City of Blaine
City Council

December 18, 2023 | 7:00 PM
Blaine City Hall
10801 Town Square Drive NE
Blaine, MN 55449

AGENDA

1. Call to Order by the Mayor

2. Pledge of Allegiance

3. Roll Call

4. Awards - Presentations - Organizational Business

4.1. 2023-648ORD 23-2538 Ordinance Amending Blaine Code of Ordinances - City Council, Article II. - Sec. 2-33. Rules of Order and Procedure.
Sponsors: Michelle Wolfe, City Manager

5. Communications

6. Open Forum

Open Forum is an opportunity for the public to present an issue or concern to City Council. There is a maximum of fifteen minutes set aside for open forum. Each presentation should be limited to no more than three minutes. If your item needs follow-up from the City, staff will arrange for that follow-up and will contact you to let you know what is being done. Thank you for coming this evening.

7. Adoption of Agenda

8. Approval of Consent Agenda:

All items listed under the "Consent Agenda" are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

8.1. 2023-631 Schedule of Bills Paid
Sponsors: Jason Zimmerman, Finance Director

8.2. 2023-599 Approve 2024 Annual Business License Renewals

Sponsors: Cathy Sorensen, City Clerk

8.3. 2023-620 Approve Flock Safety License Plate Reader Camera System
Sponsors: Mark Boerboom

8.4. RES 23-199 Resolution Releasing Lots 2 & 3, Block 3, Radisson Industrial Park from Recorded Development Agreement (Case File No. 23-0084/SAS)
Sponsors: Sheila Sellman, City Planner

8.5. 2023-637 Reject Bids for 2024 Water Treatment Plant Chemicals
Sponsors: Nick Fleischhacker, Public Works Director

8.6. RES 23-210 Approving Interfund Transfers and Fund Closures
Sponsors: Jason Zimmerman, Finance Director

8.7. RES 23-174 Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Northwest Area Street Reconstructions, Improvement Project No. 24-05
Sponsors: Daniel Schluender, Director of Engineering

8.8. RES 23-177 Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Pleasure Creek Area Street Reconstructions, Improvement Project No. 24-06
Sponsors: Daniel Schluender, Director of Engineering

8.9. RES 23-178 Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Southwest Area Street Reconstructions, I/P 24-07.
Sponsors: Daniel Schluender, Director of Engineering

8.10. 2023-644 Approve Lobbying Agreement with The Ferguson Group
Sponsors: Michelle Wolfe, City Manager

9. 7:00 PM - Public Hearings/Meetings and Items Published for a Certain Time

9.1. RES 23-196 Resolution Vacating Drainage and Utility Easement Lying Over, Under and Across Outlot A, Preserve at Lexington Waters, Vacation No. V23-06
Sponsors: Daniel Schluender, Director of Engineering

9.2. RES 23-203 Granting an Interim Use Permit for a Land Reclamation Permit to Allow for Stockpile of Top Soil Onsite and Prepare Property for Future Development
Sponsors: Daniel Schluender, Director of Engineering

9.3. RES 23-209 2024 Truth in Taxation Meeting: Adopting the 2024 Property Tax Levy and City Budgets

Sponsors: Jason Zimmerman, Finance Director

10. Development Business

10.1. ORD 23-2534 Second Reading

Ordinance Granting a Rezoning from Planned Office District (POD) to Development Flex (DF) at 4321 109th Avenue NE. Infinite Campus (Case File No. 23-0077/SAS)

Sponsors: Sheila Sellman, City Planner

10.2. RES 23-186 Resolution Granting a Conditional Use Permit for a 213,295 Square Foot Two-Story Office Building with a Tower, Auditorium, 8,700 Square Foot Residence on the 5th Floor, and a Parking Structure in a Development Flex (DF) Zoning District at 4321 109th Avenue NE. Infinite Campus (23-0077/SAS)

Sponsors: Sheila Sellman, City Planner

10.3. ORD 23-2535 Second Reading

Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

Sponsors: Sheila Sellman, City Planner

10.4. RES 23-204 Summary Resolution for Publication of an Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

Sponsors: Cathy Sorensen, City Clerk

11. Administration

11.1. ORD 23-2537 Second Reading of an Ordinance Repealing the Fee Schedule From City Code and Adopting the 2024 Fee Schedule

Sponsors: Cathy Sorensen, City Clerk

11.2. RES 23-208 Summary Resolution for Publication of an Ordinance Removing Appendix D - City Fee Schedule

Sponsors: Cathy Sorensen, City Clerk

11.3. RES 23-207 Adopting the 2024-2028 Capital Improvement Program and Authorizing 2024 Purchases and Projects

Sponsors: Jason Zimmerman, Finance Director

11.4. RES 23-205 Approve 2024 Transfer and Budget Amendment from the Strategic Priorities Fund to the Parks and Trails Fund

Sponsors: Jason Zimmerman, Finance Director

11.5. 2023-645 Approve Renewal of City Attorney Prosecution and Civil Contracts with Eckberg Lammers Attorneys at Law

Sponsors: Michelle Wolfe, City Manager

12. Other Business

13. Adjournment

City of Blaine
Staff Report

File Number: 2023-648ORD 23-2538

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Ordinance

Awards - Presentations - Organizational Business - Michelle Wolfe, City Manager

Agenda Item # 4.1

Ordinance Amending Blaine Code of Ordinances - City Council, Article II. - Sec. 2-33. Rules of Order and Procedure.

Executive Summary

Council is asked to adopt an emergency ordinance amending Sec. 2-33 Rules and Procedures regarding attendance upon the Council Chambers dais.

Background

To better ensure a safe and secure environment for the public, elected officials, and staff during public meetings in council chambers, staff is recommending council waive first reading and adopt an emergency ordinance regarding who is allowed on the dais during council meetings. Per Sec. 3.06, an emergency ordinance can be adopted by at least five votes of councilmembers in order to preserve public peace, health, morals, safety or welfare. If adopted the ordinance will be published and posted in at least three conspicuous places until the ordinance has been published.

Strategic Plan Relationship

This item relates to the organizational health strategic priority of the strategic plan.

Board/Commission Review

N/A

Financial Impact

N/A

Public Outreach/Input

N/A

Staff Recommendation

By motion, waive first reading and adopt the emergency ordinance as presented.

Attachment List

None

City of Blaine

Signature Copy

Ordinance: ORD 23-2538

Ordinance Amending Blaine Code of Ordinances - City Council, Article II. - Sec. 2-33. Rules of Order and Procedure.

THE CITY OF BLAINE DOES ORDAIN: (Added portions are underscored and deleted portions are shown with overstrike.)

Code of Ordinances – City Council – Article II - Sec. 2-33. Rules of order and procedure.

The following rules of order and procedure shall govern the deliberations and the meetings of the council and of committees thereof:

(1) Regular meetings of the council shall be held on the first and third Mondays of each month at the hour of 7:00 p.m. Any regular meeting falling upon a legal holiday shall be held within seven days following the legal holiday at the same hour.

(2) The council may, by a majority vote of those present, adjourn from time to time to a certain special date and hour, and no notice is required to be served in the case of adjourned meetings.

(3) The council shall determine the order in which business shall be conducted at council meetings. In the absence of a secretary, the mayor, or the president pro tem, in the absence of the mayor, shall appoint a secretary pro tem.

(4) The proceedings of the meeting shall be conducted in accordance with the parliamentary rules contained in Robert's Rules of Order, Newly Revised, unless otherwise provided by statute or by these rules; except that failure to comply with such Robert's Rules of Order, Newly Revised, shall not invalidate any council action.

(5) Attendance upon the dais:

(a) To better ensure a safe and secure environment for the public, elected officials, and staff during public meetings, while the city council is in session, as well as the time period before convening and after adjournment when the mayor councilmembers are present in the chambers, only the following persons shall be admitted within the bar and upon the dais:

(1) Mayor and councilmembers of the Blaine City Council; and

(2) City manager or their designee; and

(2) City clerk and staff from city clerk's office; and

(3) Representative(s) from the police department; and

(4) City staff presenting agenda items to the council; and

(5) City attorney and staff from the city attorney's office.

(b) The mayor or any councilmember, with the consent of a majority of city council, may invite other persons within the bar and upon the dais for specific, limited purposes, such as the presentation of special honors or recognitions.

INTRODUCED and first reading waived and read in full this 18th day of December 2023.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

CITY OF BLAINE

SCHEDULE OF BILLS PAID
APPROVED ON 12/18/2023 FOR PAYMENTS THE WEEK OF 11/24/2023

Vendor Name	Description		Amount
ALL AUTO GLASS LLC	Replace windshield	$	426.30
APPRIZE TECHNOLOGY SOLUTIONS	monthly benefits charge	$	1,345.60
AWAD ESTEPHAN ANTOINE	Refund Tobacco License	$	200.00
AWAD ESTEPHAN ANTOINE	Refund Tobacco License	$	100.00
BALESTRIERI ENVIRONMENTAL	107 112th Sq NE	$	2,000.00
BARNUM COMPANIES INC	quarterly maintenance for doors	$	1,466.00
CAPITAL ONE TRADE CREDIT	Battery charger/cord	$	154.74
CARGILL INCORPORATED	Part/Tech Service: Brine Tank	$	7,507.00
CENTURYLINK	Telephone Service	$	74.39
CHRISTENSEN ORIN	Travel Expenses for Conference	$	151.41
CINTAS CORPORATION	Uniform/Rug Rentals	$	182.35
CINTAS CORPORATION	Uniform/Rug Rentals	$	379.57
CINTAS CORPORATION	CH mats	$	205.47
CINTAS CORPORATION	Uniform/Rug Rentals	$	178.43
CINTAS CORPORATION	MAYC mats, mops, towels	$	36.69
CINTAS CORPORATION	Uniform/Rug Rentals	$	400.60
CINTAS CORPORATION	Uniform/Rug Rentals	$	205.67
CITY OF BLAINE	Cash for winter celebration	$	400.00
CITY OF LINO LAKES	MAYC trip	$	2,759.00
CIVICPLUS, LLC	ANNUAL SUBSCRIPTION	$	4,390.00
CIVICPLUS, LLC	Republication of City Code	$	11,584.00
COMCAST	Internet and Television - MAYC	$	244.13
COMCAST	Public Works Internet Service	$	201.47
CONNEXUS ENERGY	8699 Davenport St NE Lift #1	$	43.67
CONNEXUS ENERGY	10601 Nassau St NE	$	14.50
CONNEXUS ENERGY	10601 Nassau St NE	$	35.00
CONNEXUS ENERGY	10603 Nassau St NE	$	35.00
CONNEXUS ENERGY	10605 Nassau St NE	$	35.00
COREMARK METALS	Steel for Sign shop	$	1.30
CRYSTEEL TRUCK EQUIPMENT	Beacon Mini light bar	$	280.30
CUB FOODS INC - THE VILLAGE	Coffee w/Cop supplies	$	51.96
CUB FOODS INC - THE VILLAGE	LETAC training items	$	25.98
CUB FOODS INC - THE VILLAGE	Officer Swearing-in Reception	$	74.39
CUB FOODS INC - THE VILLAGE	Items for Training Building	$	35.92
CUMMINS SALES AND SERVICE	Generator Maintenance Contract	$	520.48
DIAMOND MOWERS INC	Caster hub & Extension	$	255.66
E G RUD & SONS INC	Lift Station 13	$	2,240.50
ECM PUBLISHERS INC	2023 Public Hearing Notices	$	118.25
EMERGENCY AUTOMOTIVE TECH	Power Port Modules for Squads	$	120.67
FASTENAL COMPANY	Straps for Salt dog - Streets	$	162.49
FISERV	October FISERV Payment	$	183.44
FRIENDLY CHEVROLET INC	Brake Rotors/Pads for PD Stock	$	1,320.76
FRIENDLY CHEVROLET INC	Vehicle Pumps - PD Stock	$	48.40
GALLAGHER BENEFIT SERVICES	DBM evaluations	$	1,000.00
GARDNER ADAM	Reimburse - GIS Day Supplies	$	82.00
GIMPL TAMMY	Kennel Services for Oct, 2023	$	350.00
HAMMER SPORTS LLC	Adult Men's Basketball Refs	$	344.00
HARDWOOD CREEK LUMBER	Wood Lathe for plowing/Streets	$	490.00

HAUGO GEO TECHNICAL SERVICES	Geotechnical Services	$	15,000.00
HAWKINS INC	Water Treatment Chemicals	$	9,421.90
HURCO TECHNOLOGIES INC	Valve housing/control valve	$	140.17
IMPACT PROVEN SOLUTIONS	UTILITY BILLING INVOICE PRINTING	$	4,904.81
INSIGHT PUBLIC SECTOR INC	Switch parts; Well 11	$	197.54
INTEGRITY EMPLOYEE BENEFITS	professional services - benefits	$	2,637.00
IUOE LOCAL 49 FRINGE BENEFIT	October Union Apprenticeship Fund	$	571.77
JAHNKE KELLY	Dog Food and Boarding for K-9 Cuda	$	315.36
JOHNSON TONY	Reimbursement for Vactor Training	$	447.15
JONATHAN HOMES OF MN LLC	Escrow Refund 4610 131st Ave NE	$	4,900.00
LAKES IRRIGATION LLC	Irrigation Water Usage - Parks	$	2,590.56
LAKES IRRIGATION LLC	Irrigation Water Usage - Parks	$	3,856.10
LAWSON PRODUCTS INC	Mechanic shop supplies	$	1,593.30
LITTLE FALLS MACHINE INC	Spinner Motors for PW stock	$	1,145.33
MACQUEEN EQUIPMENT INC	Sight Gauge	$	397.24
MARTIN MARIETTA MATERIALS	Patching Materials - Water	$	892.03
MARTIN MARIETTA MATERIALS	Patching Materials - Water	$	761.97
MC TOOL & SAFETY SALES	Safety Glasses for PW	$	787.71
MELY GREG	Residential Building Inspector Test	$	290.00
MENARDS - BLAINE	Curb Stop Parts	$	72.96
MENARDS - BLAINE	Lumber for Hockey Boards/Signs	$	853.02
METROPOLITAN COUNCIL	October 2023 SAC	$	108,271.45
MICKMAN BROTHERS INC	Irrigation Repairs - West Lake Park	$	141.00
MICKMAN BROTHERS INC	Winterize Irrigation - East Lake Park	$	176.00
MICKMAN BROTHERS INC	Winterize Irrigation - West Lake Park	$	199.00
MID AMERICA METER INC	Spools/Grounding Rings: WTP 1	$	3,539.60
MID AMERICA METER INC	Capital: Grounding Rings: WTP 1	$	1,153.73
MID AMERICA METER INC	Mag Meter Testing; WTP 1	$	199.50
MIERS CHAD	Reimbursement for Training	$	507.79
MINNEAPOLIS OXYGEN COMPANY	Oxygen Cylinders for PD	$	143.00
MINNESOTA OCCUPATIONAL HEALTH	pre employment testing	$	1,643.00
MINNESOTA UI	unemployment insurance bill Q3	$	315.16
MN DEPT OF LABOR AND INDUSTRY	October 2023 State Surcharge	$	8,543.51
MN HWY SAFETY & RESEARCH CENTER	Defensive Driving Refresher Class	$	456.00
MN MUNICIPAL UTILITIES ASSC	safety management program	$	9,308.00
MOORE ALEXANDER MICHAEL	Boarding Fees for K9 Andy	$	197.87
NUSS TRUCK & EQUIPMENT	Insurance Claim	$	77.20
ONSITE AUTO GLASS	Windshield	$	428.95
O'REILLY AUTOMOTIVE STORES INC	Belts for Air Handler	$	51.46
PHAM VICTOR	Items for patrol training	$	13.99
POTVIN ERIC	Reimburse - GIS Day Supplies	$	19.45
PRINT CENTRAL	Window Envelopes	$	585.87
PRO-TEC DESIGN INC	Door repair - Lakeside Commons	$	229.50
RIVARD COMPANIES INC	Tree/Stump Removal	$	18,916.00
SEBURG MARK	Refund for Vending License	$	100.00
SHORT ELLIOTT HENDRICKSON INC	2023 NW Area Street Reconstruct	$	19,968.53
SHORT ELLIOTT HENDRICKSON INC	Pleasure Creek St Reconstruction	$	33,485.17
SHORT ELLIOTT HENDRICKSON INC	National St Water Service Improve	$	10,090.42
SIEMSEN TAMELA	Mileage Reimbursement	$	37.20
SMITH BROS DECORATING CENTER	parking lot yellow paint	$	661.99
STATE OF MINNESOTA	Court costs	$	12.25
STREET PLUMBING INC	Permit Refund	$	2,175.00
STREICHER'S	Uniform	$	116.00
SUNDGAARD JOSHUA	Gas for squad	$	40.50
T-MOBILE USA INC	GPS Locate tracking	$	125.00

