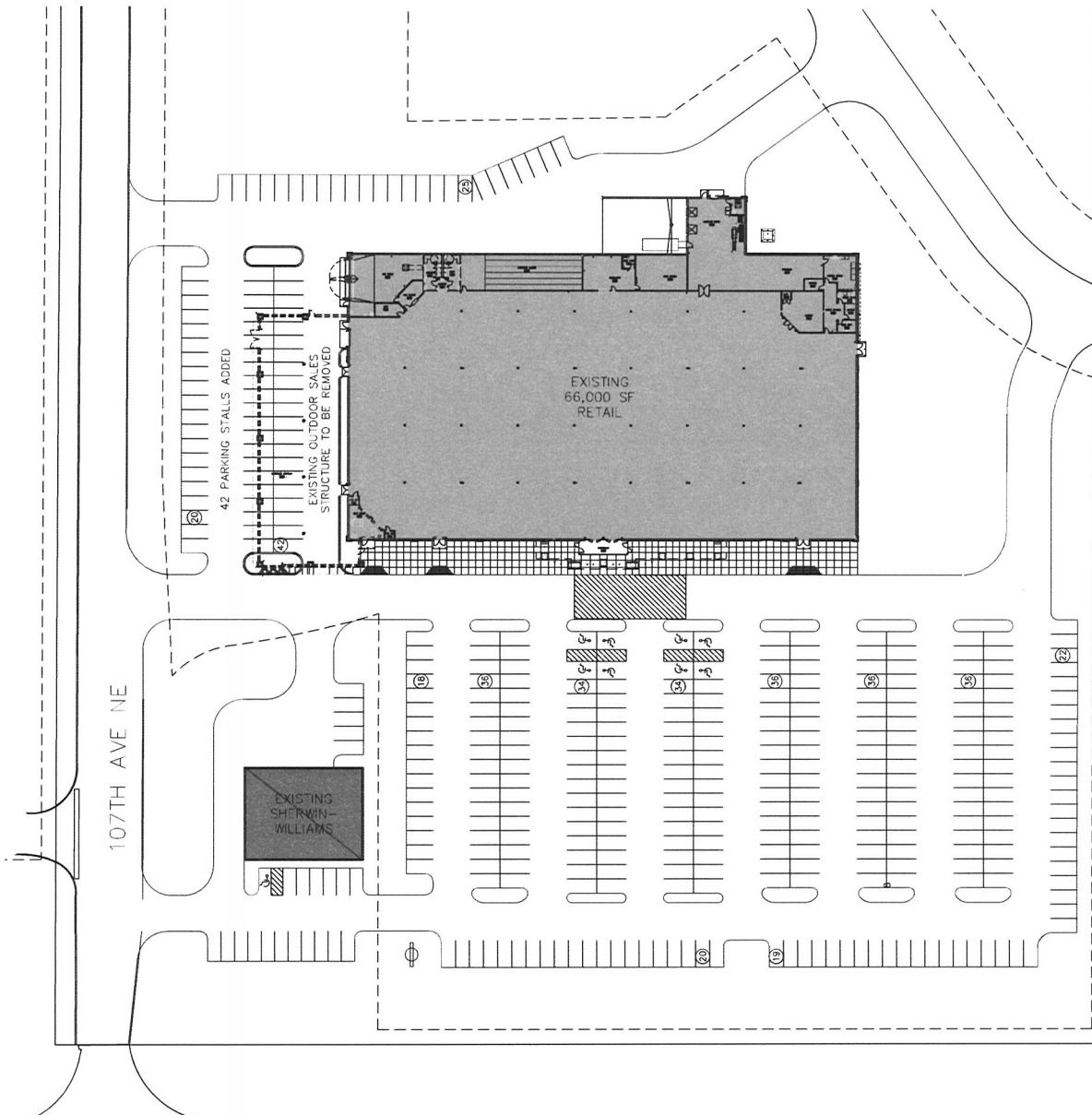
Sincerely,

Brandon Seibert

Director of Construction

PF Baseline Fitness

612-512-8111



PARKING DATA		
EXISTING BUILDING AREA	66,000 CSF	
PARKING PROVIDED		
EXISTING PARKING	336 STALLS	
PARKING ADDED	42 STALLS	
TOTAL PARKING PROVIDED:	378 STALLS	

TENANT SQUARE FOOTAGE PARKING REQUIREMENTS

FUN LAB	22,500 SF @ 1/300	75 SPACES
PLANET FITNESS	24,035 SF @ 1/175	137 SPACES
VACANCY	19,465 SF @ 1/200	97 SPACES
TOTAL PARKING SPACES REQUIRED:		309 SPACES
TOTAL PARKING SPACES PROVIDED:		378 SPACES
EXCESS PARKING SPACES PROVIDED:		69 SPACES



