



REQUEST FOR BOARD ACTION
New Business

MEETING DATE: January 20, 2022
PREPARED BY: Ben Jaszewski, Parks and Planning Superintendent
AGENDA ITEM: Subdivision – North Grove Medical Center Addition

PREVIOUS ACTIONS:
None.

RECOMMENDED PARK BOARD ACTION:

Motion by _____ to approve the preliminary and final park dedication requirements on the **North Grove Medical Center 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 cash dedication based upon commercial rate in effect at the time the plat is released by the City for recording.
 - Applicant may pay the fee at any time after the final plat has been approved by the City Council, but it must be paid before the plat is released for filing with the County. The final cash dedication is based on the rate at the time the dedication is paid. Rates are reviewed annually by the City Council at their first meeting in February. This may affect the final cash dedication requirements.
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COMMENTS:

This subdivision consists of a two-story 42,000 SF multi-tenant medical office building on the 3.9-acre site between Niagara Lane N and Maple Grove Parkway just North of Highway 610.

The Park Dedication obligation for the proposed subdivision would be a cash dedication. Fees will apply as follows:

Lot 1, Block 1 – 3.90 acres x \$11,000 per acre = \$42,900

The proposed facility is located within the city’s Park Service Area 5. Future park development including trails, and a neighborhood park are anticipated in PSA 5 when residential development occurs.

Staff recommends the Park Board approve the North Grove Medical Center Addition plat and accept the cash dedication.

ATTACHMENTS:

Attachment A – Location map

Attachment B – Plat Map