TOTAL COMPLIANCE SOLUTIONS INC	random drug testing	$	242.00
TOYS FOR TRUCKS INC	Distracted Driving Truck Lift Kit	$	2,945.95
TPC TWIN CITIES	Appreciation Day Golf Event	$	12,295.20
TWIN CITIES TRANSPORT	Tow for Squad 5321	$	125.00
VERIZON WIRELESS	Telephone Service	$	80.02
WALTERS RECYCLING & REFUSE INC	Organics Collection 2023	$	150.00
WALTERS RECYCLING & REFUSE INC	Garbage and Recycling Contract	$	407,947.23
ZAHL-PETROLEUM MTCE CO	Repair Gas Pump	$	323.17
ZIEGLER INC	Refund	$	(1,649.84)
ZIEGLER INC	Refund	$	(713.50)
ZIEGLER INC	Refund	$	(1,036.50)
ZIEGLER INC	Bucket Mount: Mini Excavator	$	1,750.00
ZIEGLER INC	Filters for PW Stock	$	573.02
ZIEGLER INC	Cord for 1300	$	22.93
ZIEGLER INC	Plant 1 Generator Maintenance	$	6,808.94
		$	746,031.12

CITY OF BLAINE

SUBSET OF PAYMENTS BETWEEN $20,000 AND $50,000 FROM THE SCHEDULE OF BILLS PAID APPROVED ON 12/18/2023 FOR PAYMENTS THE WEEK OF 11/24/2023

Vendor Name	Description	Amount
SHORT ELLIOTT HENDRICKSON INC	Pleasure Creek St Reconstruction	$ 33,485.17

CITY OF BLAINE

SCHEDULE OF BILLS PAID
APPROVED ON 12/18/2023 FOR PAYMENTS THE WEEK OF 12/1/2023

Vendor Name	Description		Amount
ABM EQUIPMENT	Batteries for Liftstations	$	72.96
ABUNDANT LIFE COMM CHURCH	ROW/Easement Purchase	$	108,300.00
ALL TEST & INSPECTION INC	Crane Inspections: WTP's & Towers	$	927.50
AMAZON CAPITAL SERVICES	Suction Guns for Mechanics	$	53.76
AMAZON CAPITAL SERVICES	Two sided tape, batteries	$	27.85
AMAZON CAPITAL SERVICES	Mouse, TV, Web camera	$	723.73
AMAZON CAPITAL SERVICES	Keyboard	$	109.99
AMAZON CAPITAL SERVICES	Flashlight batteries	$	40.00
AMAZON CAPITAL SERVICES	Stream Webcam	$	99.43
AMAZON CAPITAL SERVICES	park and rec apparel	$	85.49
AMAZON CAPITAL SERVICES	supplies for winter events	$	200.44
AMAZON CAPITAL SERVICES	Wall Adhesive and Hooks	$	78.89
AMAZON CAPITAL SERVICES	label maker, labels ,paper, organizers	$	214.23
AT&T MOBILITY	data coverage for bait trailer	$	53.97
BACHMAN TRENT	meal reimbursement for training	$	78.64
BARNUM COMPANIES INC	PW Southeast OHD door broken	$	9,218.78
BARNUM COMPANIES INC	PW quarterly check gates	$	660.00
BARR ENGINEERING COMPANY	WTP2 Preventative Maintenance	$	24,392.11
BAUER BUILT INC	New Tires for 1248	$	950.06
BCI CONSTRUCTION INC	HYDRANT METER DEPOSIT REFUND	$	375.00
BLAINE BROTHERS INC	Brakes/Axle seals for 1200	$	5,121.67
BRAD'S CATCH BASIN REPAIR LLC	Gate pad; Dog Park	$	4,800.00
BRAUN INTERTEC CORPORATION	Construction Materials Testing	$	5,035.50
BROADWAY TENT & EVENT	Highway 65 Event Rentals	$	1,174.50
BROWNELL THOMAS	Certification exam reimbursement	$	175.00
CALIBER COLLISION	Repairs to squad 5318	$	10,271.74
CAPITAL TRUST DEVELOPMENT	Alexander Woods 2nd Escrow	$	59,079.70
CAPITAL TRUST DEVELOPMENT	Alexander Woods 2nd Escrow	$	70,542.60
CARGILL INCORPORATED	Service Part/Tech Service	$	2,440.00
CENTERPOINT ENERGY	750 Clover Leaf Parkway	$	80.00
CENTURYLINK	Telephone Service	$	127.97
CINTAS CORPORATION	MAYC mats, mops, towels	$	36.69
CINTAS CORPORATION	MAYC first aid cabinet supplies	$	7.15
CODA	Entertainment for MAYC	$	350.00
COMMERS THE WATER COMPANY	CH rebuild water softeners	$	3,357.46
COMPUTER EXPLORERS	Virtual computer class (P/R)	$	105.00
CONNEXUS ENERGY	Electric Service	$	44,744.88
CRYSTEEL TRUCK EQUIPMENT	Plow Parts; PW Stock	$	447.78
CYBER ADVISORS INC	M365 SkyKick Backup	$	1,228.00
CYBER ADVISORS INC	M365 SkyKick Backup	$	1,192.00
DAVE PERKINS CONTRACTING INC	Water Main Break Repair	$	8,591.00
DEANS HOME SERVICE	Permit Refund B23-04477	$	151.00
DEMAIO TAVIA	Wellness Event	$	220.00
DOLS RICHARD	DOT Health Card reimbursement	$	95.00
EB BLAINE DEVELOPMENT LLC	105th Redevelopment District	$	50,129.50
EBERT CONSTRUCTION	HYDRANT METER DEPOSIT REFUND	$	3,995.75
ECM PUBLISHERS INC	Advertising & Public Notices	$	59.12
ECM PUBLISHERS INC	2023 Public Hearing Notices	$	86.00

EDINA REALTY	Special Assessment Overpayment	$	390.33
ELECTRIC SYSTEMS SOLUTIONS	Electrical work-Jim Peterson Park	$	7,750.00
EMERGENCY AUTOMOTIVE TECH	Distracted Driving Vehicle	$	17,402.98
EVERLIGHT SOLAR	Permit Refund B23-02834	$	80.00
FRANKENSIGNS INC	City Hall Indoor signage	$	18,572.00
GRAINGER	Heater replacement; Well 10	$	863.66
GRAINGER	Brine Couplings-PW Stock	$	56.20
GRAINGER	Furnace Parts - Happy Acres	$	117.36
GRAINGER	Furnace Parts - Happy Acres	$	30.96
GREAT RIVER GREENING	Blaine Wetland Sanctuary	$	11,784.95
GREEN JAKE	TZD Conference Dinners	$	79.75
GREYSTONE CONSTRUCTION CO	HYDRANT METER DEPOSIT REFUND	$	372.85
GROUP HEALTH NON-PATIENT A/R	Employee Wellness Program	$	180.09
HAMMER SPORTS LLC	Refs for Adult Basketball League	$	344.00
INSIGHT PUBLIC SECTOR INC	ArcGIS Azure Hosting	$	2,506.40
INSTRUMENTAL RESEARCH INC	Water Sample Testing	$	840.00
JANSEN WILLIAM	meal reimbursement for training	$	36.69
JOHNSON ZACHARY	meal reimbursement for training	$	58.18
KRAFT MECHANICAL LLC	PW 2 boiler replacements	$	40,415.00
LANDBRIDGE ECOLOGICAL	BMP & Mitigation Maintenance	$	3,770.00
LAUREL TREE FARMS	HYDRANT METER DEPOSIT REFUND	$	375.00
LIFELONG LANDSCAPES LLC	RCP's Pond Maintenance Program	$	21,950.00
LIFELONG LANDSCAPES LLC	RCP's Pond Maintenance Program	$	22,800.00
LRS PORTABLES OF MINNESOTA	Rental of Satellites	$	9,800.18
MANAGED SERVICES INC	CH Towels, TP, liners	$	748.83
MANSFIELD OIL COMPANY	Motor Fuel	$	3,191.17
MANSFIELD OIL COMPANY	Motor Fuel	$	7,444.48
MANSFIELD OIL COMPANY	Motor Fuel	$	13,487.49
MARCO TECHNOLOGIES LLC	Switch VoIP Configuration	$	270.00
MARTIN MARIETTA MATERIALS	Patching Materials - Water	$	150.49
MENARDS - BLAINE	PD Garage Supplies	$	39.21
MENARDS - BLAINE	Mechanic shop supplies	$	137.99
MENARDS - BLAINE	Tool/Lumber-Pioneer Pk bridge	$	235.03
MENARDS - BLAINE	paint and supplies for sleigh	$	42.30
MENARDS - BLAINE	Lag bolts/washers: LAC Hockey rink	$	60.94
MENARDS - BLAINE	Spray Paint/Primer; Water	$	99.80
METRO SALES INCORPORATED	Copier Maintenance and Support	$	414.85
MID AMERICA METER INC	Capital: Meter/Valves	$	31,971.40
MINNESOTA EQUIPMENT - ISANTI	Filters for PW Stock	$	267.78
MTI DISTRIBUTING INC	Rim-Wheel for 2348	$	398.54
MTI DISTRIBUTING INC	Rim-Wheel for 2431	$	162.39
NEOGOV	Subscription fee	$	7,515.86
NUSS TRUCK & EQUIPMENT	Slack Adjusters	$	425.64
OLSEN CHAIN & CABLE INC	Hoist Inspection; Mechanic Shop	$	575.54
PAFFY'S PEST CONTROL INC	City Hall - Pest Control	$	80.35
PAFFY'S PEST CONTROL INC	MAYC Pest Control	$	59.75
PARK CONSTRUCTION COMPANY	HYDRANT METER DEPOSIT REFUND	$	3,567.49
PENO DUDLEY	Reimbursement boiler license	$	20.00
PRECISE MRM LLC	GPS Management	$	1,340.00
PRO-TEC DESIGN INC	PW door unsecure	$	757.89
RAATSI ERIC	Reimbursement - Work Boots	$	233.74
RCM SPECIALTIES INC	Street Patching Material	$	693.42
REC INC	Partial Escrow Release-Foxtail Hollow	$	229,671.00
SATELE TOMMY	meal reimbursement for training	$	68.36
SELETSKIY NATALYA	HYDRANT METER PERMIT REFUND	$	301.45

SEQR BLAINE LLC	SP22-0005, Arris II Apartments	$	28,150.00
STANDARD INSURANCE COMPANY	Life Insurance - monthly	$	8,154.05
STEFCZAK DANIEL	expense report for training- meals	$	79.33
STORM EQUIPMENT LLC	Cutting edges/Runners	$	5,569.58
STREICHER'S	Practice ammo	$	12,657.60
STREICHER'S	Uniforms and clothing	$	3,984.50
STREICHER'S	uniforms and clothing	$	249.92
SUBURBAN TIRE WHOLESALE INC	Tires for PD Stock	$	831.68
SUN LIFE FINANCIAL	Long Term Disability Insurance	$	5,190.41
SUNDGAARD JOSHUA	expense report for gas in squad	$	48.45
SYLVESTER CODY	Mileage Reimbursement	$	58.95
TEAMSTERS LOCAL #320 WELFARE	Police Dental Insurance	$	8,208.00
THE FIRE GROUP INC	Applied for wrong permit	$	380.00
THE LANDING AT NORTH MEADOWS	Park/Rec Refund	$	100.00
TITAN ENERGY SYSTEMS INC	LS 21 Generator Repairs	$	5,445.70
TKDA AND ASSOCIATES INC	TH65 Access Improvement	$	122,646.02
TOUCH OF ALOHA MASSAGE	Wellness Event	$	220.00
TRI-STATE BOBCAT INC	Chain Saw parts	$	275.58
USA BLUEBOOK (#657220)	Hydrant Parts; Water	$	239.50
VERIZON WIRELESS	Telephone Service	$	460.12
VIKING ELECTRIC SUPPLY INC	Fuses for Brine Maker	$	25.96
WEX BANK	Holiday Station Store - Gas	$	46.10
WEX BANK	Fuel for Squad Cars	$	724.92
WEX BANK	Fuel for Squad Cars	$	148.63
WEX BANK	Credit - Circle K Rebate	$	(15.27)
WICKLANDER ANTON	uniform allowance	$	287.23
WRIGHT MONROE	Entertainment at MAYC	$	200.00
WSB & ASSOCIATES INC	Public Works Drainage Improve	$	527.00
WSB & ASSOCIATES INC	LAC Hockey Rinks	$	2,699.25
WSB & ASSOCIATES INC	AUAR Contract - Northtown	$	7,510.00
XCEL ENERGY	Electric Service	$	24,709.74
		$	1,125,130.55

CITY OF BLAINE

SUBSET OF PAYMENTS BETWEEN $20,000 AND $50,000 FROM THE SCHEDULE OF BILLS PAID APPROVED ON 12/18/2023 FOR PAYMENTS THE WEEK OF 12/1/2023

Vendor Name	Description		Amount
LIFELONG LANDSCAPES LLC	RCP's Pond Maintenance Program	$	21,950.00
LIFELONG LANDSCAPES LLC	RCP's Pond Maintenance Program	$	22,800.00
BARR ENGINEERING COMPANY	WTP2 Preventative Maintenance	$	24,392.11
XCEL ENERGY	Electric Service	$	24,709.74
SEQR BLAINE LLC	SP22-0005, Arris II Apartments	$	28,150.00
MID AMERICA METER INC	Capital: Meter/Valves	$	31,971.40
KRAFT MECHANICAL LLC	PW 2 boiler replacements	$	40,415.00
CONNEXUS ENERGY	Electric Service	$	44,744.88

PAYROLL CHECKS & WIRE TRANSFERS

MONTH: NOVEMBER 2023

PAYROLL CHECKS

DATE	VENDOR	DESCRIPTION	AMOUNT
11/09/23	VENDOR CHECKS	CHECK # 79733-79737	$4,626.59
11/09/23	EMPLOYEES	DIRECT DEPOSITS	$609,000.87
11/22/23	VENDOR CHECKS	CHECK # 79738-79746	$11,250.04
11/22/23	EMPLOYEES	DIRECT DEPOSITS	$588,496.27

WIRE TRANSFERS

DATE	VENDOR	DESCRIPTION	AMOUNT
11/09/23	STATE OF MINNESOTA	PAYROLL TAXES	$41,241.69
11/09/23	I.R.S.	PAYROLL TAXES	$183,444.42
11/09/23	P.E.R.A.		$184,396.03
11/09/23	USCM & US BANK	DEFERRED COMP & H.S.A	$60,056.34
11/20/23	STATE OF MINNESOTA	NOVEMBER SALES TAX	$49,257.00
11/22/23	21st CENTURY	CREDIT CARDS	$18,618.70
11/22/23	STATE OF MINNESOTA	PAYROLL TAXES	$40,036.95
11/22/23	I.R.S.	PAYROLL TAXES	$178,060.84
11/22/23	P.E.R.A.		$180,622.94
11/22/23	USCM & US BANK	DEFERRED COMP & H.S.A	$60,478.79

TOTAL $2,209,587.47

City of Blaine
Staff Report

File Number: 2023-599

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Motion

Approval of Consent Agenda: -

Agenda Item # 8.2

Approve 2024 Annual Business License Renewals

Executive Summary

Council is asked to approve the 2024 business license renewals. These licenses will allow establishments to sell tobacco products and provide services by license holders.

