



# City of Blaine

## Planning Commission

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November 14, 2023 | 7:00 PM  
Blaine City Hall  
10801 Town Square Drive NE  
Blaine, MN 55449

The Planning Commission is an advisory board 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. For each agenda item the Commission will receive reports prepared by the City staff, open the public hearing, discuss and act on the application.

Public comments prior to the meeting must be received by 4:30 PM on the Monday prior to the meeting date. Email comments to: [Planning@BlaineMN.gov](mailto:Planning@BlaineMN.gov) or phone 763-785-6180.

### AGENDA

**1. Call to Order**

**2. Roll Call**

**3. Approval of Minutes**

- 3.1.** 2023-570 Approval of the October 10, 2023 Planning Commission Minutes  
*Sponsors:*

**4. Public Hearing**

- 4.1.** 2023-521 Case File No. 23-0075 // Anoka-Hennepin Early Childhood Center // 13001 Central Avenue NE  
The applicant is requesting a conditional use permit to construct a 120 square foot storage building (shed) on the east side of the building in a B-3 (Regional Commercial) zoning district.  
*Sponsors: Shawn Kaye, Planner*
- 4.2.** 2023-525 Case File No. 23-0078 // Lexington Waters Clubhouse // 13202 Jewell Street NE  
The applicant is requesting a conditional use permit amendment to allow a clubhouse and outdoor pool in Lexington Waters in the DF (Development Flex) zoning district.  
*Sponsors: Shawn Kaye, Planner*
- 4.3.** 2023-524 Case File No. 23-0077 // Infinite Campus // 4321 109th Avenue NE  
The applicant is requesting the following:

1. Rezoning from POD (Planned Office District) to DF (Development Flex).
2. Conditional use permit for a 213,295 square foot two-story office building with a tower, auditorium, 8,700 square foot residence on the 5th floor, and a parking structure.

*Sponsors: Sheila Sellman, City Planner*

**4.4. 2023-523**

Case File No. 23-0076 // City of Blaine

The City is proposing annual revisions to the Blaine Zoning and Parking Ordinances.

*Sponsors: Elizabeth Showalter, Community Development Specialist*

**5. Adjournment**