



REQUEST FOR COUNCIL ACTION

MEETING DATE: March 7, 2022

PREPARED BY: Jesse Corrow, Associate Planner

AGENDA ITEM: Fox Briar Ridge East Planned Unit Development concept stage plan, development stage plan, rezoning and preliminary plat

PREVIOUS ACTIONS:

At their meeting of Tuesday, February 22, 2022, the City Council directed the City Attorney to draft a Resolution and a Planned Unit Development agreement approving the Fox Briar Ridge East Planned Unit Development concept stage plan, development stage plan and preliminary 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 28, 2022
 - b. The Engineering Department dated January 21, 2022
 - c. The Fire Department dated January 12, 2022
 - d. The Parks & Recreation Department, dated January 24, 2022
 - e. Hennepin County Highway Department dated January 11, 2022

The City Council directed the City Attorney to draft an Ordinance approving the rezoning from RA, Single-Family Agricultural to R3 PUD, Single and Two-Family Residential Planned Unit Development.

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, February 14, 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 Fox Briar Ridge East Planned Unit Development concept stage plan, development stage plan, rezoning and preliminary plat to the comments contained in the memorandums listed above.

Requested Action: PUD concept stage plan, development stage plan, rezoning and preliminary plat

Zoning: R-A, Single-Family Agricultural District

Adjacent Land

Use and Zoning:

North: R-2, Single-Family Residential District
East: R-2, Single-Family Residential District
South: R-4 PUD, Medium Density Residential District Planned Unit Development
West: R-3, Single and Two-Family Residential District

Applicant:	Donnay Homes
Application received:	January 10, 2022
60 day review deadline:	March 8, 2022
Address:	16001 Bass Lake Road

RECOMMENDED COUNCIL ACTION:

Motion to adopt Ordinance No. 22-05 approving the rezoning from RA, Single-Family Agricultural to R3 PUD, Single and Two-Family Residential Planned Unit Development.

Motion to adopt Resolution No. 22-053 approving the Fox Briar Ridge East Planned Unit Development concept stage plan, development stage plan and preliminary plat subject to:

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

COMMENTS:

Attached is the Ordinance rezoning from RA, Single-Family Agricultural to R3 PUD and the Resolution approving the Fox Briar Ridge East Planned Unit Development concept stage plan, development stage plan and preliminary plat.

ATTACHMENTS:

Attachment A: Ordinance No. 22-05
Attachment B: Resolution No. 22-053
Attachment C: Planned Unit Development agreement