Background

Staff has received license renewals for the following license types, which are eligible for renewal on January 1, 2024:

- Garbage Haulers
- Massage Enterprises
- Massage Therapists (approved administratively)
- Tobacco

All city code requirements have been met. Renewal fees will be paid and background checks completed prior to issuance of all licenses. Council has the authority to approve or deny any of these licenses for reasons outlined in the City Code.

Strategic Plan Relationship

This item relates to the Economic Development strategic priority in the 2023-2026 strategic plan by providing opportunities for businesses to thrive while ensuring safe practices are employed.

Board/Commission Review

N/A

Financial Impact

Issuance of license renewals are included in the adopted fee schedule.

Public Outreach/Input

No public notice is required for this license type.

Staff Recommendation

By motion, approve the 2024 business license renewals.

Attachment List

1. 2024 Annual Business License Renewals

Garbage Haulers

Curbside Waste, Inc.
Ace Solid Waste
Allied Waste Services
Aspen Waste
Lepage & Sons, Inc.
Waste Management of Minnesota
Walter's Recycling & Refuse

Massage Enterprise

Ackerman Acupuncture
Asian Massage
Essentially Massage
Massage Envy
Oriental Massage
Salons by JC
Sampson Wellness DBA Elevate Fitness & Massage
Therapeutic Spa
Touch of Aloha Massage and Bodywork LLC

TOBACCO

Awad Company (Marathon)
Blaine Gas Inc.
Fleet Farm
Fleet Farm Fuel
Tobacco Vape Center
Casey's General Store
Tournament Players Club
Central Spirits Liquor Store
Ole Piper Inn
Gas Plus #10
Top Ten Liquors
Tobacco 10 LLC DBA Hi Tech Tobacco
Gas and More Inc.
Central Tobacco
65 Hey LLC
Walmart Ball Rd
Walmart Ulysses
E Cig Smoke
Tobacco & More
G-Will Liquors
Cub Foods Central

Cub Wine and Spirits
Cub Foods University
Cub Foods Northtown
Cub Foods Pheasant Ridge
Blaine MotoMart
Nova Way, LLC
Kwik Trip 1136
Kwik Trip 206
Kwik Trip 925
Kwik Trip 1014
Kwik Trip 1022
Kwik Trip 896
Founders Cigar Company
Northside Grocery & Deli
MGM Wine & Spirits
Blaine Tobacco, LLC
Super USA Gas Plus Inc.
Circle Smoke Shop Plus
Circle Pines Station
Holiday Station Store 306
Mini Mart #5
Holiday Station Store 2746370
Holiday Stationstores
MN Restwood Inc.
Speedway 4311
Speedway 4321
Speedway 4445
Speedway 7020
Walgreen Co.
Walgreen Co.
Walgreen Co.
Walgreen Co.
ELife, LLC

Massage Individual

Jaime Joa-Suer
Tavia Watson
Jessica George
Grace Parker
Min Huang
Adela Rossi
Krista Schramm
Xiaolin Wang

Julie Tarro
XueFeng Chen
Larissa Wilson
Sang Jianfeng
Lai Deming
Lanping Qiu
Ping Ding
Katherine Hiltz
Danielle Portinga
Sun Yang
Jian Ping Thompson
Danielle Dahlin
Rongmei Amy Chen
Leslie Stangler
Jason Erickson
Huazhen Li
Wenli Xu
Xochilt Ruiz
Karen Kropenicki
Xiuzhen Zhang
Julie Emery
Yuying Yang
Zhen Fen Klobassa
Teresa Jean Sampson

City of Blaine
Staff Report

File Number: 2023-620

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Motion

Approval of Consent Agenda: - Brian Podany, Safety Services Manager/Police Chief

Agenda Item # 8.3

Approve Flock Safety License Plate Reader Camera System

Executive Summary

Council is asked to approve the purchase of the Flock Safety Automatic License Plate Reader (ALPR) System. Flock Safety provides an affordable, infrastructure-free automatic license plate reading camera system to reduce crime within a principled framework.

Background

Flock Safety provides automatic license plate reader cameras, technology, and real-time intelligence to combat crime and drive positive outcomes within the City of Blaine. Automatic License Plate Reader (ALPR) cameras are a valuable tool to help prevent crime and help with investigations of crimes. The ALPR cameras are specifically designed to only capture an image of the rear of the vehicle and rear license plate. The technology also recognizes the make and model of vehicles that pass the camera. These cameras do not have a live view nor do they capture images of drivers or passengers. Police personnel are notified when the camera recognizes a passing vehicle as stolen or associated with felony warrants, amber alerts, silver alerts or KOPS (keeping our people safe), alerts. These cameras do not track or monitor traffic violations such as speeding or running a red light, nor do they track expired license plate tabs.

The Flock Safety ALPR cameras can be integrated with our current Axon system. Several other agencies within Anoka County, as well as local businesses and schools, have purchased, or are planning to purchase the Flock Safety System.

The Police Department would like to invest in 30 cameras to be placed strategically throughout the city for a 24-month term. The cameras can be placed on exiting traffic or light poles. The cost for the Flock Safety System for Year 1 is $114,200 and Year 2 is $101,500 for a total of $215,700. The system will be funded through the Public Safety Funds received from the State of Minnesota. After we are done using the Public Safety Funds for the Flock Camera system, the annual cost for the system will go into the

general fund budget. System effectiveness, utilization, cost, and results will all be continually evaluated in the continuation of the system and location of cameras. Additionally, grants and private partnerships such as commercial property owners and HOA's will be explored to offset system costs.

Attached is a Flock Safety Overview PowerPoint and the Flock Safety Agreement.

Strategic Plan Relationship

The Flock Safety System ensures that the Blaine Police Department has the necessary equipment and resources to continue to provide exceptional public safety and crime prevention services with the highest degree of professionalism, transparency and accountability.

Board/Commission Review

No Board/Commission Review

Financial Impact

There is no financial impact on the operating levy of the City of Blaine for the initial 24-month term as the Flock Safety System will be funded through the Public Safety Funds received from the State of Minnesota. The 2024 operating budget will be amended in 2024 to reflect the year one cost of $114,200 and will be offset by the addition of public safety aid, which is required to be received in one installment on December 26, 2023.

Public Outreach/Input

No Public Outreach/Input

Staff Recommendation

Approve the purchase of the Flock Safety Automatic License Plate Reader (ALPR) System.

Attachment List

1. Flock Safety Presenation - Blaine MN (2)
2. Flock Safety MN - Blaine PD - Law Enforcement Agreement_Final Clean (2)

flock safety

+ Blaine, MN

Eliminate crime and shape a safer future, together.

flock safety

Why Flock Safety?

flock safety

flock safety

What we observe:
the current reality

- Limited Police Resources
- Crime is on the rise
- Trust is needed more than ever

What we believe:
the opportunity

- Technology multiplies the force
- Capture and distribute objective evidence to the right user
- Engage community to support and grow

How does the technology work?

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flock safety

When you get Flock you get:

Flock Safety provides your police department with indiscriminate evidence from fixed locations. We provide all of the maintenance so that your police department and city staff can focus on keeping your city safe and prosperous.

INFRASTRUCTURE-FREE

Reduce time to value and utility costs with full-service deployment.

24/7 COVERAGE

Capture objective vehicle data around the clock to multiply your force.

REAL-TIME ALERTS

- NCIC
- NCMEC (Amber Alert)
- Custom Hot Lists

Ethically Made

- No people
- No facial recognition
- No traffic enforcement
- Indiscriminate evidence

flock safety

What this IS

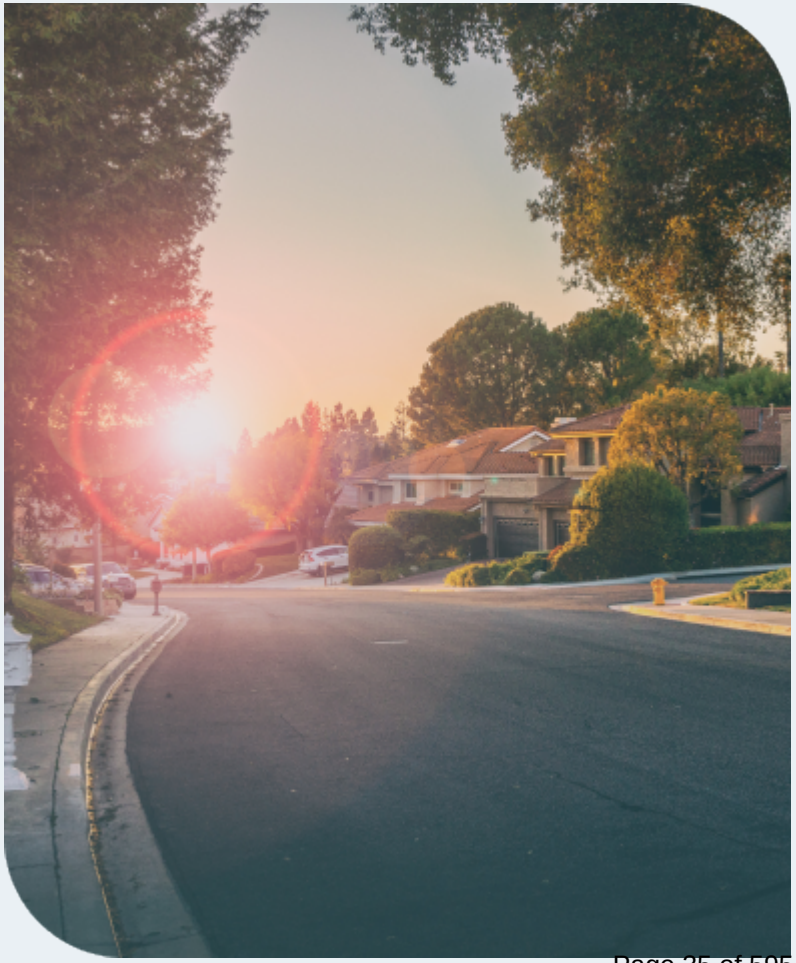
- License plate recognition
- Gathers objective evidence and facts about vehicles, not people
- Alerts police of wanted vehicles
- Used to solve crime
- Adheres to all state laws

What this is NOT

- Not facial recognition
- Not tied to Personal Identifiable Information
- Not used for traffic enforcement
- Data not stored beyond 30 days → ***automatically deletes every 30 days***

How does this technology prevent and eliminate crime?

- **Proactive:** Real time Alerts when stolen or wanted vehicles enter your city
- **Investigative:** As clearance Rates increase, crime rates decrease
- Flock cameras serve as a deterrent



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Mitigating Risk

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Protecting Privacy

- Footage owned by Agency/City and will never by sold or shared by Flock
- 30 day data retention, then deleted
- Short retention period ensures that all data not associated with a crime is automatically deleted & unrecoverable
- Takes human bias out of crime-solving by detecting objective data, and detecting events that are objectively illegal (ex. Stolen vehicles)

- All data is stored securely in the AWS Cloud, and end to end encryption of all data
- Search reason is required for audit trail
- NOT facial recognition software
- NOT predictive policing
- NO PII is contained in Flock
- NOT used for traffic enforcement
- Not connected to registration data or 3rd party databases (Carfax, DMV)
- Transparency Portal (optional)

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Transparency + Insights

Measure ROI and promote the ethical use of public safety technology

Transparency Portal

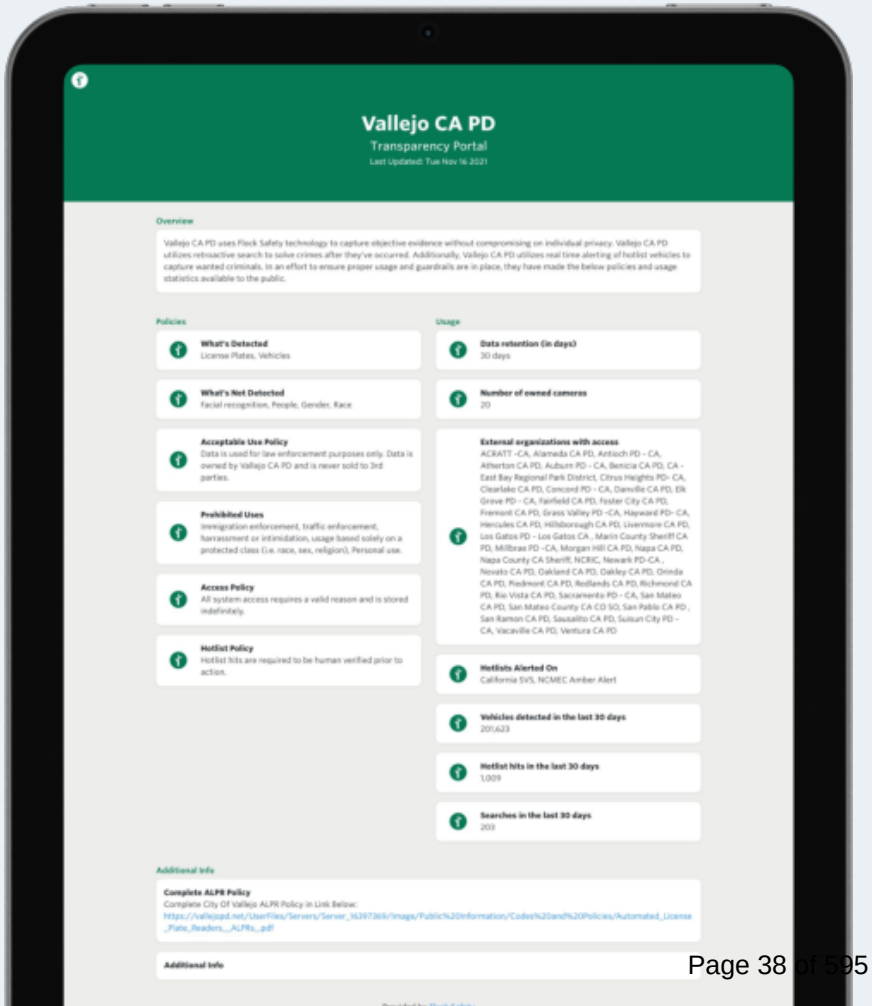
- Customizable for each agency
- Display technology policies
- Publish usage metrics
- Share downloadable Search audits

