

C	Community Development Committee	Item 2007-21
	Meeting date: June 18, 2007	

ADVISORY INFORMATION

Date	June 4, 2007
Subject	City of Oak Grove Comprehensive Plan Amendment CPA Review Extension Gardas Grove 2 nd Addition, Review File No. 17096-24
Districts, Members	Metropolitan Council District 9, Natalie Steffen (763-753-4298)
Prepared by	Tori Dupre, Principal Reviewer (651-602-1621) Phyllis Hanson, Manager Local Planning Assistance (651-602-1566) Mark Vander Schaaf, Planning & Growth Management Director (x1441)
Division/Department	Local Planning Assistance / Planning and Growth Management

BACKGROUND

- November 16, 2006 Metropolitan Council received the Gardas Grove 2nd Addition comprehensive plan amendment (CPA)
- January 18, 2007 Council finds CPA complete for review
- February 5, 2007 CDC sets public hearing for proposed plan modification
- March 5, 2007 CDC holds public hearing
- April 16, 2007 CDC accepts City request to extend CPA review to July 15, 2007
- June 18, 2007 CDC scheduled action
- June 27, 2007 scheduled Metropolitan Council action
- June 12, 2007 Council received City request and 90 day extension to the CPA review (review period ends October 13, 2007)

PROPOSED CPA

The CPA proposes to reguide 20 acres from Agriculture, one unit per ten acres, to Single-Family Residential which permits development at a density of one dwelling unit per 2.5 acres.

REVIEW UPDATE

On June 12, 2007, the City of Oak Grove requested a 90 day extension for the CPA. The City recognizes that on August 22, 2007, the Metropolitan Council is anticipated to adopt an amendment to the *2030 Water Resources Management Policy Plan* that identifies potential future sewer service areas within the City of Oak Grove, associated with the proposed East Bethel regional wastewater treatment facility.

The Gardas Grove 2nd Addition CPA is located outside this potential future sewer service area. The review extension allows the Council to delay action on the CPA until after the Council acts on the proposed amendment.

PROPOSED ACTION

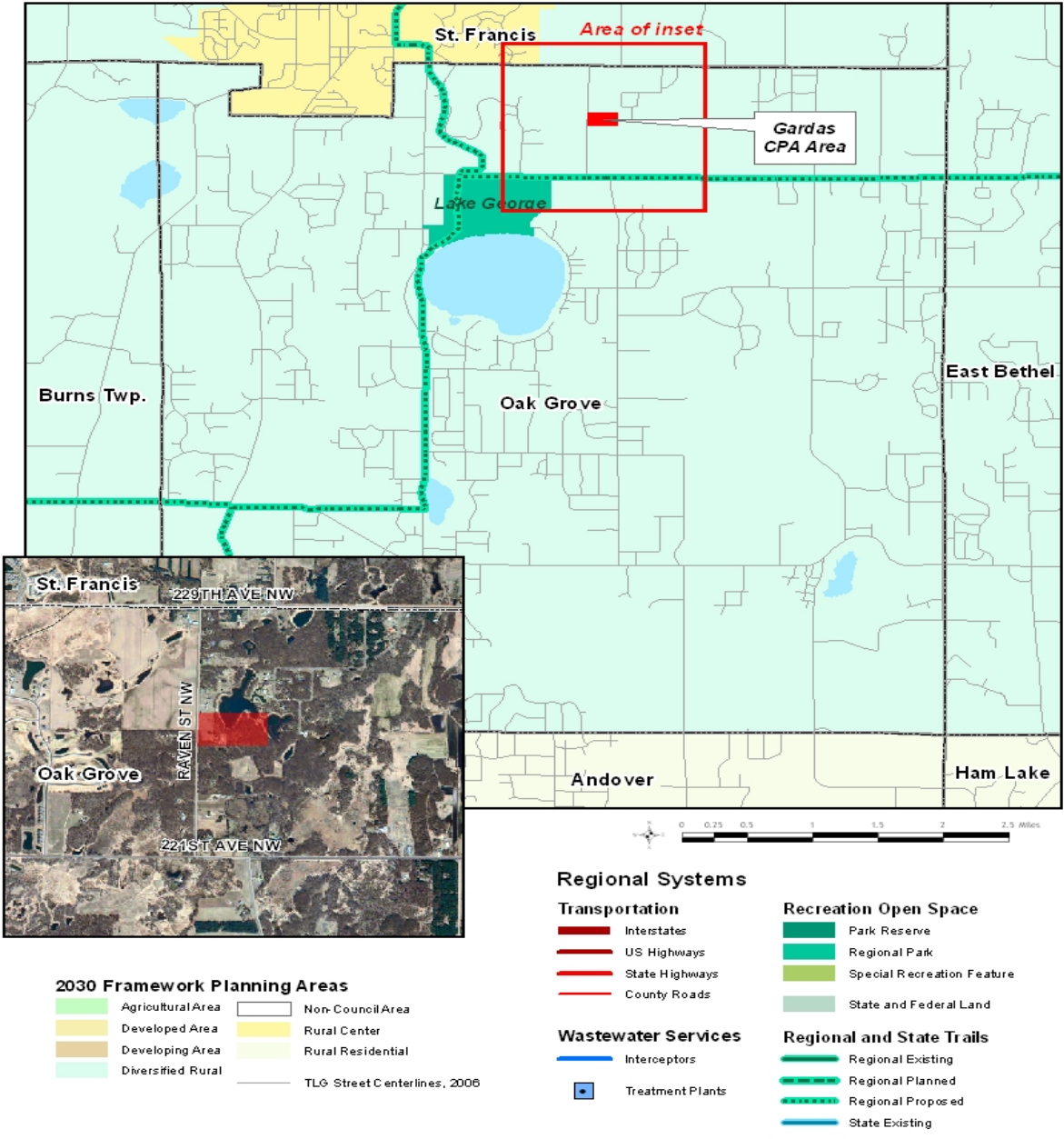
Staff recommends that the Community Development Committee:

- Accept the CPA review schedule extension to October 13, 2007.
- Delay Committee action on the CPA until the Council acts on the proposed 2030 Water Resources Management Policy Plan.

ATTACHMENTS

- Figure 1: Regional Policy Areas, Regional Systems and CPA location
- Figure 2: Oak Grove Review Extension Letter

Figure 1. Location Map, Showing 2030 Framework Planning Areas, Regional Systems and the Gardas CPA Site, City of Oak Grove





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June 12, 2007

Phyllis Hanson
~~ME~~ Council
390 North Robert St
St. Paul, MN 55101

RE: Gardas Grove 2nd Addition Comprehensive Plan Amendment (CPA)

Dear **Ms. Hanson**:

The City of Oak Grove extends your review *time* on the above item for ninety (90)-days from its expiration date of July 15, 2007 to October 13, 2007. The purpose of the extension is to complete actions currently underway that may affect future land use and the Comprehensive Plan in Oak Grove. The applicants, Jeff and Lisa Gardas, support this action.

Please contact me if you have questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Sam Lucast".

Sam Lucast
City Planner

CC: Oak Grove City Council

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