

RESOLUTION R2023-052

A RESOLUTION OF THE CITY OF SHAKOPEE, MINNESOTA APPROVING THE FINAL PLAT OF BLAKELEY WINDERMERE ADDITION

WHEREAS, Travis Fauchald of Roers Companies (applicant) and DR Horton, Inc. MN (property owner), has made application for Final Plat of Blakeley Windermere Addition; and

WHEREAS, the property is legally described as:

Outlot B, Windermere, Scott County, MN, and;

WHEREAS, notice was provided and on February 9, 2017, the Planning Commission held a public hearing regarding the Preliminary Plat of Windermere, at which time it heard from City Planning staff and invited members of the public to comment; and

WHEREAS, the City Council reviewed the Final Plat of Blakeley Windermere Addition on April 18, 2023; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Shakopee, Minnesota that the Final Plat of Blakeley Windermere Addition is hereby approved subject to the following conditions:

- I) The following procedural actions must be addressed/completed prior to the release of the recording of a Final Plat:**
 - A. Approval of title by the City Attorney.
 - B. The applicant must show all existing drainage and utility easements on the final plat and any requested easements by the City Engineering Department and Shakopee Public Utilities.
- II. Following approval and recording of the final plat, the following conditions shall apply:**
 - A. Approval of the final plat does not constitute approval of the submitted plans with the final plat.

- B. The applicant must receive approval for location of fire hydrants on the site from Shakopee Public Utilities and Shakopee Fire Department.
- C. The applicant must work with Xcel Energy to vacate the existing natural gas pipeline easement and dedicate a new pipeline easement for the revised pipeline alignment on this site.
- D. Development of the site must comply with the conditions of the approved PUD Amendment, Resolution R2022-149.
- E. The applicant must coordinate the final location of pedestrian ramps for sidewalk / trail connections along Windermere Way with Planning and Engineering staff.
- F. The applicant must comply with the Engineering Department Memo Dated April 13, 2023.
- G. The applicant must work with Planning and Engineering staff to reach an acceptable design for the proposed vehicle parking and driveway area on the west side of this site, adjacent to the stormwater basin on Outlot A. If an acceptable design cannot be reached, additional garage parking will be required.
- H. Additional boulevard trees are required along Windermere Way to meet City Code requirements.

**Adopted in regular session of the City Council of the City of Shakopee, Minnesota,
held the 18th day of April, 2023.**

Mayor

Attest:

City Clerk