

Pursuant to due call and notice thereof, a Council Workshop of the North Mankato City Council was held in the Council Chambers of the Municipal Building on February 5, 2007. Mayor Zellmer called the meeting to order at 5:45 p.m. The following were present for the meeting: Mayor Zellmer, Council Members Schindle, Steiner, Norland and DeWitte, Administrator Sande, and City Clerk Gehrke. Absent: Finance Director Mork.

Preliminary Plat of Sunset Ridge

Administrator Sande presented the preliminary plat of Sunset Ridge which is a 60-acre parcel located on the north end of LorRay Drive annexed into the City in 2006. The plat proposes Outlot A for a future 6-acre park at the northwest corner of the parcel, 54 single-family lots including Lexington Lane, Sheridan Court and Danbury Court as new streets, a stormwater detention pond and Outlots for future residential development. Discussion was held on alternate park sizes and locations in this subdivision. Staff will request the developer to consider alternate layouts of the Sunset Ridge plat.

Neighborhood Park Policies

Discussion was held on the size and locations of neighborhood parks. A six-acre park would service a larger development area and a three-acre park would service a neighborhood. The Council requested concept plans for the new development areas locating neighborhood parks. Administrator Sande reported the Comprehensive Plan to be presented to the Council this spring will include a park plan. The Council will review the current policy of a six-acre minimum for neighborhood parks and how parks should be incorporated into new subdivisions.

A recommendation was made to form a Park Committee consisting of 5-7 people to look at existing parks, plans for future parks and what amenities and facilities should be placed in the parks. Mayor Zellmer reported he has received some applications for the Park Committee and will be making appointments at the February 20, 2007 Council meeting.

The Council requested the large aerial map be placed in the Council Chambers.

Burnett's Ravine Ridge Nos. 3 and 4, Aspen Lane Lift Station and Force Main and Related Issues

Administrator Sande reported the temporary lift station at Aspen Lane and Willow Lane will be replaced with a permanent lift station at Aspen Lane and Raymond Drive. Raymond Drive will be extended to provide another outlet to Pleasant View Drive from the development area. Council Member Schindle stated he is unhappy with the deferral of assessments on lots in Burnett Ravine Ridge No. 4 until they are sold, but has accepted the planned expansion of Pleasant View Park.

Council Member Schindle expressed his concern about the amount of interest the City might be obligated to pay on the improvement bonds for this subdivision relating to lots not sold in a timely manner. Administrator Sande reported approximately 50-75 lots are platted each year and this is about the amount of lots that are developed annually. The City currently has about 100 lots in inventory which is the same rolling supply as recent years.

There being no further business, the Council workshop was adjourned at 6:59 p.m.

Mayor

City Clerk