



REQUEST FOR BOARD ACTION
New Business

MEETING DATE: January 20, 2022
PREPARED BY: Ben Jaszewski, Parks and Planning Superintendent
AGENDA ITEM: Subdivision – Arbor Lakes Business Park Phase III

PREVIOUS ACTIONS:
None.

RECOMMENDED PARK BOARD ACTION:

Motion by _____ to approve the dedication requirements on the **Arbor Lakes Business Park Phase III Addition** plat pursuant to Maple Grove Subdivision Ordinance, Chapter 30:18, Provision of Land for Public Use:

- Applicant shall fulfil the park dedication requirements on the plat with a reduction is credits from the Tiller Corporation park dedication credit bank based on platted acres of the proposed subdivision.
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COMMENTS:

The Arbor Lakes Business Park Phase III PUD is a 58-acre industrial complex located within PSA 24 which is the Gravel Mining Area. The park service area currently has no developed park amenities. A Neighborhood Park is planned for this PSA in a location nearer to the proposed residential land use areas.

The applicant is purchasing land from the Tiller Corporation, they have requested the use of Park Dedication credits from the Tiller Corporation credit bank to satisfy the Park Dedication requirements for this development. The balance is currently at 60.13 acres. The Tiller credit reduction calculates as follows:

Total PD = 58.00-acre credit reduction
Current Tiller Balance 60.13 – 58.00 = 2.13 remaining credit acres

Staff recommends the Park Board approve the park dedication requirements for the Arbor Lakes Business Park – Phase III subdivision and accept the credit reduction.

ATTACHMENTS:

Attachment A – Location Map

Attachment B – Concept Plan Map