

City of Shakopee
Memorandum

TO: Mark Noble, Senior Planner

FROM: Micah Heckman, Project Engineer

SUBJECT: Planned Unit Development (PUD) – Suite Living Shakopee

CASE: SH102728

DATE: August 18, 2020

The staff review indicates a request to review a Planned Unit Development (PUD) application for the Suite Living Shakopee, a senior living facility. The site is located west of Marystown Road, east of Windermere Way and northeast of Willow Circle.

This review should be considered preliminary, as more comments will follow with additional submittals. However, the Public Works Department offers the following comments at this time to the applicant and to the planning department:

1. Plan review comments have been prepared and a copy of those comments are attached to this memo. Revise plans to address the provided comments and provide a comment response memo.
2. Pay all applicable fees/charges listed below, as required by the most current City of Shakopee Fee Schedule.
 - Trunk Sanitary Sewer Charge
 - Trunk Storm Water Charge
 - Storm Water Management Plan Review Fees
3. Obtain approval of the site's storm water management plan.
4. Submit a turning movement diagram that shows accessibility for fire, garbage and delivery trucks throughout the site.
5. Prior to any land disturbing activity, a grading or building permit must be obtained. A submittal must include detailed construction plans.
6. Submit a special event parking plan that provides the number of vehicles expected during special events (Mother's Day, Father's Day, etc.) and the location of overflow parking.

7. The owner must enter into a Utility Facilities Easement Agreement with the city. The document must be recorded with Scott County.

Recommendation

The Public Works Department recommends approval of the application subject to the conditions above being addressed/completed by the applicant.