STILLWATER TOWNSHIP
WASHINGTON COUNTY, MINNESOTA

RESOLUTION NO. ____

RESOLUTION APPROVING
A PRELIMINARY PLAT FOR WHISPERING PINES FARM

WHEREAS, on August 7th, Dan Thurmes ("Applicant") had an application and plans, on behalf of the property owners Richard Fearing Revocable Trust, submitted for a preliminary plat for a major subdivision, in order to subdivide the existing property consisting of Parcel IDs 10.030.20.22.0001, 10.030.20.23.0001, 10.030.20.32.0001 & 10.030.20.23.0002, located at the property addressed as 10745 Stonebridge Trail North, legally described as:

See Attachment A; and

WHEREAS, on September 7, 2023, after published and mailed notice in accordance with Minnesota Statutes, the Planning Commission held a public hearing, at which time all persons desiring to be heard concerning this application were given the opportunity to speak thereon; and

WHEREAS, on November 9, 2023, the Town Board found the request met Ordinance requirements and voted to approve the Preliminary Plat, with conditions;

NOW, THEREFORE, BE IT RESOLVED that the Town Board of Stillwater Township, Minnesota hereby approves the minor subdivision request as described above.

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

1. The proposed subdivision shall adhere to the plans submitted to the Township and reviewed with this request.
2. The proposed street extension shall meet the requirements of the Township Subdivision Ordinance and the Township Engineer, with a cul-de-sac having a 48-foot radius and 57.5-foot diameter.
3. The property owner shall enter into a Development Agreement with the Township upon approval of the Final Plat.
    a. A roadway extension easement agreement for the further extension of public road through the site if Lot 1 is developed shall be included.
4. Lot 3 shall be tested for well and septic locations prior to development.
5. The proposed project shall acquire all other applicable local, County, State, and Federal requirements.
6. The proposed project shall adhere to all other local, County, State, and Federal requirements.
7. The applicant shall pay for all fees and escrows associated with the request.

PASSED AND ADOPTED by the Town Board of Stillwater Township, Minnesota this ____ day of _____, 2023.

STILLWATER TOWNSHIP

By: _____
Sheila-Marie Untiedt, Town Board Chair

ATTEST:

_____
Barbara Riehle, Township Clerk

Attachment A:

Parcel ID 10.030.20.22.0001:
THE NORTHWEST QUARTER OF NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 30, RANGE 20, LYING SOUTH OF STONEBRIDGE TRAIL, THE MAIN TRAVELED ROAD RUNNING OVER AND ACROSS SAID PROPERTY IN A GENERALLY EASTERLY AND WESTERLY DIRECTION OVER THE SOUTH END THEREOF.

Parcel ID 10.030.20.23.0001:
THE NORTH HALF OF SOUTHWEST QUARTER OF NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 30 NORTH, RANGE 20 WEST, LYING SOUTH OF STONEBRIDGE TRAIL, THE MAIN TRAVELED ROAD RUNNING OVER AND ACROSS SAID PROPERTY IN A GENERALLY EASTERLY AND WESTERLY DIRECTION OVER THE NORTH END THEREOF, WASHINGTON COUNTY, MINNESOTA.

Parcel ID 10.030.20.23.0002:
THE SOUTH ONE-HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 30 NORTH, RANGE 20 WEST, WASHINGTON COUNTY, MINNESOTA.

Parcel ID 10.030.20.32.0001:
THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 30 NORTH, RANGE 20 WEST, WASHINGTON COUNTY, MINNESOTA