Insights Dashboard

- Measure crime patterns and ROI
- Audit Search history

Examples

- Click here for Morgan Hill PD
- Click here for Vallejo PD



Already solving and preventing crime

flock safety

Flock Safety In Minnesota

Plus, many more commercial and private customers

Woodbury PD
University of Minnesota
Campus PD
Saint Louis Park PD
Wayzata PD
Edina PD
St Louis County SO
NADG/SG Riverdale Village LP
Orono PD
City of St. Mary's Point
Three Rivers Park Dist Public Safety
Maple Grove PD
Centennial School District 12
Long Lake

Stolen U-Haul Truck Found

Rice Lake PD - Rice Lake, WI

- Rice Lake Police received an alert from a Flock LPR on a U-Haul van stolen out of the city of Eau Claire.
- Barron County Sheriff and Rice Lake PD located the unoccupied U-Haul in a parking lot. Two men got into the U-Haul, upon which officers approached.
- The U-Haul backed up and began to flee. A pursuit continued from 90-110 MPH, when officers deployed stop sticks.
- The suspects were arrested and illegal narcotics, including meth, were also found in the vehicle.

source

flock safety

Solving Violent Crimes in Wisconsin

West Allis PD - West Allis, WI

- ➔ Armed robbery: West Allis officers received an alert that a Kia SUV wanted in connection with an armed robbery in Milwaukee was in the area. Officers initiated a traffic stop but the suspects fled, kicking off a high-speed pursuit that ended in a crash. The three suspects, two of whom had several felony warrants, were arrested.

- ➔ Homicide: Another alert on a stolen Hyundai sedan came in connection to a Milwaukee homicide. Officers quickly responded but the suspects fled. The chase concluded in Milwaukee where the suspects were arrested.

Missing, Endangered Senior Found in 15 Minutes

Port Washington PD - Port Washington, WI

Silver Alert Issued

A Grafton crime analyst entered the missing Town of Brookfield senior's vehicle into the Flock system and saw it had been in their city.

2:43 p.m.

Vehicle Sets Off Alert

The vehicle passed a Flock LPR camera in Port Washington and an alert is immediately sent to local officers.

2:43 p.m.

Senior Returned

Within an hour of the plate being entered in Flock, the car was located and the individual reunited with their family.

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Case Study: Smash and Grab Robbery

San Bruno, PD

San Bruno, CA

- January 2022 - Five suspects attempt a Smash & Grab at a Jewelry store but are chased off by the owner
- But here's what didn't make the news...
- Suspect vehicle identified using Flock
- SBPD thought the suspects would try again, potentially more violently
- Vehicle placed on a custom hotlist
- SBPD receives a real time alert that the suspects are returning
- Officers locate the vehicle within seconds preventing another attempt

San Bruno jewelry store owner stops attempted smash-and-grab robbery

- ABC 7 News - Bay Area

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Case Study: Auto Theft

Chamblee PD

Chamblee, GA

Stranger on Stranger Abduction August, 28 2020

When every second matters, Flock Safety's Machine Vision is Critical

- **12:33 PM** Amber Alert Issued
- **1:01 PM** Search Conducted with Flock Safety
- **2:30 PM** Suspect Vehicle Located
- **5:03 PM** Felony Stop + Arrest
- **6:00 PM** Baby Reunited with Mother

Flock Safety + MN - Blaine PD

Flock Group Inc.
1170 Howell Mill Rd, Suite 210
Atlanta, GA 30318

MAIN CONTACT:
Kyle Whyte
kyle.whyte@flocksafety.com
6512539350

flock safety

flock safety

EXHIBIT A

ORDER FORM

Customer:	City of Blaine, MN	Initial Term:	24 Months
Legal Entity Name:	City of Blaine, MN	Renewal Term:	24 Months
Accounts Payable Email:	mboerboom@blainemn.gov	Payment Terms:	Net 30
Address:	10801 Town Square Dr Ne Blaine, Minnesota 55449	Billing Frequency:	Annual Plan - First Year Invoiced at Signing.
		Retention Period:	30 Days

Hardware and Software Products

Annual recurring amounts over subscription term

Item	Cost	Quantity	Total
Flock Safety Platform			**$101,500.00**
Flock Safety Flock OS			
FlockOS ™	Included	1	Included
Flock Safety LPR Products			
Flock Safety Falcon ®	Included	28	Included
Flock Safety Falcon ® LR	Included	2	Included

Professional Services and One Time Purchases			
Item	**Cost**	**Quantity**	**Total**
One Time Fees			
Flock Safety Professional Services			
Professional Services - Standard Implementation Fee	$650.00	13	$8,450.00
Professional Services - Advanced Implementation Fee (Falcon LR)	$1,000.00	2	$2,000.00
Professional Services - Existing Infrastructure Implementation Fee	$150.00	15	$2,250.00

		Subtotal Year 1:	$114,200.00
		Annual Recurring Subtotal:	$101,500.00
		Discounts:	$15,000.00
		Estimated Tax:	$0.00
		Contract Total:	$215,700.00

*Taxes shown above are provided as an estimate. Actual taxes are the responsibility of the Customer. This Agreement will automatically renew for successive renewal terms of the greater of one year or the length set forth on the Order Form (each, a "**Renewal Term**") unless either Party gives the other Party notice of non-renewal at least thirty (30) days prior to the end of the then-current term.*

Billing Schedule

Billing Schedule	Amount (USD)
Year 1	
At Contract Signing	$114,200.00
Annual Recurring after Year 1	$101,500.00
Contract Total	$215,700.00

*Tax not included

Discounts Applied	Amount (USD)
Flock Safety Platform	$15,000.00
Flock Safety Add-ons	$0.00
Flock Safety Professional Services	$0.00

Product and Services Description

Flock Safety Platform Items	Product Description	Terms
Flock Safety Falcon ®	An infrastructure-free license plate reader camera that utilizes Vehicle Fingerprint® technology to capture vehicular attributes.	The Term shall commence upon first installation and validation of Flock Hardware.
Flock Safety Falcon® Flex	An infrastructure-free, location-flexible license plate reader camera that enables the Customer to self-install.	The Term shall commence upon execution of this Statement of Work.
Flock Safety Falcon® LR	A long-range infrastructure-free license plate reader camera designed for high speed vehicles that utilizes Vehicle Fingerprint® technology to capture vehicular attributes.	The Term shall commence upon first installation and validation of Flock Hardware.
Flock Safety Condor™	Flock's pan, tilt, zoom (PTZ) or fixed cameras which capture video footage with the option to stream live video, capture and view video recordings, and upload videos.	The Term shall commence upon first installation and validation of Flock Hardware.

One-Time Fees	Service Description
Installation on existing infrastructure	One-time Professional Services engagement. Includes site & safety assessment, camera setup & testing, and shipping & handling in accordance with the Flock Safety Advanced Implementation Service Brief.
Professional Services - Standard Implementation Fee	One-time Professional Services engagement. Includes site and safety assessment, camera setup and testing, and shipping and handling in accordance with the Flock Safety Standard Implementation Service Brief.
Professional Services - Advanced Implementation Fee	One-time Professional Services engagement. Includes site & safety assessment, camera setup & testing, and shipping & handling in accordance with the Flock Safety Advanced Implementation Service Brief.

FlockOS Features & Description

Package: Advanced

FlockOS Features	Description
Community Cameras (Full Access)	Access to all privately owned Flock devices within your jurisdiction that have been shared with you.
Unlimited Users	Unlimited users for FlockOS
State Network (LP Lookup Only)	Allows agencies to look up license plates on all cameras opted in to the statewide Flock network.
Nationwide Network (LP Lookup Only)	Allows agencies to look up license plates on all cameras opted in to the nationwide Flock network.
Time & Location Based Search	Search full, partial, and temporary plates by time at particular device locations
License Plate Lookup	Look up specific license plate location history captured on Flock devices
Vehicle Fingerprint Search	Search footage using Vehicle Fingerprint™ technology. Access vehicle type, make, color, license plate state, missing / covered plates, and other unique features like bumper stickers, decals, and roof racks.
Flock Insights/Analytics page	Reporting tool to help administrators manage their LPR program with device performance data, user and network audits, plate read reports, hot list alert reports, event logs, and outcome reports.
ESRI Based Map Interface	Flock Safety's maps are powered by ESRI, which offers the ability for 3D visualization, viewing of floor plans, and layering of external GIS data, such as City infrastructure (i.e., public facilities, transit systems, utilities), Boundary mapping (i.e., precincts, county lines, beat maps), and Interior floor plans (i.e., hospitals, corporate campuses, universities)
Real-Time NCIC Alerts on Flock ALPR Cameras	Alert sent when a vehicle entered into the NCIC crime database passes by a Flock camera
Unlimited Custom Hot Lists	Ability to add a suspect's license plate to a custom list and get alerted when it passes by a Flock camera
Custom Hot List Deconfliction Portal	Allows Flock users to identify overlapping investigations and provide the contact information of opted-in parties to facilitate collaboration.
Direct Share - Surrounding Jurisdiction (Full Access)	Access to all Flock devices owned by law enforcement that have been directly shared with you. Have ability to search by vehicle fingerprint, receive hot list alerts, and view devices on the map.
Convoy Search	Identify vehicles that have been seen together so you can verify a potential accomplice and getaway car used during a string of vehicle thefts; Show me vehicles that were seen near this specific car multiple times.
Visual Search	Upload a suspect vehicle photo from and alternative source (i.e. CCTV, doorbell camera, mobile phone), and machine learning will match it to vehicles recorded by Flock Safety cameras in the past 30 days
Hot List Attachments	The ability to add case notes, photos, reports, and other relevant case information to Custom Hot List Alerts

Unlimited Vehicle Description Alerts	Users can set up and receive notifications for suspect vehicles based on body type, make, color, location and timeframe. Notifications are sent via app, SMS or email when a vehicle matching the predetermined criteria passes a camera in your organization's network.
Wing Gateway, Wing Cloud, Wing VMS	Unlocks access to purchase Wing.
Custom Map Layers	Ability for customers (and Flock Admins) to add & view public and proprietary ESRI map layers to FlockOS' Map experience.
SSO	Ability to sign into the Flock Safety platform via Okta Single Sign On (SSO). This increases login speed and information security.
Multi Geo Search	Perform single and multi-location-based searches to link a suspect vehicle to one, or multiple crime scenes

By executing this Order Form, Customer represents and warrants that it has read and agrees to all of the terms and conditions contained in the Master Services Agreement attached. The Parties have executed this Agreement as of the dates set forth below.

FLOCK GROUP, INC.	**Customer: City of Blaine, MN**
By: _____	By: _____
Name: _____	Name: _____
Title: _____	Title: _____
Date: _____	Date: _____
	PO Number: _____

Master Services Agreement

This Master Services Agreement (this "***Agreement***") is entered into by and between Flock Group, Inc. with a place of business at 1170 Howell Mill Road NW Suite 210, Atlanta, GA 30318 ("***Flock***") and the entity identified in the signature block ("***Customer***") (each a "***Party***," and together, the "***Parties***") on this the 10 day of August 2023. This Agreement is effective on the date of mutual execution ("***Effective Date***"). Parties will sign an Order Form ("***Order Form***") which will describe the Flock Services to be performed and the period for performance, attached hereto as **Exhibit A**. The Parties agree as follows:

RECITALS

WHEREAS, Flock offers a software and hardware situational awareness solution through Flock's technology platform that upon detection is capable of capturing audio, video, image, and recording data and provide notifications to Customer ("***Notifications***");

WHEREAS, Customer desires access to the Flock Services (defined below) on existing devices, provided by Customer, or Flock provided Flock Hardware (as defined below) in order to create, view, search and archive Footage and receive Notifications, via the Flock Services;

WHEREAS, Customer shall have access to the Footage in Flock Services. Pursuant to Flock's standard Retention Period (defined below) Flock deletes all Footage on a rolling thirty (30) day basis, except as otherwise stated on the ***Order Form***. Customer shall be responsible for extracting, downloading and archiving Footage from the Flock Services on its own storage devices; and

WHEREAS, Flock desires to provide Customer the Flock Services and any access thereto, subject to the terms and conditions of this Agreement, solely for the awareness, prevention, and prosecution of crime, bona fide investigations and evidence gathering for law enforcement purposes, ("***Permitted Purpose***").

AGREEMENT

NOW, THEREFORE, Flock and Customer agree that this Agreement, and any Order Form, purchase orders, statements of work, product addenda, or the like, attached hereto as exhibits and incorporated by reference, constitute the complete and exclusive statement of the Agreement of the Parties with respect to the subject matter of this Agreement, and replace and supersede all prior agreements, term sheets, purchase orders, correspondence, oral or written communications and negotiations by and between the Parties.

1. DEFINITIONS

Certain capitalized terms, not otherwise defined herein, have the meanings set forth or cross-referenced in this Section 1.

1.1 "***Anonymized Data***" means Customer Data permanently stripped of identifying details and any potential personally identifiable information, by commercially available standards which irreversibly alters data in such a way that a data subject (i.e., individual person or entity) can no longer be identified directly or indirectly.

1.2 "***Authorized End User(s)***" means any individual employees, agents, or contractors of Customer accessing or using the Services, under the rights granted to Customer pursuant to this Agreement.

1.3 "***Customer Data***" means the data, media and content provided by Customer through the Services. For the avoidance of doubt, the Customer Data will include the Footage.

1.4. "***Customer Hardware***" means the third-party camera owned or provided by Customer and any other physical elements that interact with the Embedded Software and the Web Interface to provide the Services.

1.5 "***Embedded Software***" means the Flock proprietary software and/or firmware integrated with or installed on the Flock Hardware or Customer Hardware.

1.6 "***Flock Hardware***" means the Flock device(s), which may include the pole, clamps, solar panel, installation components, and any other physical elements that interact with the Embedded Software and the Web Interface, to provide the Flock Services as specifically set forth in the applicable product addenda.

