

**CITY OF SHOREWOOD
COUNTY OF HENNEPIN
STATE OF MINNESOTA**

RESOLUTION 26-15

**A RESOLUTION APPROVING THE PETITION FOR AN ENVIRONMENTAL ASSESSMENT
WORKSHEET FOR THE WATTEN PONDS 2ND ADDITION SUBDIVISION**

WHEREAS, Gravity Investment, LLC (“Applicant”) is the owner of an unaddressed property within the City of Shorewood with Parcel ID: 291172344029 (“Subject Property”); and

WHEREAS, the Applicant has submitted a request for a preliminary and final plat to subdivide the Subject Property into two lots known as Watten Ponds 2nd Addition (“Project”); and

WHEREAS, the Planning Commission considered the Applicant’s request on February 4, 2026 and recommended approval of the preliminary and final plat; and

WHEREAS, on February 6, 2026, the Minnesota Environmental Quality Board (EQB) received a petition (“Petition”) requesting an Environmental Assessment Worksheet (EAW) be prepared for the Project, and the EQB determined that the City of Shorewood is the responsible governmental unit (“RGU”) to make that determination; and

WHEREAS, on February 9, 2026, the City Council was scheduled to review the application, but the matter was pulled from the agenda and review was extended pursuant to Minn. Stat. 15.99; and

WHEREAS, the matter came before the City Council for review at its meeting on February 23, 2026.

NOW THEREFORE, BASED UPON THE RECORD BEFORE IT, THE CITY COUNCIL OF THE CITY OF SHOREWOOD, MINNESOTA MAKES THE FOLLOWING FINDINGS:

FINDINGS

1. The above recitals are incorporated as if set forth herein.
2. The Project is a 2-lot subdivision known as Watten Ponds 2nd Addition.
3. Petitioners have filed a request for discretionary environmental review pursuant to the Administrative Rules promulgated under the Minnesota Environmental Policy Act. Petitioners suggest that an EAW is necessary because the Project demonstrates the potential for significant environmental effects.

4. The Petition is not exempt under Minn. R. 4410.4600, subd. 12.
5. The nature and location of the proposed Project, lying within the Shoreland District, and adjacent to wetlands, has the potential for significant environmental effects, according to the criteria in Minn. R. 4410.1700, subp. 7:
 - a. The Type, extent and reversibility of environmental effects, such as: Unknown effects on water table and loss of significant trees.
 - b. Cumulative potential effects, such as: Loss of ecosystems that cannot be replaced and unknown hydrological impacts on the interconnected wetlands.
 - c. The extent to which environmental effects are not subject to mitigation by ongoing public regulatory authority because property is too small to garner ecological resources and evaluation available to larger properties.
 - d. The extent to which environmental effects cannot be anticipated or controlled as a result of environmental studies undertaken by public agencies or the project proper, as follows: Impacts of the development on stormwater management for on the entire neighborhood as a result of flooding and snowmelt.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SHOREWOOD, MINNESOTA MAKES THE FOLLOWING DECISION:

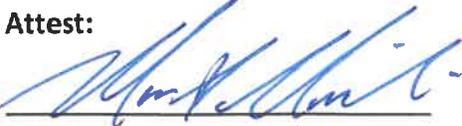
DECISION

1. The Petition is hereby APPROVED.
2. Staff is directed to provide a copy of this Resolution to the EQB, the Petitioner's Representative, and the Applicant within 5 days.

Adopted by the City Council of Shorewood, Minnesota this 23rd day of February 2026.


Jennifer Labadie, Mayor

Attest:


Marc Nevinski, City Administrator