

**CITY OF GRANT, MINNESOTA
RESOLUTION NO. 2018-06**

**RESOLUTION APPROVING A FINAL PLAT FOR
WHITE OAKS SAVANNA**

WHEREAS, the city of grant (the “City”) is a municipal corporation, organized and existing under the laws of Minnesota; and

WHEREAS, Streetcar Holdings, Inc. (“Developer”) has submitted an application for a Final Plat of a major subdivision containing approximately 317-acres in the City (the “Property”) generally located at the southeast intersection of Lake Elmo Avenue North (CSAH 17) and 75th Street North (CSAH 12) which is legally described in Exhibit A; and

WHEREAS, on March 8, 2017, City Council adopted Resolution 2017-08, granting preliminary approval to Streetcar Holdings, Inc. (“Applicant” and “Developer”) and David Washburn (Owner) for a major subdivision with twenty-nine (29) Rural Residential Lots and two (2) large-lot agricultural parcels; and

WHEREAS, the City Council may hear requests for Final Plat approval pursuant to Chapter 30, Sec. 30-77 which provides that a Final Plat must conform to the approved Preliminary Plat and any required modifications as determined through the Preliminary Plat process; and

WHEREAS, the Applicant has made an application for Final Plat approval for the plat, the name of which has now been changed from “The Farms of Grant” to “White Oaks Savana”; and

WHEREAS, the Developer intends to develop the Property in phases with the proposed first phase including 19 of the lots; and

WHEREAS, Outlots C and D are intended to be replatted in future phases to include the remaining 11 residential lots; and

WHEREAS, the City Council reviewed the Final Plat at the March 6, 2018 and April 3, 2018 regular meetings; and

WHEREAS, upon review of the Final Plat the City Council finds that subject to certain terms and conditions, the plat is substantially consistent with the approved preliminary plat and the terms and conditions thereof, the requirements of the City's subdivision regulations, the requirements, terms and conditions of the A-1 zoning district.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA, that it does hereby approve the request of Streetcar Holdings, Inc. for Final Plat approval.

FURTHER BE IT RESOLVED, that the following conditions of Final Plat shall be met:

1. The plat shall comply with the provisions of all state statutes and standard procedures for platting in Washington County.
2. The Applicants shall obtain Final Plat approval from the Washington County Surveyor.
3. Prior to the City's execution of the Final Plat, the Applicant must enter into an agreement with the City for the installation of all required improvements, which shall be referred to as the "Development Agreement."
4. The requirements and conditions of the Development Agreement shall be incorporated as conditions of the City's execution of the Final Plat.
5. A restrictive covenant shall be recorded against Outlot A and Outlot B restricting further subdivision, and shall be filed prior to the City's execution of the Final Plan.
6. The Final Plat shall be recorded within 120 days of approval or the City's approval shall be deemed null and void.
7. The Applicant shall pay all fees and delinquent escrow balances.

Adopted by the Grant City Council this 3rd day of April, 2018.

Jeff Huber, Mayor

State of Minnesota)
) ss.
County of Washington)

I, the undersigned, being the duly qualified and appointed Clerk of the City of Grant, Minnesota do hereby certify that I have carefully compared the foregoing resolution adopted at a meeting of the Grant City Council on _____, 2018 with the original thereof on file in my office and the same is a full, true and complete transcript thereof.

Witness my hand as such City Clerk and the corporate seal of the City of Grant, Washington County, Minnesota this _____ day of _____, 2018.

Kim Points
Clerk
City of Grant