1.7 "***Flock IP***" means the Services, the Embedded Software, and any intellectual property or proprietary information therein or otherwise provided to Customer and/or its Authorized End Users. Flock IP does not include Footage (as defined below).

1.8 "***Flock Network End User(s)***" means any user of the Flock Services that Customer authorizes access to or receives data from, pursuant to the licenses granted herein.

1.9 "***Flock Services***" means the provision of Flock's software and hardware situational awareness solution, via the Web Interface, for automatic license plate detection, alerts, audio detection, searching image records, video and sharing Footage.

1.10 "***Footage***" means still images, video, audio and other data captured by the Flock Hardware or Customer Hardware in the course of and provided via the Flock Services.

1.11 *"**Hotlist(s)***" means a digital file containing alphanumeric license plate related information pertaining to vehicles of interest, which may include stolen vehicles, stolen vehicle license plates, vehicles owned or associated with wanted or missing person(s), vehicles suspected of being involved with criminal or terrorist activities, and other legitimate law enforcement purposes. Hotlist also includes, but is not limited to, national data (i.e., NCIC) for similar categories, license plates associated with AMBER Alerts or Missing Persons/Vulnerable Adult Alerts, and includes manually entered license plate information associated with crimes that have occurred in any local jurisdiction.

1.12 "***Installation Services***" means the services provided by Flock for installation of Flock Services.

1.13 "***Retention Period***" means the time period that the Customer Data is stored within the cloud storage, as specified in the product addenda.

1.14 "***Vehicle Fingerprint*™**" means the unique vehicular attributes captured through Services such as: type, make, color, state registration, missing/covered plates, bumper stickers, decals, roof racks, and bike racks.

1.15 "***Web Interface***" means the website(s) or application(s) through which Customer and its Authorized End Users can access the Services.

2. SERVICES AND SUPPORT

2.1 **Provision of Access.** Flock hereby grants to Customer a non-exclusive, non-transferable right to access the features and functions of the Flock Services via the Web Interface during the Term, solely for the Authorized End Users. The Footage will be available for Authorized End Users to access and download via the Web Interface for the data retention time defined on the Order Form ("***Retention Period***"). Authorized End Users will be required to sign up for an account and select a password and username ("***User ID***"). Customer shall be responsible for all acts and omissions of Authorized End Users, and any act or omission by an Authorized End User which, including any acts or omissions of authorized End user which would constitute a breach of this agreement if undertaken by customer. Customer shall undertake reasonable efforts to make all Authorized End Users aware of all applicable provisions of this Agreement and shall cause Authorized End Users to comply with such provisions. Flock may use the services of one or more third parties to deliver any part of the Flock Services, (such as using a third party to host the Web Interface for cloud storage or a cell phone provider for wireless cellular coverage).

2.2 **Embedded Software License.** Flock grants Customer a limited, non-exclusive, non-transferable, non-sublicensable (except to the Authorized End Users), revocable right to use the Embedded Software as it pertains to Flock Services, solely as necessary for Customer to use the Flock Services.

2.3 **Support Services.** Flock shall monitor the Flock Services, and any applicable device health, in order to improve performance and functionality. Flock will use commercially reasonable efforts to respond to requests for support within seventy-two (72) hours. Flock will provide Customer with reasonable technical and on-site support and maintenance services in-person, via phone or by email at support@flocksafety.com (such services collectively referred to as ***"Support Services"***).

2.4 **Upgrades to Platform.** Flock may make any upgrades to system or platform that it deems necessary or useful to (i) maintain or enhance the quality or delivery of Flock's products or services to its agencies, the competitive strength of, or market for, Flock's products or services, such platform or system's cost efficiency or performance, or (ii) to comply with applicable law. Parties understand that such upgrades are necessary from time to time and will not diminish the quality of the services or materially change any terms or conditions within this Agreement.

2.5 **Service Interruption.** Services may be interrupted in the event that: (a) Flock's provision of the Services to Customer or any Authorized End User is prohibited by applicable law; (b) any third-party services required for Services are interrupted; (c) if Flock reasonably believe Services are being used for malicious, unlawful, or otherwise unauthorized use; (d) there is a threat or attack on any of the Flock IP by a third party; or (e) scheduled or emergency maintenance ("***Service Interruption***"). Flock will make commercially reasonable efforts to provide written notice of any Service Interruption to Customer, to provide updates, and to resume providing access to Flock Services as soon as reasonably possible after the event giving rise to the Service Interruption is cured. Flock will have no liability for any damage, liabilities, losses (including any loss of data or profits), or any other consequences that Customer or any Authorized End User may incur as a result of a Service Interruption. To the extent that the Service Interruption is not caused by Customer's direct actions or by the actions of parties associated with the Customer, the time will be tolled by the duration of the Service Interruption (for any continuous suspension lasting at least one full day). For example, in the event of a Service Interruption lasting five (5) continuous days, Customer will receive a credit for five (5) free days at the end of the Term.

2.6 **Service Suspension.** Flock may temporarily suspend Customer's and any Authorized End User's access to any portion or all of the Flock IP or Flock Service if (a) there is a threat or attack on any of the Flock IP by Customer; (b) Customer's or any Authorized End User's use of the Flock IP disrupts or poses a security risk to the Flock IP or any other customer or vendor of Flock; (c) Customer or any Authorized End User is/are using the Flock IP for fraudulent or illegal activities; (d) Customer has violated any term of this provision, including, but not limited to, utilizing Flock Services for anything other than the Permitted Purpose; or (e) any unauthorized access to Flock Services through Customer's account ("***Service Suspension***"). Customer shall not be entitled to any remedy for the Service Suspension period, including any reimbursement, tolling, or credit. If it is later determined the Service Suspension was not caused by Customer, the Term will be tolled by the duration of the Service Suspension.

2.7 **Hazardous Conditions.** Flock Services do not contemplate hazardous materials, or other hazardous conditions, including, without limit, asbestos, lead, toxic or flammable substances. In the event any such hazardous materials are discovered in the designated locations in which Flock is to perform services under this Agreement, Flock shall have the right to cease work immediately.

3. CUSTOMER OBLIGATIONS

3.1 **Customer Obligations.** Flock will assist Customer Authorized End Users in the creation of a User ID. Authorized End Users agree to provide Flock with accurate, complete, and updated registration information. Authorized End Users may not select as their User ID, a name that they do not have the right to use, or any other name with the intent of impersonation. Customer and Authorized End Users may not transfer their account to anyone else without prior written permission of Flock. Authorized End Users shall not share their account username or password information and must protect the security of the username and password. Unless otherwise stated and defined in this Agreement, Customer shall not designate Authorized End Users for persons who are not officers, employees, or agents of Customer. Authorized End Users shall only use Customer-issued email addresses for the creation of their User ID. Customer is responsible for any Authorized End User activity associated with its account. Customer shall ensure that Customer provides Flock with up to date contact information at all times during the Term of this agreement. Customer shall be responsible for obtaining and maintaining any equipment and ancillary services needed to connect to, access or otherwise use the Flock Services. Customer shall (at its own expense) provide Flock with reasonable access and use of Customer facilities and Customer personnel in order to enable Flock to perform Services (such obligations of Customer are collectively defined as ***"Customer Obligations"***).

3.2 **Customer Representations and Warranties.** Customer represents, covenants, and warrants that Customer shall use Flock Services only in compliance with this Agreement and all applicable laws and regulations, including but not limited to any laws relating to the recording or sharing of data, video, photo, or audio content.

4. DATA USE AND LICENSING

4.1 **Customer Data.** As between Flock and Customer, all right, title and interest in the Customer Data, belong to and are retained solely by Customer. Customer hereby grants to Flock a limited, non-exclusive, royalty-free, irrevocable, worldwide license to use the Customer Data and perform all acts as may be necessary for Flock to provide the Flock Services to Customer. Flock does not own and shall not sell Customer Data.

4.2 **Customer Generated Data.** Flock may provide Customer with the opportunity to post, upload, display, publish, distribute, transmit, broadcast, or otherwise make available, messages,

text, illustrations, files, images, graphics, photos, comments, sounds, music, videos, information, content, ratings, reviews, data, questions, suggestions, or other information or materials produced by Customer (**"*Customer Generated Data"***). Customer shall retain whatever legally cognizable right, title, and interest in Customer Generated Data. Customer understands and acknowledges that Flock has no obligation to monitor or enforce Customer's intellectual property rights of Customer Generated Data. Customer grants Flock a non-exclusive, irrevocable, worldwide, royalty-free, license to use the Customer Generated Data for the purpose of providing Flock Services. Flock does not own and shall not sell Customer Generated Data.

4.3 **Anonymized Data.** Flock shall have the right to collect, analyze, and anonymize Customer Data and Customer Generated Data to the extent such anonymization renders the data non-identifiable to create Anonymized Data to use and perform the Services and related systems and technologies, including the training of machine learning algorithms. Customer hereby grants Flock a non-exclusive, worldwide, perpetual, royalty-free right to use and distribute such Anonymized Data to improve and enhance the Services and for other development, diagnostic and corrective purposes, and other Flock offerings. Parties understand that the aforementioned license is required for continuity of Services. Flock does not own and shall not sell Anonymized Data.

4.4 **Data Classification.** Classification of data shall be governed by the Minnesota Government Data Practices Act ("MGDPA") provided for in Chapter 13 of the Minnesota Statutes, as may be amended from time to time.

5. CONFIDENTIALITY; DISCLOSURES

5.1 **Confidentiality.** To the extent required by any applicable public records requests, each Party (the "***Receiving Party***") understands that the other Party (the "***Disclosing Party***") has disclosed or may disclose business, technical or financial information relating to the Disclosing Party's business (hereinafter referred to as "***Proprietary Information***" of the Disclosing Party). Proprietary Information of Flock includes non-public information regarding features, functionality and performance of the Services. Proprietary Information of Customer includes non-public data provided by Customer to Flock or collected by Flock via Flock Services, which includes but is not limited to geolocation information and environmental data collected by sensors. Data classification shall be governed by the MGDPA as provided in Section 4.4. The Receiving Party

agrees: (i) to take the same security precautions to protect against disclosure or unauthorized use of such Proprietary Information that the Party takes with its own proprietary information, but in no event less than commercially reasonable precautions, and (ii) not to use (except in performance of the Services or as otherwise permitted herein) or divulge to any third person any such Proprietary Information. The Disclosing Party agrees that the foregoing shall not apply with respect to any information that the Receiving Party can document (a) is or becomes generally available to the public; or (b) was in its possession or known by it prior to receipt from the Disclosing Party; or (c) was rightfully disclosed to it without restriction by a third party; or (d) was independently developed without use of any Proprietary Information of the Disclosing Party; or (e) is otherwise classified as public data pursuant to the MGDPA. Nothing in this Agreement will prevent the Receiving Party from disclosing the Proprietary Information pursuant to any judicial or governmental order, provided that the Receiving Party gives the Disclosing Party reasonable prior notice of such disclosure to contest such order. At the termination of this Agreement, all Proprietary Information will be returned to the Disclosing Party, destroyed or erased (if recorded on an erasable storage medium), together with any copies thereof, when no longer needed for the purposes above, or upon request from the Disclosing Party, and in any case upon termination of the Agreement. Notwithstanding any termination, all confidentiality obligations of Proprietary Information that is trade secret shall continue in perpetuity or until such information is no longer trade secret.

5.2 **Usage Restrictions on Flock IP.** Flock and its licensors retain all right, title and interest in and to the Flock IP and its components, and Customer acknowledges that it neither owns nor acquires any additional rights in and to the foregoing not expressly granted by this Agreement. Customer further acknowledges that Flock retains the right to use the foregoing for any purpose in Flock's sole discretion. Customer and Authorized End Users shall not: (i) copy or duplicate any of the Flock IP; (ii) decompile, disassemble, reverse engineer, or otherwise attempt to obtain or perceive the source code from which any software component of any of the Flock IP is compiled or interpreted, or apply any other process or procedure to derive the source code of any software included in the Flock IP; (iii) attempt to modify, alter, tamper with or repair any of the Flock IP, or attempt to create any derivative product from any of the foregoing; (iv) interfere or attempt to interfere in any manner with the functionality or proper working of any of the Flock IP; (v) remove, obscure, or alter any notice of any intellectual property or proprietary right appearing on

or contained within the Flock Services or Flock IP; (vi) use the Flock Services for anything other than the Permitted Purpose; or (vii) assign, sublicense, sell, resell, lease, rent, or otherwise transfer, convey, pledge as security, or otherwise encumber, Customer's rights. There are no implied rights.

5.3 **Disclosure of Footage.** Subject to and during the Retention Period, Flock may access, use, preserve and/or disclose the Footage to law enforcement authorities, government officials, and/or third parties, if legally required to do so or if Flock has a good faith belief that such access, use, preservation or disclosure is reasonably necessary to comply with a legal process, enforce this Agreement, or detect, prevent or otherwise address security, privacy, fraud or technical issues, or emergency situations, provided that Flock provides Customer reasonable prior notice of such disclosure permitting Customer a reasonable opportunity to confirm such disclosure complies with the MGDPA and allowing Customer the right to object to such disclosure.

6. PAYMENT OF FEES

6.1 **Billing and Payment of Fees**. Customer shall pay the fees set forth in the applicable Order Form based on the billing structure and payment terms as indicated in the Order Form. If Customer believes that Flock has billed Customer incorrectly, Customer must contact Flock no later than thirty (30) days after the closing date on the first invoice in which the error or problem appeared to receive an adjustment or credit. If any undisputed fee is more than thirty (30) days overdue, Flock may, without limiting its other rights and remedies, suspend delivery of its service until such undisputed invoice is paid in full. Flock shall provide at least thirty (30) days' prior written notice to Customer of the payment delinquency before exercising any suspension right.

6.2 **Notice of Changes to Fees.** Flock reserves the right to change the fees for subsequent Renewal Terms by providing sixty (60) days' notice (which may be sent by email) prior to the end of the Initial Term or Renewal Term (as applicable).

6.3 **Late Fees.** If payment is not issued to Flock by the due date of the invoice, an interest penalty of 1.0% of any unpaid amount may be added for each month or fraction thereafter, until final payment is made.

6.4 **Taxes.** Customer is responsible for all taxes, levies, or duties, excluding only taxes based on Flock's net income, imposed by taxing authorities associated with the order. If Flock has the

legal obligation to pay or collect taxes, including amount subsequently assessed by a taxing authority, for which Customer is responsible, the appropriate amount shall be invoice to and paid by Customer unless Customer provides Flock a legally sufficient tax exemption certificate and Flock shall not charge customer any taxes from which it is exempt. If any deduction or withholding is required by law, Customer shall notify Flock and shall pay Flock any additional amounts necessary to ensure that the net amount that Flock receives, after any deduction and withholding, equals the amount Flock would have received if no deduction or withholding had been required.

