

RESOLUTION NO. R2022-014

A RESOLUTION OF THE CITY OF SHAKOPEE APPROVING THE FINAL PLAT OF SUMMERLAND PLACE SECOND ADDITION

WHEREAS, Summergate Development, LLC, applicant, and GENE HAUER FARMS, LP, a Minnesota limited partnership, EUGENE F. HAUER, AS TRUSTEE OF THE EUGENE F. HAUER TRUST DATED JANUARY 10, 1995 and JANE M. HAUER, property owners, have made application for Final Plat of SUMMERLAND PLACE SECOND ADDITION; and

WHEREAS, the property is legally described as:

Outlot A and B, Summerland Place First Addition, according to the recorded plat thereof, Scott County, MN; and

WHEREAS, the Planning Commission held a public hearing and reviewed the Preliminary Plat on December 3, 2020 and recommended to the City Council that the Preliminary Plat be adopted as proposed; and

WHEREAS, the City Council approved the Preliminary Plat on December 15, 2020.

WHEREAS, the City Council reviewed the Final Plat of SUMMERLAND PLACE SECOND ADDITION on February 15, 2022.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Shakopee, Minnesota that the Final Plat of SUMMERLAND PLACE SECOND ADDITION is hereby approved subject to the following conditions:

I) The following procedural actions must be addressed prior to the release of the recording of a Final Plat:

- A. Approval of title by the City Attorney.
- B. Park dedication fees in the amount required by the City Code and adopted City fee schedule shall be provided prior to the recording of the final plat, with the Outlot fees to be addressed at time of Final Plat of that parcel.
- C. Landscaping, site and building design & performance standards (re: residential lots, open space, and trail construction) are required to be consistent with City Code requirements, as conditioned in approved Planned Unit Development (PUD) Ordinance No. O2020-014, and as shown on submitted Landscape and Trail Plans.
- D. The applicant shall comply with conditions noted in City Engineering's Memorandum dated February 2, 2022.
- E. The applicant shall comply with the mark up comments noted on the submitted plans, per City Engineering, Shakopee Fire, and SPU requirements.
- F. Fire hydrants shall be placed in accordance with local requirements and the Minnesota State Fire Code.
- G. Fire department access shall be provided as required by the Minnesota State Fire Code. Access roads with widths of less than 20-feet shall require special approval.

H. Fire Department requires private drives at the ends of the town house structures, with address markers at the intersection with public road.

After the adoption of the Resolution, the City Clerk shall file certified copies hereof with the County Auditor and County Recorder of Scott County.

Adopted in _____ session of the City Council of the City of Shakopee, Minnesota,
held the _____ day of _____, 2022.

Mayor of the City of Shakopee

Attested:

Lori Hensen, City Clerk