

## **RESOLUTION R2023-053**

### **A RESOLUTION OF THE CITY OF SHAKOPEE, MINNESOTA APPROVING THE FINAL PLAT OF VALLEY CREST THIRD ADDITION**

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**WHEREAS**, Emily Becker of M/I Homes (applicant) and M/I Homes of Minneapolis / St Paul LLC (property owner), has made application for Final Plat of Valley Crest Third Addition; and

**WHEREAS**, the property is legally described as:

*Outlot G, Valley Crest First Addition, Scott County, MN, and;*

**WHEREAS**, notice was provided and on April 8, 2021, the Planning Commission held a public hearing regarding the Preliminary Plat of Valley Crest First Addition, 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 Valley Crest Third 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 Valley Crest Third 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.
  - C. Comply with the Engineering Department memorandum dated April 11, 2023.
  - D. Execution of a Developer's Agreement, which needs to include provisions for a letter of credit or cash security equal to 125 percent of the estimated total cost of the improvements, plus 100 percent of the estimated costs of city inspection and administration.

- E. The Park Dedication Fee is due in the amount of the most recent City of Shakopee Fee Schedule.
- F. The applicant must comply with Shakopee Public Utilities requirements.

**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. Development of the site and house designs must comply with the conditions of the approved Valley Crest PUD.
- C. The applicant must work with Planning and Engineering staff to finalize the precise placement of boulevard trees.

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

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Mayor

Attest:

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City Clerk