7. TERM AND TERMINATION

7.1 **Term.** The initial term of this Agreement shall be for the period of time set forth on the Order Form (the "***Term***"). Following the Term, unless otherwise indicated on the Order Form, this Agreement may automatically renew for successive renewal terms of the greater of one year or the length set forth on the Order Form (each, a "***Renewal Term***") unless either Party gives the other Party notice of non-renewal at least thirty (30) days prior to the end of the then-current term.
7.2 **Termination.** Upon termination or expiration of this Agreement, Flock will remove any applicable Flock Hardware at a commercially reasonable time period. In the event of any material breach of this Agreement, the non-breaching Party may terminate this Agreement prior to the end of the Term by giving thirty (30) days prior written notice to the breaching Party; provided, however, that this Agreement will not terminate if the breaching Party has cured the breach prior to the expiration of such thirty (30) day period ("***Cure Period***"). Either Party may terminate this Agreement (i) upon the institution by or against the other Party of insolvency, receivership or bankruptcy proceedings, (ii) upon the other Party's making an assignment for the benefit of creditors, or (iii) upon the other Party's dissolution or ceasing to do business. In the event of a material breach by Flock, and Flock is unable to cure within the ***Cure Period***, Flock will refund Customer a pro-rata portion of the pre-paid fees for Services not received due to such termination.
7.3 **Survival**. The following Sections will survive termination: 1, 3, 5, 6, 7, 8.3, 8.4, 9, 11.1 and 11.6.

8. REMEDY FOR DEFECT; WARRANTY AND DISCLAIMER

8.1 **Manufacturer Defect.** Upon a malfunction or failure of Flock Hardware or Embedded Software (a "***Defect***"), Customer must notify Flock's technical support team. In the event of a Defect, Flock shall make a commercially reasonable attempt to repair or replace the defective Flock Hardware at no additional cost to the Customer. Flock reserves the right, in its sole discretion, to repair or replace such Defect, provided that Flock shall conduct inspection or testing within a commercially reasonable time, but no longer than seven (7) business days after Customer gives notice to Flock

8.2 **Replacements.** In the event that Flock Hardware is lost, stolen, or damaged, Customer may request a replacement of Flock Hardware at a fee according to the reinstall fee schedule (https://www.flocksafety.com/reinstall-fee-schedule); provided that, Customer shall not be required to pay any replacement cost or reinstallation fee if the damage to Flock Hardware was caused by the actions of Flock, its agents or employee. In the event that Customer chooses not to replace lost, damaged, or stolen Flock Hardware, Customer understands and agrees that (1) Flock Services will be materially affected, and (2) that Flock shall have no liability to Customer regarding such affected Flock Services, nor shall Customer receive a refund for the lost, damaged, or stolen Flock Hardware.

8.3 **Warranty.** Flock shall use reasonable efforts consistent with prevailing industry standards to maintain the Services in a manner which minimizes errors and interruptions in the Services and shall perform the Installation Services in a professional and workmanlike manner. Services may be temporarily unavailable for scheduled maintenance or for unscheduled emergency maintenance, either by Flock or by third-party providers, or because of other causes beyond Flock's reasonable control, but Flock shall use reasonable efforts to provide advance notice in writing or by e-mail of any scheduled service disruption.

8.4 **Disclaimer.** THE REMEDY DESCRIBED IN SECTION 8.1 ABOVE IS CUSTOMER'S SOLE REMEDY, AND FLOCK'S SOLE LIABILITY, WITH RESPECT TO DEFECTS. FLOCK DOES NOT WARRANT THAT THE SERVICES WILL BE UNINTERRUPTED OR

ERROR FREE; NOR DOES IT MAKE ANY WARRANTY AS TO THE RESULTS THAT MAY BE OBTAINED FROM USE OF THE SERVICES. EXCEPT AS EXPRESSLY SET FORTH IN THIS SECTION, THE SERVICES ARE PROVIDED "AS IS" AND FLOCK DISCLAIMS ALL WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE AND NON-INFRINGEMENT. THIS DISCLAIMER ONLY APPLIES TO THE EXTENT ALLOWED BY THE GOVERNING LAW OF THE STATE MENTIONED IN SECTION 11.6.

8.5 **Insurance.** Flock will maintain commercial general liability policies as stated in Exhibit B. Certificates of Insurance in the amounts shown in Exhibit B shall be provided to the Customer upon execution of this Agreement.

8.6 **Force Majeure.** Parties are not responsible or liable for any delays or failures in performance from any cause beyond their control, including, but not limited to acts of God, changes to law or regulations, embargoes, war, terrorist acts, pandemics (including the spread of variants), issues of national security, acts or omissions of third-party technology providers, riots, fires, earthquakes, floods, power blackouts, strikes, supply chain shortages of equipment or supplies, financial institution crisis, weather conditions or acts of hackers, internet service providers or any other third party acts or omissions.

9. LIMITATION OF LIABILITY; INDEMNITY

9.1 **Limitation of Liability.** NOTWITHSTANDING ANYTHING TO THE CONTRARY, FLOCK, ITS OFFICERS, AFFILIATES, REPRESENTATIVES, CONTRACTORS AND EMPLOYEES SHALL NOT BE RESPONSIBLE OR LIABLE WITH RESPECT TO ANY SUBJECT MATTER OF THIS AGREEMENT OR TERMS AND CONDITIONS RELATED THERETO UNDER ANY CONTRACT, NEGLIGENCE, STRICT LIABILITY, PRODUCT LIABILITY, OR OTHER THEORY: (A) FOR LOSS OF REVENUE, BUSINESS OR BUSINESS INTERRUPTION; (B) INCOMPLETE, CORRUPT, OR INACCURATE DATA; (C) COST OF PROCUREMENT OF SUBSTITUTE GOODS, SERVICES OR TECHNOLOGY; (D) FOR ANY INDIRECT, EXEMPLARY, INCIDENTAL, SPECIAL OR CONSEQUENTIAL DAMAGES; (E) FOR ANY MATTER BEYOND FLOCK'S ACTUAL KNOWLEDGE OR

REASONABLE CONTROL INCLUDING REPEAT CRIMINAL ACTIVITY OR INABILITY TO CAPTURE FOOTAGE; OR (F) FOR ANY AMOUNTS THAT, TOGETHER WITH AMOUNTS ASSOCIATED WITH ALL OTHER CLAIMS, EXCEED THE FEES PAID AND/OR PAYABLE BY CUSTOMER TO FLOCK FOR THE SERVICES UNDER THIS AGREEMENT IN THE TWELVE (12) MONTHS PRIOR TO THE ACT OR OMISSION THAT GAVE RISE TO THE LIABILITY, IN EACH CASE, WHETHER OR NOT FLOCK HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES. THIS LIMITATION OF LIABILITY OF SECTION ONLY APPLIES TO THE EXTENT ALLOWED BY THE GOVERNING LAW OF THE STATE REFERENCED IN SECTION 10.6. NOTWITHSTANDING ANYTHING TO THE CONTRARY, THE FOREGOING LIMITATIONS OF LIABILITY SHALL NOT APPLY (I) IN THE EVENT OF GROSS NEGLIGENCE OR WILLFUL MISCONDUCT, OR (II) INDEMNIFICATION OBLIGATIONS.

9.2 **Responsibility.** Each Party to this Agreement shall assume the responsibility and liability for the acts and omissions of its own employees, officers, or agents, in connection with the performance of their official duties under this Agreement. Each Party to this Agreement shall be liable for the torts of its own officers, agents, or employees.

9.3 **Flock Indemnity.** Flock shall indemnify and hold harmless Customer, its agents and employees, from liability of any kind, including claims, costs (including defense) and expenses, on account of: (i) any copyrighted material, patented or unpatented invention, articles, device or appliance manufactured or used in the performance of this Agreement; (ii) the gross negligence or willful misconduct of Flock, its agents, employees or assigns; or (iii) any damage or injury to property or person directly caused by Flock's installation of Flock Hardware, except for where such damage or injury was caused solely by the negligence of the Customer or its agents, officers or employees.

10. INSTALLATION SERVICES AND OBLIGATIONS

10.1 **Ownership of Hardware**. Flock Hardware is owned and shall remain the exclusive property of Flock. Title to any Flock Hardware shall not pass to Customer upon execution of this Agreement, except as otherwise specifically set forth in this Agreement. Except as otherwise expressly stated in this Agreement, Customer is not permitted to remove, reposition, re-install,

tamper with, alter, adjust or otherwise take possession or control of Flock Hardware. Customer agrees and understands that in the event Customer is found to engage in any of the foregoing restricted actions, all warranties herein shall be null and void, and this Agreement shall be subject to immediate termination for material breach by Customer. Customer shall not perform any acts which would interfere with the retention of title of the Flock Hardware by Flock. Should Customer default on any payment of the Flock Services, Flock may remove Flock Hardware at Flock's discretion. Such removal, if made by Flock, shall not be deemed a waiver of Flock's rights to any damages Flock may sustain as a result of Customer's default and Flock shall have the right to enforce any other legal remedy or right.

10.2 **Deployment Plan**. Flock shall advise Customer on the location and positioning of the Flock Hardware for optimal product functionality, as conditions and locations allow. Flock will collaborate with Customer to design the strategic geographic mapping of the location(s) and implementation of Flock Hardware to create a deployment plan ("***Deployment Plan***"). In the event that Flock determines that Flock Hardware will not achieve optimal functionality at a designated location, Flock shall have final discretion to veto a specific location, and will provide alternative options to Customer.

10.3 **Changes to Deployment Plan.** After installation of Flock Hardware, any subsequent requested changes to the Deployment Plan, including, but not limited to, relocating, re-positioning, adjusting of the mounting, removing foliage, replacement, changes to heights of poles will incur a fee according to the reinstall fee schedule located at (https://www.flocksafety.com/reinstall-fee-schedule). Customer will receive prior notice and confirm approval of any such fees.

10.4 **Customer Installation Obligations**. Customer is responsible for any applicable supplementary cost as described in the Customer Implementation Guide, attached hereto as Exhibit C ("***Customer Obligations***"). Customer represents and warrants that it has, or shall lawfully obtain, all necessary right title and authority and hereby authorizes Flock to install the Flock Hardware at the designated locations and to make any necessary inspections or maintenance in connection with such installation.

10.5 **Flock's Obligations**. Installation of any Flock Hardware shall be installed in a professional manner within a commercially reasonable time from the Effective Date of this Agreement. Upon

removal of Flock Hardware, Flock shall restore the location to its original condition, ordinary wear and tear excepted. Flock will continue to monitor the performance of Flock Hardware for the length of the Term. Flock may use a subcontractor or third party to perform certain obligations under this agreement, provided that Flock's use of such subcontractor or third party shall not release Flock from any duty or liability to fulfill Flock's obligations under this Agreement.

11. MISCELLANEOUS

11.1 **Compliance With Laws.** Parties shall comply with all applicable local, state and federal laws, regulations, policies and ordinances and their associated record retention schedules, including responding to any subpoena request(s).

11.2 **Severability.** If any provision of this Agreement is found to be unenforceable or invalid, that provision will be limited or eliminated to the minimum extent necessary so that this Agreement will otherwise remain in full force and effect.

11.3 **Assignment.** This Agreement is not assignable, transferable or sublicensable by either Party, without prior consent. Notwithstanding the foregoing, either Party may assign this Agreement, without the other Party's consent, (i) to any parent, subsidiary, or affiliate entity, or (ii) to any purchaser of all or substantially all of such Party's assets or to any successor by way of merger, consolidation or similar transaction.

11.4 **Entire Agreement.** This Agreement, together with the Order Form(s), the reinstall fee schedule (https://www.flocksafety.com/reinstall-fee-schedule), and any attached exhibits are the complete and exclusive statement of the mutual understanding of the Parties and supersedes and cancels all previous or contemporaneous negotiations, discussions or agreements, whether written and oral , communications and other understandings relating to the subject matter of this Agreement, and that all waivers and modifications must be in a writing signed by both Parties, except as otherwise provided herein. None of Customer's purchase orders, authorizations or similar documents will alter the terms of this Agreement, and any such conflicting terms are expressly rejected. Any mutually agreed upon future purchase order is subject to these legal terms and does not alter the rights and obligations under this Agreement, except that future purchase orders may outline additional products, services, quantities and billing terms to be mutually accepted by Parties. In the event of any conflict of terms found in this Agreement or any other terms and conditions, the terms of this Agreement shall prevail. Customer agrees that Customer's

purchase is neither contingent upon the delivery of any future functionality or features nor dependent upon any oral or written comments made by Flock with respect to future functionality or feature.

11.5 **Relationship.** No agency, partnership, joint venture, or employment is created as a result of this Agreement and Parties do not have any authority of any kind to bind each other in any respect whatsoever. Flock shall at all times be and act as an independent contractor to Customer.

11.6 **Governing Law; Venue.** This Agreement shall be governed by the laws of the state in which the Customer is located. The Parties hereto agree that venue would be proper in the chosen courts of the State of which the Customer is located. The Parties agree that the United Nations Convention for the International Sale of Goods is excluded in its entirety from this Agreement.

11.7 **Special Terms.** Flock may offer certain special terms which are indicated in the proposal and will become part of this Agreement, upon Customer's prior written consent and the mutual execution by authorized representatives ("***Special Terms***"). To the extent that any terms of this Agreement are inconsistent or conflict with the Special Terms, the Special Terms shall control.

11.8 **Publicity.** Flock has the right to reference and use Customer's name and trademarks and disclose the nature of the Services in business and development and marketing efforts.

11.9 **Feedback.** If Customer or Authorized End User provides any suggestions, ideas, enhancement requests, feedback, recommendations or other information relating to the subject matter hereunder, Agency or Authorized End User hereby assigns to Flock all right, title and interest (including intellectual property rights) with respect to or resulting from any of the foregoing.

11.10 **Export.** Customer may not remove or export from the United States or allow the export or re-export of the Flock IP or anything related thereto, or any direct product thereof in violation of any restrictions, laws or regulations of the United States Department of Commerce, the United States Department of Treasury Office of Foreign Assets Control, or any other United States or foreign Customer or authority. As defined in Federal Acquisition Regulation ("FAR"), section 2.101, the Services, the Flock Hardware and Documentation are "commercial items" and according to the Department of Defense Federal Acquisition Regulation ("DFAR") section 252.2277014(a)(1) and are deemed to be "commercial computer software" and "commercial computer software documentation." Flock is compliant with FAR Section 889 and does not contract or do business with, use any equipment, system, or service that uses the enumerated

banned Chinese telecommunication companies, equipment or services as a substantial or essential component of any system, or as critical technology as part of any Flock system. Consistent with DFAR section 227.7202 and FAR section 12.212, any use, modification, reproduction, release, performance, display, or disclosure of such commercial software or commercial software documentation by the U.S. Government will be governed solely by the terms of this Agreement and will be prohibited except to the extent expressly permitted by the terms of this Agreement.

11.11 **Headings.** The headings are merely for organization and should not be construed as adding meaning to the Agreement or interpreting the associated sections.

11.12 **Authority.** Each of the below signers of this Agreement represent that they understand this Agreement and have the authority to sign on behalf of and bind the Parties they are representing.

11.13 **Conflict.** In the event there is a conflict between this Agreement and any applicable statement of work, or Customer purchase order, this Agreement controls unless explicitly stated otherwise.

