



18985 Meadow View Blvd Prior Lake, MN 55372

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## RESOLUTION 2022-15

### A RESOLUTION APPROVING A DEVELOPER AGREEMENT FOR A DEVELOPMENT KNOWN AS PFLEIGER FIRST ADDITION

**WHEREAS**, Mark and Lori Pfeleger, (the “Developer”) are the owners of the real property described in the attached Exhibit A, which real property is proposed to be subdivided and platted for development, and which subdivisions intended to bear the name PFLEIGER FIRST ADDITION and shall hereinafter be referred to in its entirety as the “Subject Property”; and

**WHEREAS**, Developer intends to subdivide the Subject Property into three (3) single-family residential lots for purposes of constructing single-family residential units; and

**WHEREAS**, the City has given final approval of Developer’s plat of the Subject Property contingent upon compliance with certain City requirements including the approved City conditions of approval as contained in Credit River Resolution No. 2022-13 adopted on March 21, 2022, and those City approved standard terms and conditions contained herein; and

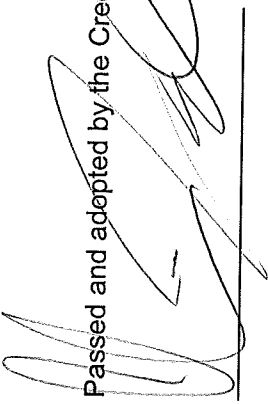
**WHEREAS**, the City requires that certain public improvements including, but not limited to grading, drainage, storm sewer and drainage ponds as set forth on the approved Development Plans for PFLEIGER FIRST ADDITION (hereafter “Improvements”) be installed to serve the Subject Property and be financed by Developer; and

**NOW, THEREFORE, BE IT RESOLVED** that the City Council hereby approves the Developers Agreement and authorizes City staff and the Mayor to execute documents as necessary to cause the Final Plat and Developers Agreement to be recorded, subject to the following conditions:

1. Compliance with conditions contained within Resolution #2022-13.
2. Review and approval by the City Attorney of documents to be recorded and a title commitment.
3. A title company should be selected by the Developer to coordinate the recording of documents with the City Planner. At the time of recording of the final plat, the City will require that all documents referenced in this memo are recorded together with the final plat (easements, etc.).
4. A current title commitment shall be provided for the review of the City Attorney before the Final Plat is released for recording.

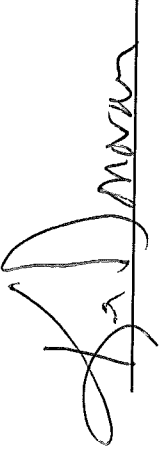


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Chris Kostik- Mayor

Passed and adopted by the Credit River City Council this 4th day of April, 2022.

  
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Attest: Karen Donovan- Clerk



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## **EXHIBIT A**

### **Legal Description**

The North 634.24 feet of the East half of the Southwest Quarter of Section 29, Township 114, Range 21, Scott County, Minnesota lying Westerly of the following described "Line A":

"Line A" is described as commencing at the Southwest corner of the East Half of the Southwest Quarter of said Section 29; thence East on an assumed bearing along the South line of the East Half of the Southwest Quarter, a distance of 572.50 feet to the point of beginning of said "Line A"; thence North 1 degree 28 minutes 36 seconds East, a distance of 100.00 feet; thence Northerly and Northeasterly, a distance of 195.91 feet along a tangential curve concave to the East having a central angle of 28 degrees 20 minute 19 seconds and a radius of 396.09 feet to a point of reverse curve; thence Northeasterly and Northerly, a distance of 195.91 feet along a reverse curve concave to the West having a central angle of 28 degrees 20 minutes 19 seconds and a radius of 396.09 feet; thence North 1 degree 28 minutes 36 seconds East tangent to the last described curve, a distance of 1516.73 feet to a point hereinafter referred to as "Point X"; thence continuing North 1 degree 28 minutes 36 seconds East to the north line of said East half of the Southwest Quarter and said "Line A" there terminating.

