

2025 Orderly Annexation Area

The area designated for annexation in this new agreement is 1900 acres primarily west of Marshall Road/17. It has been part of an Orderly Annexation Agreement since 1972 and included in the 2003 agreement noting that the area is need of more definitive annexation guidance.

This area has been identified by the Met Council, Scott County and Prior Lake as an area for both residential and industrial growth to be served by sewer and water.

As part of renewing discussions, the Township focused on benefits both to residents and the township as a whole including fiscal sustainability while maintaining reasonable taxes, providing for orderly annexation that benefits residents, equitably managing road costs, diversifying the tax base and stabilize the borders for efficient planning.

Potential Benefits of an Agreement to Residents in this Area -

The new agreement provides for

Sewer and water services within 2 years of annexation but does not require connection unless septic is failing- proof of inspection will be required. Residents will receive services under Minnesota Statute 429 providing that a maximum of 30% of costs will be assessed to the resident. This rule may not apply if a resident petitions to be annexed into Prior Lake.

Property that is eligible for redevelopment with city services can be developed at higher densities than in the township.

Planned and orderly annexation of the area but isn't confined to specific dates as was the previous agreement which led to a variety of challenges.

Township input on a resident's request for a variance.

Potential Benefits in the Areas that were to be annexed in 2024 but will remain in the township for a minimum of 50 years.

Residents will continue to pay township tax rates which are lower than city tax rates.

Sanitary sewer services will remain the same although costs for sewer and water will be at a higher rate not to exceed 20% of current rates.

Residents with unsewered properties will have the opportunity to connect to city sanitary sewer if environmental conditions impede options for an alternative septic system. Costs of connection to be paid by resident. Full sewer and water are not contemplated under this agreement.

Emergency services, schools, addresses, street maintenance will remain unchanged.