11.14 **Morality.** In the event Customer or its agents become the subject of an indictment, contempt, scandal, crime of moral turpitude or similar event that would negatively impact or tarnish Flock's reputation, Flock shall have the option to terminate this Agreement upon prior written notice to Customer.

11.15 **Notices.** All notices under this Agreement will be in writing and will be deemed to have been duly given when received, if personally delivered; when receipt is electronically confirmed, if transmitted by email; the day after it is sent, if sent for next day delivery by recognized overnight delivery service; and upon receipt to the address listed on the Order Form (or, if different, below), if sent by certified or registered mail, return receipt requested.

FLOCK NOTICES ADDRESS:

1170 HOWELL MILL ROAD, NW SUITE 210
ATLANTA, GA 30318
ATTN: LEGAL DEPARTMENT
EMAIL: legal@flocksafety.com

Customer NOTICES ADDRESS:

ADDRESS: 10801 TOWN SQUARE DRIVE, NE
BLAINE, MN 55449

ATTN: MARK BOERBOOM

EMAIL: mboerboom@blainemn.gov

11.16 **Audit**. Pursuant to Minn. Stat. 16C.05, Subd. 5, Customer agrees that the County, the State Auditor, or any of their duly authorized representatives at any time during normal business hours and as often as they may reasonably deem necessary, shall have access to and the right to examine, audit, excerpt, and transcribe any books, documents, papers, records, etc., which are pertinent to the accounting practices and procedures of the County and involved transactions relating to this Agreement. Customer agrees to maintain these records for a period of six years from the date of termination of this Agreement.

11.17 **Civil Rights and Non-Discrimination**. The provisions of Minn. Stat. 181.59 and of any applicable ordinance relating to civil rights and discrimination shall be considered part of this Agreement as if fully set further herein, and shall be part of any agreement entered into by the parties with any contractor subcontractor, or material suppliers.

11.18 **Data Practices.** All data collected, created, received, maintained, disseminated, or used for any purposes in the course of this Agreement is governed by Minn. Stat. 13.01, or any other applicable state statutes and state rules adopted to implement the Act, as well as state statutes and federal regulations on data privacy.

11.19 **Non-Appropriation.** Notwithstanding any other provision of this Agreement, all obligations of the Customer under this Agreement which require the expenditure of funds are conditioned on the availability of funds appropriated for that purpose. Customer shall have the right to terminate this Agreement for non appropriation with thirty (30) days written notice without penalty or other cost.

EXHIBIT B

INSURANCE

Required Coverage. Flock shall procure and maintain for the duration of this Agreement insurance against claims for injuries to persons or damages to property that may arise from or in connection with the performance of the services under this Agreement and the results of that work by Flock or its agents, representatives, employees or subcontractors. Insurance shall be placed with insurers with a current A. M. Best rating of no less than "A" and "VII". Flock shall obtain and, during the term of this Agreement, shall maintain policies of professional liability (errors and omissions), automobile liability, and general liability insurance for insurable amounts of not less than the limits listed herein. The insurance policies shall provide that the policies shall remain in full force during the life of the Agreement. Flock shall procure and shall maintain during the life of this Agreement Worker's Compensation insurance as required by applicable State law for all Flock employees.

Types and Amounts Required. Flock shall maintain, at minimum, the following insurance coverage for the duration of this Agreement:

(i) **Commercial General Liability** insurance written on an occurrence basis with minimum limits of One Million Dollars ($1,000,000) per occurrence and Two Million Dollars ($2,000,000) in the aggregate for bodily injury, death, and property damage, including personal injury, contractual liability, independent contractors, broad-form property damage, and product and completed operations coverage;

(ii) **Umbrella or Excess Liability** insurance written on an occurrence basis with minimum limits of Ten Million Dollars ($10,000,000) per occurrence and Ten Million Dollars ($10,000,000) in the aggregate;

(iii) **Professional Liability/Errors and Omissions** insurance with minimum limits of Five Million Dollars ($5,000,000) per occurrence and Five Million Dollars ($5,000,000) in the aggregate;

(iv) **Commercial Automobile Liability** insurance with a minimum combined single limit of One Million Dollars ($1,000,000) per occurrence for bodily injury, death, and property coverage, including owned and non-owned and hired automobile coverage; and

(v) **Cyber Liability** insurance written on an occurrence basis with minimum limits of Five Million Dollars ($5,000,000).

City of Blaine
Staff Report

File Number: RES 23-199

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Approval of Consent Agenda: - Sheila Sellman, City Planner

Agenda Item # 8.4

Resolution Releasing Lots 2 & 3, Block 3, Radisson Industrial Park from Recorded Development Agreement (Case File No. 23-0084/SAS)

Executive Summary

The applicant is requesting to release Lots 2 and 3, Block 3,Radisson Industrial Park from the original development contract Radisoon Industrial Park, and the amended development contract.

Background

Staff report prepared by Sheila Sellman, City Planner

The City is requested to release specific lots from recorded development agreements on a fairly regular basis. In this instance, the property owner has requested that the City release Lots 2 & 3, Block 3, RADISSON INDUSTRIAL PARK from the recorded development agreements for Radisson Industrial Park.

All the development agreement responsibilities for this parcel have been met.

In order to release the Development Agreement, the City Council must adopt a resolution that authorizes the Mayor and City Clerk execute all necessary documents.

Strategic Plan Relationship

Not applicable.

Board/Commission Review

Development agreement releases do not require a public hearing or Planning Commission review.

Financial Impact

Not applicable.

Public Outreach/Input

Not required.

Staff Recommendation

By motion, adopt the Resolution.

Attachment List

1. DA Release

City of Blaine

Signature Copy

Resolution: RES 23-199

Resolution Releasing Lots 2 & 3, Block 3, Radisson Industrial Park from Recorded Development Agreement (Case File No. 23-0084/SAS)

WHEREAS, Lots 2 & 3, Block 3, RADISSON INDUSTRIAL PARK, is subject to recorded Development Agreements and;

WHEREAS, the property owner has requested the City to release said lot from the recorded development agreements recorded as Document No. 551601 (recorded July 2, 1980), and 690268 (recorded October 28, 1985) and;

WHEREAS, the City has determined that there are no outstanding development issues related to said lots and therefore no further purpose for the agreements.

NOW, THEREFORE, BE IT RESOLVED, that the Blaine City Council authorizes the Mayor and City Clerk to execute all necessary documents releasing said Development Agreements for the following described property:

Lots 2 & 3, Block 3, RADISSON INDUSTRIAL PARK

PASSED by the City Council of the City of Blaine this18th day of December, 2023.

RELEASE FROM DEVELOPMENT CONTRACT

THE CITY OF BLAINE, a Minnesota Municipal Corporation, of the County of Anoka, State of Minnesota, does forever discharge and release the tracts of land lying and being in the County of Anoka, State of Minnesota, described as follows:

Lots 2 & 3, Block 3, RADISSON INDUSTRIAL PARK

from all claims and liens under the certain Development Contract executed by John J. Gabrelcik and Joyce B. Gabrelcik, husband and wife, Jerome Stone and Marlene Stone, husband and wife, and Ronald E. Smith and Sharon L. Smith, husband and wife, the owners and subdividers, to the CITY OF BLAINE, filed or recorded in the Recorders Office in and for said County as Document No. 551601 (recorded July 2, 1980), and 690268 (recorded October 28, 1985) covering the above-described parcel. This Release is intended to release the above-described property and developer named in the Development Contract as all development obligations have been completed.

In Testimony whereof, the said City of Blaine has caused this Release to be executed in its name by its Mayor and its City Clerk this 18th day of December, 2023.

THE CITY OF BLAINE

SEAL

By: _____
Its Mayor

By: _____
Its City Clerk

Drafted By:
City of Blaine
10801 Town Square Drive NE
Blaine, Minnesota 55449

STATE OF MINNESOTA)
) ss
COUNTY OF ANOKA)

The foregoing instrument was acknowledged before me on this 18th day of December, 2023 by Tim Sanders, Mayor, and by Catherine M. Sorensen, City Clerk, of the CITY OF BLAINE, a Municipal Corporation of the State of Minnesota, on behalf of the Municipal Corporation.

_____
Notary Public

City of Blaine
Staff Report

File Number: 2023-637

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Motion

Approval of Consent Agenda: - Nick Fleischhacker, Public Works Director

Agenda Item # 8.5

Reject Bids for 2024 Water Treatment Plant Chemicals

Executive Summary

Bids were received at 10:00AM, December 5. 2023, for the 2024 Water Treatment Chemicals (Jan-June). Only one bid was received for the 2023 Water Treatment Chemicals. The submitted bid only provided for three of the thirteen requested items.

Background

Bids were received at 10:00AM, December 5. 2023, for the 2024 Water Treatment Chemicals (Jan-June). Only one bid was received from Shannon Chemical Corporation in the amount of $570,980.00. The submitted bid only provided for three of the thirteen requested chemical items.

Due to the bid not providing for all the necessary chemicals, it is recommended that the City Council reject all bids and direct staff to rebid the 2023 Water Treatment Chemicals.

Strategic Plan Relationship

This item relates to the well-maintained infrastructure strategic priority by ensuring reliable utility systems.

Board/Commission Review

Not applicable.

Financial Impact

Not applicable

Public Outreach/Input

Not applicable.

Staff Recommendation

By motion, reject the bid and direct staff to rebid the 2023 Water Treatment Plant Chemicals and return forthwith the bid bond submitted by the bidder.

Attachment List

None

City of Blaine

Signature Copy

Resolution:

Reject Bids for 2024 Water Treatment Plant Chemicals

City of Blaine
Staff Report

File Number: RES 23-210

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Approval of Consent Agenda: - Jason Zimmerman, Finance Director

Agenda Item # 8.6

Approving Interfund Transfers and Fund Closures

Executive Summary

Council is asked to approve interfund transfers and fund closures with the attached resolution.

Background

As part of the annual year-end process, Finance staff evaluates all city funds to determine if they are still required and/or have the necessary funding to satisfy outstanding obligations. As a result of this review, the fund closures and interfund transfers identified below are being recommended. These actions will make city financial statements easier to understand, eliminate negative cash balances, and demonstrate prudent financial management. All transactions are proposed for fiscal year 2023.

As required per the city's bond covenants, the city is required to levy 105% of the debt service required for the subsequent year. As a result of this mandated 5% over levy, combined with the city's strong property tax collection record, the city's debt service funds have accumulated funds in excess of what was needed to satisfy repayment of debt obligations. These funds are now considered unrestricted and may be used for other city activities as directed by the City Council. During the 2023 budget process, staff proposed utilizing closed debt funds to finance the city's 2023 and 2024 contributions to the SBM Fire Capital Equipment Fund. Council is asked to approve the transfer from the Revolving Closed Debt Fund to the SBM Fire Capital Equipment Fund to cover the 2023 capital contribution. A separate transfer request will be brought forward in 2024.

In previous years, as part of contemplated development, the Blaine Economic Development Authority (EDA) provided resources to establish various funds that were created with the intent of potentially establishing Tax Increment Financing Districts (TIF) or other subsidies. The funds that are proposed to be closed were not needed to facilitate development or have provided the necessary funding they were established to provide. The consolidation of these funds into the EDA Capital Projects Fund is consistent with the overall EDA funding that was presented at the September 25 City Council Workshop.

Additionally, the Council is also asked to approve future transfers of up to $2,932,950 from the Parks Development Fund to the Blaine Band Shell Project Fund, consistent with the band shell construction bid award authorized by council on May 1, 2023, and the overall project financing as approved in the 2023-2027 Capital Improvement Plan. Finance was required to establish a unique Band Shell Project Fund due to $1,000,000 of budgeted donations, which are not allowed to be intermixed with park dedication funds.

Strategic Plan Relationship

Financial sustainability has been identified as an outcome in the 2023-2026 City of Blaine Strategic Plan. Interfund transfers and fund closures align with this goal by ensuring city funds are well managed.

Board/Commission Review

N/A

Financial Impact

Approval of the resolution will make city financial statements easier to understand, eliminate negative cash balances, and demonstrate prudent financial management. All activity is proposed to be posted in fiscal year 2023.

Public Outreach/Input

N/A

Staff Recommendation

Staff recommends council approve the attached resolution.

Attachment List

None

City of Blaine

Signature Copy

Resolution: RES 23-210

Approving Interfund Transfers and Fund Closures

WHEREAS, the City Council of the City of Blaine has the authority to authorize transfers between accounting funds; and

WHEREAS, staff have identified necessary transfers between funds; and

WHEREAS, a resolution from the City Council authorizing transfers between funds is required; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine hereby authorizes the following interfund transfer:

From Fund	To Fund	Purpose	Transfer Amount
399 – Revolving Closed Debt Funds	411 – SBM Fire Capital Equipment Fund	Fund 2023 city contributions for SBM capital	$414,960

NOW, THEREFORE, BE IT FURTHER RESOLVED by the City Council of the City of Blaine, hereby authorizes the following fund closures effective December 31, 2023:

From Fund	To Fund	Purpose	Cash Balance as of 10/31/2023
426 – NW Corner 109th/Radisson	415 – EDA Capital Projects	Fund accounted for a TIF project area that was never certified as a TIF district; transferring funds to be used towards future EDA projects	$1,356,783
434 - T&W NE corner 105/65	415 – EDA Capital Projects	Fund accounted for a TIF project area that was never certified as a TIF district; transferring funds to be used towards future EDA projects	$576,410
437 – Fire Codes Loan Program	415 – EDA Capital Projects	Fund accounted for a loan program that ended in 2012 and fund was never closed; transferring funds to be used towards future EDA projects	$160,832
415 – EDA Capital Projects	448 – Pheasant Ridge West	Fund accounted for a TIF project area that was never certified as a TIF district;	$3,683

		fund had deficit balance and requires transfer in to balance to zero and close the fund	
462 – EDA NE 109th/Lex	415 – EDA Capital Projects	Fund accounted for an EDA capital project that was completed; transferring remaining funds to be used towards future EDA projects	$24,107

BE IT FURTHER RESOLVED by the City Council of the City of Blaine hereby authorizes future transfers from the Parks Development Fund to the Blaine Band Shell Project Fund consistent with the band shell construction bid award authorized by council on May 1, 2023:.

From Fund	To Fund	Purpose	Maximum Transfer Amount
404 – Parks Development Fund	413 – Blaine Band Shell Project Fund	Finance construction of band shell project (less other revenues of $1,075,000)	$2,932,950

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

City of Blaine
Staff Report

File Number: RES 23-174

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Approval of Consent Agenda: - Daniel Schluender, Director of Engineering

Agenda Item # 8.7

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Northwest Area Street Reconstructions, Improvement Project No. 24-05

Executive Summary

Council is asked to receive the feasibility report for the 2024 Northwest Area Street Reconstructions, Improvement Project No. 24-05 and order a public hearing.

