

**CITY OF LAKE ELMO  
WASHINGTON COUNTY  
STATE OF MINNESOTA**

**RESOLUTION NO. 2020- 009**

*A RESOLUTION APPROVING AMENDMENTS TO THE CITY OF LAKE ELMO  
COMPREHENSIVE PLAN TEXT AND MAPS INCLUDING AMENDING THE MUSA  
BOUNDARY TO INCLUDE THE HERITAGE FARMS SUBDIVISION AND AMENDING THE  
WASTEWATER SERVICES PLAN.*

**WHEREAS**, the City of Lake Elmo is a municipal corporation organized and existing under the laws of the State of Minnesota; and

**WHEREAS**, The City of Lake Elmo has established a Comprehensive Plan that includes background data, policy statements, standards, and maps that help to guide the future physical, social, and economic development of the City; and

**WHEREAS**, several residents in the Heritage Farms subdivision petitioned the City to have the City extend sanitary sewer to their properties; and

**WHEREAS**, in 2019, the Lake Elmo City Council ordered a public improvement project to extend sanitary sewer to serve the 44 single-family homes in Heritage Farms; and

**WHEREAS**, the extension of sanitary sewer to the Heritage Farms subdivision requires amendments to the MUSA boundary, the Wastewater Services and Facilities Plan and to the land use map in the Lake Elmo Comprehensive Plan;

**WHEREAS**, the City has prepared a map of the proposed MUSA expansion showing the affected properties to be added to the MUSA of the City; and

**WHEREAS**, the City has prepared amendments to the Wastewater Services and Facilities Plan and to the Land Use Map that reflect the addition of the 44 single-family homes to the sanitary sewer service area in Lake Elmo; and

**WHEREAS**, the notice has been published, mailed and posted pursuant to the Lake Elmo Zoning Ordinance, Section 154.109, and MN State Statute 473.858; and

**WHEREAS**, the Lake Elmo Planning Commission held a public hearing about the proposed Comprehensive Plan amendments on January 13, 2020; and

**WHEREAS**, the Lake Elmo Planning Commission has submitted its recommendation of approval of the proposed Comprehensive Plan Amendments to the City Council; and

**WHEREAS**, the City Council considered the said matter at its January 21, 2020 meeting;  
and

**NOW, THEREFORE,** based on the testimony elicited and the information received, the City makes the following:


**Findings**

1. Several of the property owners in the Heritage Farms subdivision petitioned the City to have the City extend sanitary sewer to their neighborhood.
2. The Lake Elmo City Council has ordered a public improvement project that will extend sanitary sewer to the neighborhood in 2020.
3. The City will be assessing the affected property owners for the costs associated with the public improvement project.
4. The proposed sanitary sewer extension project for the Heritage Farms subdivision requires amendments to the MUSA boundary and to the Wastewater Services and Facilities plan in the Lake Elmo Comprehensive Plan.
5. The expansion of the MUSA to include the additional 44 single-family properties is consistent with goals and policies of the City.
6. The expansion of the MUSA for the Heritage Farm subdivision is consistent with improving the health, safety and welfare of the City of Lake Elmo residents.
7. The Metropolitan Council has administratively reviewed the proposed amendment and appeared to have no objection and had waived adjacent jurisdictional review.

**NOW, THEREFORE, BE IT RESOLVED** that based on the foregoing, the Lake Elmo City Council does hereby approve the necessary Lake Elmo Comprehensive Map Amendments for the Heritage Farms sanitary sewer improvement project including the expansion the MUSA, subject to and contingent upon the following:

1. The Metropolitan Council's approval of the Comprehensive Plan Map Amendment.

This resolution was adopted by the City Council of the City of Lake Elmo on this 21<sup>st</sup> day of Jan., 2020.

  
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Mike Pearson, Mayor

ATTEST:

  
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Julie Johnson, City Clerk