PROPOSED REMODEL:
GANDER MTN SITE
 BLAINE, MINNESOTA

REVISIONS	
1	
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SITE PLAN

<input checked="" type="checkbox"/> PRELIMINARY/NOT FOR CONSTRUCTION	DATE
<input type="checkbox"/> PERMITS/NO SET	06 APRIL, 2018
<input type="checkbox"/> CONSTRUCTION SET	
<input type="checkbox"/> AS-BUILT SET	
<input type="checkbox"/> NOT TO SCALE	

A1

PROJECT NO. 170029



LOCATION:
BLAINE
10650 BALTIMORE ST. NE
BLAINE, MN 55449



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ARCHITECT OF RECORD

PROFESSIONAL SEAL:

ENGINEER OF RECORD

DATE	ISSUE
07/03/19	SP-1
07/11/19	SP-2

DATE	REVISION
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PROJECT INFORMATION:	
PROJECT NUMBER:	4313-19
DRAWN BY:	MSWDR
REVIEWED BY:	GSMSW
TOTAL SQ. FT.:	24,035
DATE:	07/03/19

DRAWING TITLE:

SCHEMATIC PLAN

DRAWING NUMBER:

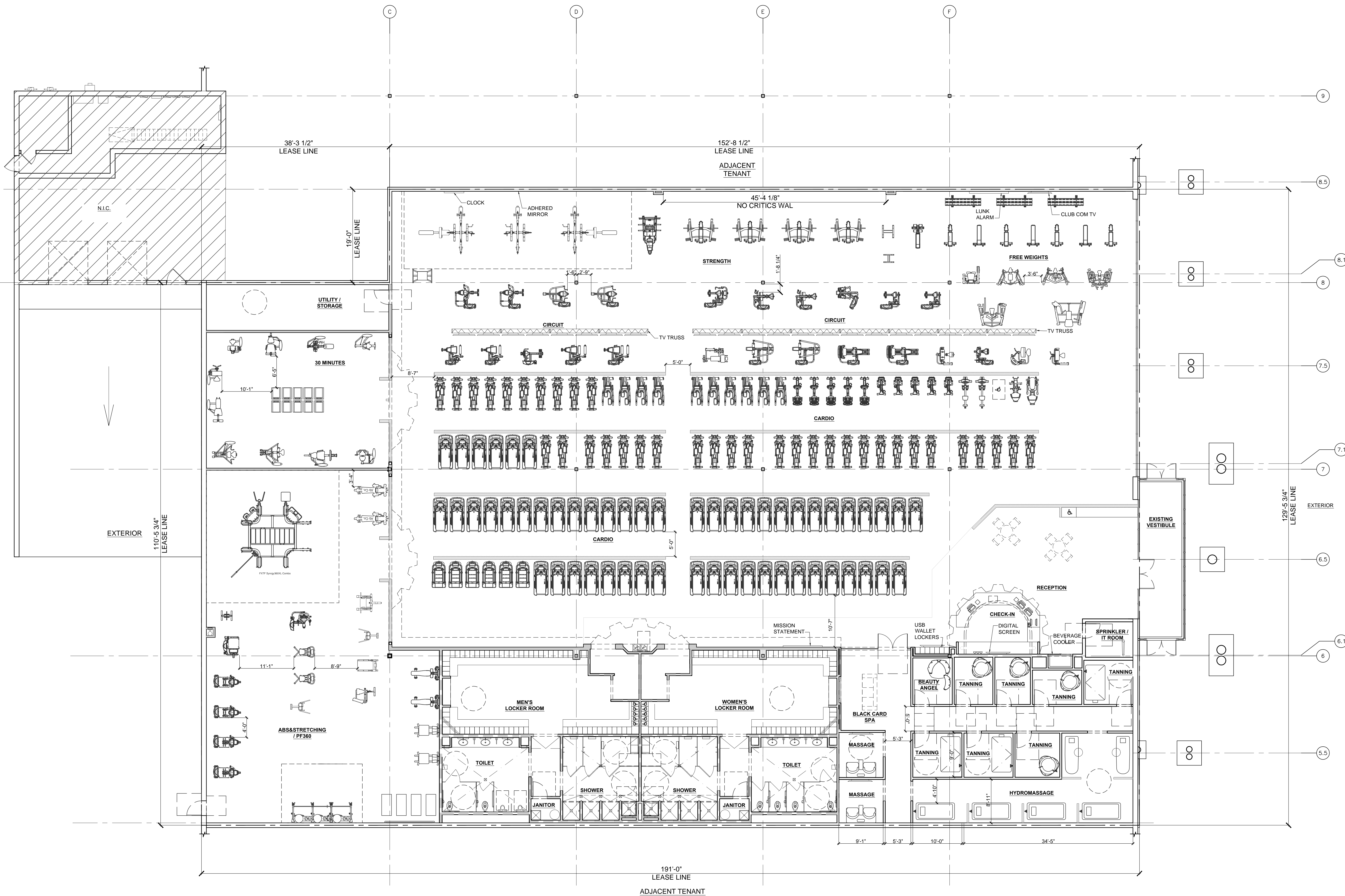
SP-2

PROJECT NO: 4313-19

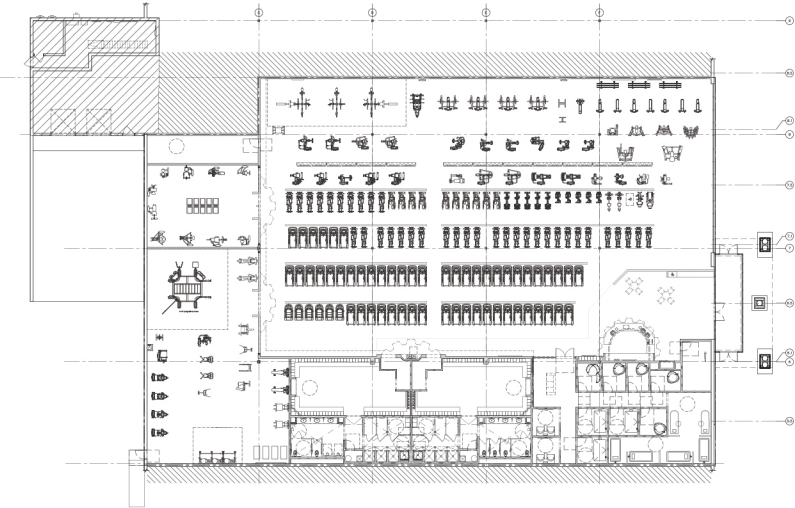
LOCATION: BLAINE, MN

PROJECT: PLANET FITNESS

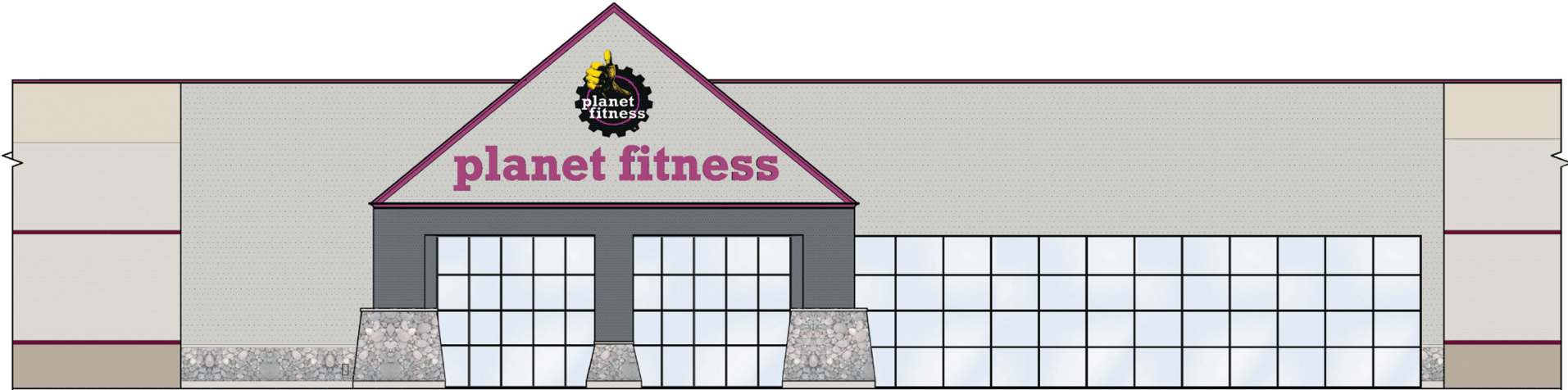
PLOT SCALE: 1:1



KEY PLAN



ELEVATION



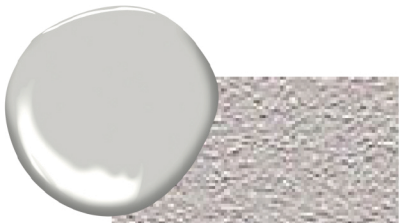
ELEVATION



Paint : Planet Fitness Purple
Custom Color Formula



Paint : Ocean Floor 1630
EIFS: 616 King's Gray



Paint : Silver Chain 1472
EIFS: 133 Driftwood