

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION # ~~16-12-219~~17-01-022

RESOLUTION GRANTING PRELIMINARY PLAT APPROVAL OF WOODLANDS 4TH ADDITION

WHEREAS, Lennar Corporation, hereafter referred to as “Developer”, properly applied for Preliminary Plat approval of the following described property located in the City of Ramsey:

Outlot B, Woodlands Addition, Anoka County, Minnesota; and

That part of the Southeast Quarter of the Southeast Quarter of Section 16, Township 32, Range 25, Anoka County, Minnesota, described as follows:

Commencing at the northwest corner of said Southeast Quarter of the Southeast Quarter; thence on an assumed bearing of South 89 degrees 24 minutes 10 seconds East, along the north line of said Southeast Quarter of the Southeast Quarter, a distance of 352.58 feet to the point of beginning of the land to be described; thence continuing South 89 degrees 24 minutes 10 seconds East, along said north line, a distance of 968.77 feet to the northeast corner of said Southeast Quarter of the Southeast Quarter; thence South 00 degrees 52 minutes 52 seconds West, along the east line of said Southeast Quarter of the Southeast Quarter, a distance of 805.01 feet; thence North 89 degrees 24 minutes 10 seconds West a distance of 810.01 feet; thence North 00 degrees 52 minutes 52 seconds East a distance of 555.01 feet; thence North 31 degrees 37 minutes 00 seconds West a distance of 295.48 feet to the point of beginning.

(the ‘Subject Property’);

WHEREAS, the City of Ramsey received a sketch plan for Woodlands 4th Addition from Lennar Corporation; and

WHEREAS, the Planning Commission reviewed the sketch plan on October 6, 2016; and;

WHEREAS, the Ramsey Environmental Policy Board (EPB) considered tree preservation, landscape plan, and potential wetland impacts pertaining to the preliminary plat on November 21, 2016; and

WHEREAS, on December 1, 2016, the Ramsey Planning Commission conducted a public hearing regarding the proposed preliminary plat; and

WHEREAS, on January 5, 2017, the Ramsey Planning Commission conducted a public hearing regarding the proposed zoning amendment; and

WHEREAS, on January 24, 2017, the City Council reviewed the preliminary plat.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

- 1) That the Ramsey City Council hereby grants preliminary plat approval of Woodlands 4th Addition in accordance with relevant City Codes, subject to the following conditions:
- a) Compliance with City Staff Review Letter dated November 23, 2016.
 - b) Adoption of Ordinance #17-02 rezoning the property from R-1 Residential (Rural Developing) to R-1 Residential (MUSA).
 - c) The Developer entering into a Development Agreement with the City.
 - d) Metropolitan Council approving the request for a Comprehensive Plan Amendment.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this 24th day of January, 2017.

Mayor

ATTEST:

City Clerk