

To: Parks and Recreation Commission
From: Lonnie Brokke
Date: April 27, 2021
Re: Notes for Meeting on Tuesday, May 4, 2021

1. Introductions

2. Public Comment Invited

3. Approval of Minutes of the April 6, 2021 Meeting Minutes

Enclosed is a copy of the minutes of April 6, 2021. Please be prepared to approve or amend.

Requested Commission Action: Approve/amend meeting minutes of April 6, 2021.

4. Park Dedication Review and Recommendation – Midland Legacy Estates – 2395 County Road B West

The city has received an updated application from Integrity Land Development, Inc. to develop the property at 2395 County Road B West (located on the corner of County Road B and east of Eustis Street). In your packet from the developer is a:

- Written summary
- Proposed plat with a parkland dedication proposal on the south side along County Road B

The proposal includes 11 lots (10 new lots) on 6.1 acres.

The proposed development qualifies for park dedication. The land amount would be 10% of 6.1 acres or .61 acres. The cash amount on the 10 new lots would be \$42,500 (\$4,250 per unit).

A similar plat proposal on this same property was reviewed by the Parks and Recreation Commission in May and June of last year. For that proposal, the Commission made a recommendation to accept useable parkland somewhere along County Rd B, and specified an area on the south and southwest side of the development as a preferred location. That overall proposal ultimately was not approved by the City Council.

On this new proposal, the developer has focused on your previous parkland dedication recommendation on the south side of the parcel and is seeking input. The developer has stated that the proposed land dedication will be turned over to the city as useable parkland that is specifically 95% flat and seeded. The developer has also committed to protecting the existing oak trees on the east side of the current driveway.

This area is located in constellation J. There has been a long standing and strong desire identified for additional park and recreation opportunities in this area. Included in your packet for reference and guidance is a:

- City Parks and Facilities map
- Parcel site map

- Aerial site map
- Park Dedication Ordinance
- Related guidance from the City Comprehensive Plan – Chapter 8 – see highlights
- Related guidance from the Parks and Recreation System Master Plan including the constellation map, Southwest Roseville preliminary strategies and the goals and policies related to Parks and Open Space acquisition

The role of the Parks and Recreation Commission in Park Dedication items is to review and make a recommendation as to land, cash, or a combination. Based upon your review last year, the strong desire to have additional park and recreation opportunities in this area and the System Master Plan guidance, it is suggested that you focus on the proposed parkland dedication, its location and the usability as committed by the developer.

Requested Commission Action: Discuss and consider a recommendation to accept land, cash or a combination to satisfy the Park Dedication requirements with a focus on the proposed parkland, its location and usability.

5. Staff Report

a. New or Relevant Communication and Update Items

6. Other

7. Adjournment