CITY OF SHAKOPEE
MEMORANDUM

To: Kyle Sobota, Project Manager

From: Jamie Polley, Parks and Recreation Director

Date: February 14, 2017

Subject: Preliminary Plat and PUD Ridge Creek – Lennar Corporation

INTRODUCTION

The Parks and Recreation Advisory Board has reviewed the preliminary plat proposal application for the Ridge Creek development on February 13, 2017. The PRAB recommends to the Planning Commission and City Council the following conditions:

1. Park dedication fees in the amount required by the City Code and adopted City fee schedule shall be paid at the time of recording of the final plat.
   Preliminary park dedication calculations (to be confirmed at time of final plat) are as follows:

   $5,340/lot X 101 lots = $539,340

2. The applicant to provide a trail connection along County Road 16 to tie into the trail to the east and west.

3. The applicant to provide a trail connection along the north side of Crossings boulevard and a sidewalk along the south side of Crossings Boulevard.

4. The applicant to provide an eight-foot trail connecting Street C to trail along CR 21.

5. The applicant is required to install sidewalk on one side of all residential streets.

6. The applicant is required to construct maintenance trails along the ponds or drainage ditch at the time the wetlands are restored or the drainage ditch is improved or moved (if part of the development project).

7. All trails and sidewalks be constructed to meet ADA requirements or guidelines.

8. Wetland, ponding areas, drainageways, and utility easements accepted by the city shall not be considered in the park land and/or cash contribution to the city.

9. The applicant shall provide and install open space, and trail boundary signage as determined to be needed by the city. The city shall provide the signage for open space and trail boundary, and the applicant provide the posts and installation of the signage.