

REQUEST FOR COUNCIL ACTION

Meeting

Date: August 10.26

AGENDA SECTION: General Business

ORIGINATING DEPT:
Clerk

ITEM DESCRIPTION: Petersen 10th Subdivision
GDP Revision & Preliminary Plat

PREPARED BY: C. Roeder

The Planning Commission held a public hearing on August 4th to consider the General Development Plat Revision and Preliminary Plat for Petersen 10th Subdivision (see minutes).

They are recommending approval, subject to City Engineer Obernolte's review letter and MnDOT comments.

COUNCIL ACTION REQUESTED:

Approval of the revised GDP & Preliminary Plat for Petersen 10th Subdivision.



ENGINEERING
SURVEYING
PLANNING

June 30, 2026

Cheryl Roeder – City Clerk
City of Stewartville
PO Box 275
105 East 1st Street
Stewartville, MN 55976

RE: Petersen Tenth Subdivision Preliminary Plat Application

Dear Ms. Roeder,

Petersen 10th Preliminary Plat

Enclosed is the Preliminary Plat for the Petersen 10th Subdivision. This plat will introduce fourteen (14) single-family residential lots and three (3) outlots across 12.80 acres (557,760 ft²). Outlot 'A' covers the upper region of the drainage channel and is to be dedicated to the City (12,586 ft²). Outlot 'B' covers future Petersen 11th Subdivision (203,199 ft²) and Outlot 'C' covers future Petersen 12th Subdivision (131,041 ft²). The land to be platted as Petersen 10th adheres to the street and lot layout as that of the approved Petersen Subdivision General Development Plan.

Petersen 10th proposed construction will include extension of Petersen Pl NW to its intersection with Petersen Ct NW. Petersen Ct NW will be partially constructed both east and west of Petersen Pl NW, which will form a hammerhead turnaround and allows for seamless connection when future phases come online. Public watermain, sanitary sewer and storm sewer that were stubbed into the site as part of Petersen 9th will be extended to serve the lots.

The information required per Section 1220.02 – Preliminary Plat Submittal is on the face of the Preliminary Plat or on supplemental documents.

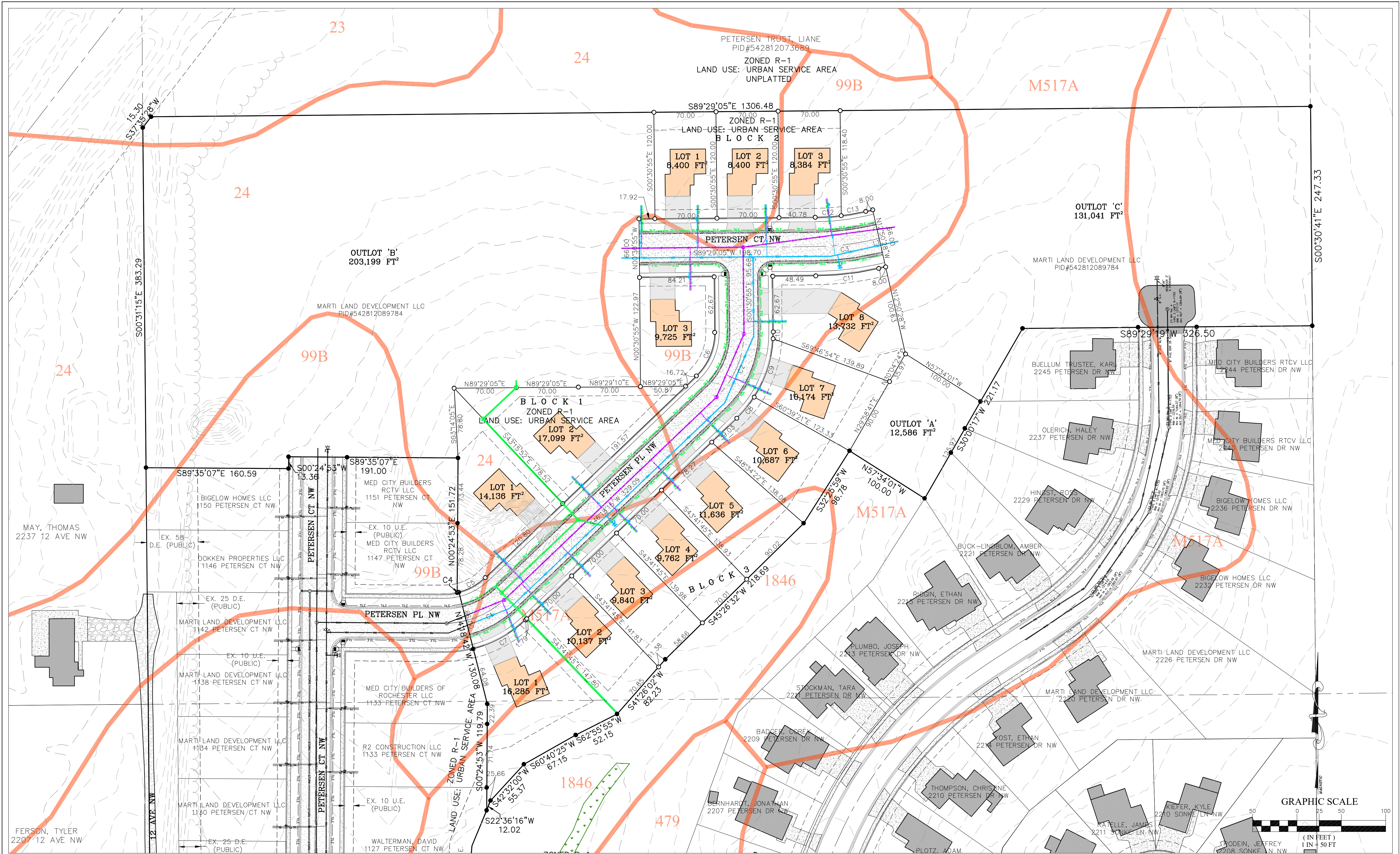
Please feel free to call with any questions or if you need additional information for processing.

Sincerely,

Jason Kappers, PE

cc: Mike Marti – Marti Land Development, LLC.

Attachments: Preliminary Plat Application | Preliminary Plat | Preliminary Construction Plans | Preliminary Grading Plans



I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

DATE 06/30/26 REG. NO. 62741

DATE: 06/30/2026
Prepared For:
MARTI LAND DEVELOPMENT
701 3 ST SE
KASSON, MN 55944
FILE NO.: 25-012 PP

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DESIGNED JWK
DRAWN JWK
CHECKED MRW

REVISED	BY	DATE
PRELIM	JWK	06/09/26
PP SUBMITTAL	JWK	06/30/26

CITY OF STEWARTVILLE
OLMSTED COUNTY

BENCHMARK:
MNDOT GIS STATION # 99878 LEVELING-DERIVED ORTHOMETRIC HEIGHT (FEET): 1253.200

PETERSEN TENTH SUBDIVISION
PRELIMINARY PLAT

SHEET 1
OF 2 SHEETS