



## REQUEST FOR COUNCIL ACTION

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**MEETING DATE:** February 22, 2022

**PREPARED BY:** Brett Angell, Economic Development Manager

**AGENDA ITEM:** North Grove Medical Center Planned Unit Development stage plan and final plat

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### PREVIOUS ACTIONS:

At their meeting of Monday, February 7, 2022, the City Council directed the City Attorney to draft a Resolution and a Planned Unit Development agreement approving the North Grove Medical Center PUD development stage plan and final plat subject to:

1. The applicant addressing to the satisfaction of the city any remaining applicable comments contained in the memorandums from:
  - a. The Community & Economic Development Department dated January 13, 2022
  - b. The Engineering Department dated January 10, 2022
  - c. The Fire Department dated January 3, 2022
  - d. The Parks & Recreation Department, dated January 24, 2022

The applicant shall acknowledge that Park Dedication requirements are based on staff review and recommendation to the Park and Recreation Board and their subsequent board action. Board meetings are held on the third Thursday of each month.

At their meeting of Monday, January 31, 2022, the Planning Commission recommended that the City Council direct the City Attorney to draft a Resolution and a Planned Unit Development agreement approving the North Grove Medical Center PUD development stage plan and final plat subject to the comments contained in the memorandums listed above.

**Requested Action:** PUD development stage plan and final plat

**Zoning:** B, Business District

### Adjacent Land

#### Use and Zoning:

North: R-A, Single-Family Agricultural District  
East: R-A, Single-Family Agricultural District

South: B, Business District  
West: R-A, Single-Family Agricultural District

Applicant:	Terrain Holdings, LLC
Application received:	December 27, 2021
60 day review deadline:	February 25, 2022
Address:	Maple Grove Parkway and 105 <sup>th</sup> Avenue North

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**RECOMMENDED COUNCIL ACTION:**

Motion to adopt Resolution No. 22-044 approving the North Grove Medical Center PUD development stage plan and final plat subject to:

1. Planned Unit Development agreement final review and approval of the City Attorney and the Director of Community and Economic Development.

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**COMMENTS:**

Attached is Resolution No. 22-044 approving the North Grove Medical Center PUD development stage plan and final plat

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**ATTACHMENTS:**

Attachment A: Resolution No. 22-044  
Attachment B: Planned Unit Development agreement