Background

At the August 7, 2023 City Council meeting, Council initiated the 2024 Northwest Area Street Reconstructions project and ordered the preparation of a feasibility report. The 2024 Northwest Area Street Reconstruction project consists of reconstruction of the following streets:

Area 1
• 113th Court NE from cul-de-sac to Polk Street NE
• 113th Court NE from Polk Street NE to approximately 20-feet east (future street stub)
• 114th Avenue NE from Tyler Street NE to Polk Street NE
• 114th Court NE from cul-de-sac to Polk Street NE
• 115th Lane NE from Able Street NE to Polk Street NE
• Able Street NE from 115th Avenue NE to 115th Lane NE
• Able Street NE from 117th Avenue NE south to the dead end
• Polk Street NE from 113th Avenue NE to 117th Avenue NE (Polk Street NE is a Municipal State Aid Street)

Area 2
• 123rd Lane NE from Davenport Street NE to Goodhue Street NE
• 123rd Lane NE from Goodhue Street NE to cul-de-sac
• 124th Avenue NE from Davenport Street NE to Goodhue Street NE
• 124th Lane NE from Davenport Street NE to approximately 150 feet west of Hastings Street NE

• Davenport Street NE from 123rd Avenue NE to 124th Lane NE
• Davenport Street from 124th Lane to cul-de-sac
• Fergus Court NE from 124th Lane NE to cul-de-sac
• Goodhue Court NE from 124th Lane NE to cul-de-sac
• Goodhue Street NE from approximately 140 feet north of 123rd Avenue NE to 124th Avenue NE

The proposed project will generally involve reconstructing the existing road by removing the existing pavement and installing new pavement. Spot replacement of damaged curb and gutter will also occur. In addition, storm sewer improvements and minor water main work will occur in certain areas.

The estimated cost of these proposed improvements is $3,191,442 with $650,302 to be assessed to the benefitting properties over a 15-year period. The remaining project cost is proposed to be funded with $1,647,736 from City Pavement Management Plan funds, $164,899 from City Public Utility Funds, $101,714 from City Storm Water Utility Funds, and $626,793 from State Aid Funds.

The proposed project is necessary, cost-effective, and feasible and will result in a benefit to the properties proposed to be assessed.

Schedule of Actions

August 7, 2023	Initiate Project and Order Preparation of Feasibility Report
December 18, 2023	Receive Feasibility Report and Order Public Hearing
December 19, 2023	Public Information Meeting
January 3, 2024	Hold Public Hearing, Order Improvement, and Order Preparation of Plans and Specifications
March 2024	Approve Plans & Specifications and Order Advertisement for Bids
April 2024	Open Bids
May 2024	Award Contract
May - October 2024	Construction of Improvements
February 2025	Assess Improvements
May 2025	First Assessment Payment Due with Real Estate Taxes

Strategic Plan Relationship

The project aligns with the City's strategic initiatives for Growth Management and providing a Well Maintained Infrastructure by providing high-quality street surfaces.

Board/Commission Review

N/A

Financial Impact

The project will be funded by a combination of assessments and bond proceeds placed in the City Pavement Management Program fund, Public Utility Funds, City Storm Water Utility Funds and

Municipal State Aid System funds. The 2023 project budget included $106,500 for consulting. The 2024 project budget in the 2024-2028 Capital Improvement Plan is $2,705,100 and includes consulting, construction, and contingency. Total project budget of $2,811,600. With estimated improvement costs of $3,191,442, the 2024 budget and CIP may need to be amended in 2024 and additional bond proceeds may need to be issued to finance project costs or the project could be split into multiple years or reject bids and the project rebid in 2025. Any or all of these options will be brought to council when the contract is proposed to be awarded.

Public Outreach/Input

The project will follow the public outreach guidelines set forth in MN Chapter 429 Statues.

Staff Recommendation

By motion, approve the Resolution.

Attachment List

1. CP 24-05_NW Area FeasibilityReport_Final_2023-12-06
2. Location Map - Area 1
3. Location Map - Area 2

City of Blaine

Signature Copy

Resolution: RES 23-174

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Northwest Area Street Reconstructions, Improvement Project No. 24-05

WHEREAS, pursuant to Resolution No. 23-124 adopted on the 7th day of August, 2023, by the Blaine City Council, a report has been prepared for the City of Blaine Engineering Department, with reference to the reconstruction of Area 1; 113th Court NE from cul-de-sac to Polk Street NE, 113th Court NE from Polk Street NE to approximately 20-feet east (future street stub), 114th Avenue NE from Tyler Street NE to Polk Street NE, 114th Court NE from cul-de-sac to Polk Street NE, 115th Lane NE from Able Street NE to Polk Street NE, Able Street NE from 115th Avenue NE to 115th Lane NE, Able Street NE from 117th Avenue NE south to the dead end, Polk Street NE from 113th Avenue NE to 117th Avenue NE (Polk Street NE is a Municipal State Aid Street) and Area 2; 123rd Lane NE from Davenport Street NE to Goodhue Street NE, 23rd Lane NE from Goodhue Street NE to cul-de-sac, 124th Avenue NE from Davenport Street NE to Goodhue Street NE, 124th Lane NE from Davenport Street NE to approximately 150 feet west of Hastings Street NE, Davenport Street NE from 123rd Avenue NE to 124th Lane NE, Davenport Street from 124th Lane to cul-de-sac, Fergus Court NE from 124th Lane NE to cul-de-sac, Goodhue Court NE from 124th Lane NE to cul-de-sac, Goodhue Street NE from approximately 140 feet north of 123rd Avenue NE to 124th Avenue NE and this report received by the Council on the 18th Day of December 2023.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Blaine as follows:

1. The Council will consider the improvement in accordance with the report finding the improvement necessary, cost-effective, and feasible, resulting in a benefit to the properties proposed to be assessed and will consider the assessment of benefiting property for all or a portion of the cost of the improvement pursuant to the Minnesota Statutes, Chapter 429, at an estimated total cost of the improvement of $3,191,442.

2. A Public Hearing shall be held on such proposed improvement on the 17th day of January 2024, at 7:00PM in the Council Chambers of City Hall, and the City Clerk shall give mailed and published notice of such hearing and improvement as required by law.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

FEASIBILITY REPORT

NORTHWEST AREA STREET RECONSTRUCTION

CITY OF BLAINE, ANOKA COUNTY, MINNESOTA

DECEMBER 6, 2023

Prepared for:
City of Blaine
10801 Town Square Drive NE
Blaine, MN 55449

CITY PROJECT NO. 24-05
WSB PROJECT NO. 023569-000

FEASIBILITY REPORT

NORTHWEST AREA STREET RECONSTRUCTION

CITY PROJECT NO. 24-05

FOR THE CITY OF BLAINE, MINNESOTA

DECEMBER 6, 2023

Prepared By:

wsb

CERTIFICATION

I hereby certify that this 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.

Nicholas E. Hentges, PE

Date: December 6, 2023 License No.: 44620

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Appendix A
Exhibit 1: Project Area
Exhibit 2: Roadway Typical Section
Exhibit 3: Storm Sewer Design

Appendix B
Opinion of Probable Cost

Appendix C
Exhibit 1: Assessable Parcels Map
Exhibit 2: Assessment Roll

Appendix D
Pavement Investigation Report

EXECUTIVE SUMMARY

The proposed project includes the reconstruction of several streets, within two designated areas, in the general northwest area within the City of Blaine. The specific areas and associated streets to be reconstructed are as follows:

Area 1

- 113th Court NE from cul-de-sac to Polk Street NE
- 113th Court NE from Polk Street NE to approximately 20-feet east (future street stub)
- 114th Avenue NE from Tyler Street NE to Polk Street NE
- 114th Court NE from cul-de-sac to Polk Street NE
- 115th Lane NE from Able Street NE to Polk Street NE
- Able Street NE from 115th Avenue NE to 115th Lane NE
- Able Street NE from 117th Avenue NE south to the dead end
- Polk Street NE from 113th Avenue NE to 117th Avenue NE (Polk Street NE is a Municipal State Aid Street)

Area 2

- 123rd Lane NE from Davenport Street NE to Goodhue Street NE
- 123rd Lane NE from Goodhue Street NE to cul-de-sac
- 124th Avenue NE from Davenport Street NE to Goodhue Street NE
- 124th Lane NE from Davenport Street NE to approximately 150 feet west of Hastings Street NE
- Davenport Street NE from 123rd Avenue NE to 124th Lane NE
- Davenport Street from 124th Lane to cul-de-sac
- Fergus Court NE from 124th Lane NE to cul-de-sac
- Goodhue Court NE from 124th Lane NE to cul-de-sac
- Goodhue Street NE from approximately 140 feet north of 123rd Avenue NE to 124th Avenue NE

Areas 1 and 2 are proposed to be reconstructed with spot curb and gutter replacement, full depth bituminous pavement reclamation, grading of the base material, and bituminous paving. The subgrade of these areas will not be exposed. The scope of storm sewer improvements includes adding a stormwater basin (BMP) in area 1 for water quality improvement as identified in the city's Volume Reduction & Water Quality Study (2021). Storm sewer improvements also include adding inlets at low points where there is currently limited inlet capacity and the replacement of block structures, back pitched pipes, inlet and manhole castings. Water improvements include replacement of select gate valves, select curb stops, and adjustment of other surface features. Sanitary sewer improvements are limited to replacement of manhole castings.

The total estimated cost of improvements is $3,191,442 with $650,302 proposed to be assessed over a 15-year period. The remaining project cost is proposed to be funded with $1,647,736 from City Pavement Management Plan funds, $164,899 from City Public Utility Funds, $101,714 from City Storm Drainage Funds, and $626,793 from State Aid Funds.

The proposed project is necessary, cost-effective, and feasible and will result in a benefit to the properties proposed to be assessed.

1 PROJECT HISTORY

The Blaine City Council initiated this project and ordered the preparation of a feasibility report on August 7, 2023. Under Motion 2023-331 the City Council authorized the Mayor and City Manager to enter into a Contract with WSB for Professional Engineering services to complete the work.

This report is based on field observations, record drawing information, 2022 aerial photography, and topographic survey.

2 PROJECT AREA CHARACTERISTICS

The general project area includes the following specific areas and streets:

Area 1

- 113th Court NE from cul-de-sac to Polk Street NE
- 113th Court NE from Polk Street NE to approximately 20-feet east (future street stub)
- 114th Avenue NE from Tyler Street NE to Polk Street NE
- 114th Court NE from cul-de-sac to Polk Street NE
- 115th Lane NE from Able Street NE to Polk Street NE
- Able Street NE from 115th Avenue NE to 115th Lane NE
- Able Street NE from 117th Avenue NE south to the dead end
- Polk Street NE from 113th Avenue NE to 117th Avenue NE (Polk Street NE is a Municipal State Aid Street)

Area 2

- 123rd Lane NE from Davenport Street NE to Goodhue Street NE
- 123rd Lane NE from Goodhue Street NE to cul-de-sac
- 124th Avenue NE from Davenport Street NE to Goodhue Street NE
- 124th Lane NE from Davenport Street NE to approximately 150 feet west of Hastings Street NE
- Davenport Street NE from 123rd Avenue NE to 124th Lane NE
- Davenport Street from 124th Lane to cul-de-sac
- Fergus Court NE from 124th Lane NE to cul-de-sac
- Goodhue Court NE from 124th Lane NE to cul-de-sac
- Goodhue Street NE from approximately 140 feet north of 123rd Avenue NE to 124th Avenue NE

All of the streets that are a part of the Northwest Area Street Reconstruction Project are urban sections with existing curb and gutter. The pavement on all streets within the project sub-areas has reached the point of failure with significant alligator, block, transverse, and longitudinal cracking, as well as surface stripping, and has failed to the point where an overlay is not feasible.

The Anoka County Soil Survey from the United States Department of Agriculture indicates that the predominant soil types in the project area are Hydraulic Soils Group Iw, LnA, Rf, ZmB in Area 1 and Iw, LnA, Ma, Ru, SbB, Se, SmB in Area 2. This project is not anticipating groundwater to be present in the excavations at the assumed depths of the proposed storm sewer. If groundwater is encountered during watermain improvement construction, dewatering will be required. Deeper excavations below the groundwater table, in sandy soils, will likely require a sand point dewatering system.

The project area is contained wholly in the Coon Creek Watershed District. No portion of this project will impact wetlands as identified on the City's wetland inventory map.

See Appendix A, Exhibit 1 for Project Location Maps.

2.1 Road History

Area 1

The **Able Street NE** cul-de-sac off of 117th Avenue NE was constructed in 1984. This street was constructed with a pavement section consisting of approximately 3.75-inches of bituminous over 4-inches of aggregate base with surmountable concrete curb and gutter. No pavement rehabilitation has been performed to date on this street.

The following streets were constructed in 1995: **Able Street NE** from 115th Avenue NE to 115th Lane NE, **115th Lane NE** from Able Street NE to Polk Street NE. These streets were constructed with a pavement section consisting of approximately 3.25-inches of bituminous over approximately 4-inches of aggregate base with concrete curb and gutter design D312.

The following streets were constructed in 1998: **113th Court NE** (constructed as 113th Lane NE) from Polk Street NE to 340-feet west, **114th Avenue NE** from 325-feet east of Tyler Street NE to Polk Street NE, **114th Court NE** (constructed as 114th Lane NE). These streets were constructed with a pavement section consisting of approximately 3-inches to 4.5-inches of bituminous over 3-inches to 6-inches of aggregate base with concrete curb and gutter design D312.

The following streets were constructed in 2004: **114th Court NE** cul-de-sac extension, **114th Avenue NE** from Tyler Street to 325-feet east, **113th Court NE** from 340-feet west of Polk Street NE to the cul-de-sac. These streets were constructed with a pavement section consisting of approximately 3-inches to 4.5-inches of bituminous over 3-inches to 6-inches of aggregate base with concrete curb and gutter design D312. No pavement rehabilitation has been performed to date on this street.

Polk Street NE from 117th Avenue NE to approximately 1,300 feet south along Polk Street NE was constructed in 1996. This street section was constructed with approximately 4.5-inches of bituminous over approximately 6-inches of aggregate base with concrete curb and gutter design B618. Bituminous patching along large sections of Polk Street NE was performed in 2022. Polk Street NE from 113th Avenue NE to the terminus of Polk Street NE was constructed in 1995 and consists of approximately 3.5-inches of bituminous over 4-inches aggregate base with concrete curb and gutter design B618. Bituminous patching along large sections of Polk Street NE was performed in 2022. No other pavement rehabilitation has been performed to date on this street. Polk Street NE is a municipal state aid street. It was constructed to a width of 33 feet from back of curb to back of curb. The width accommodates a single through lane in each direction as well as a 6.33 foot wide shoulder on the northbound side.

Area 2

The following streets were constructed in 1996: **Davenport Street NE** from 123rd Avenue to the cul-de-sac, **123th Lane NE** from Davenport Street NE to 185-feet east of Goodhue Street NE, **Fergus Court NE**, **124th Avenue NE** from Davenport Street NE to Goodhue Street NE, **Goodhue Street NE** from 124th Avenue NE to 190-feet south of 123rd Lane NE, **Goodhue Court NE**, **124th Lane** from Davenport Street NE to 280-feet east of Goodhue Court NE. These streets were constructed with approximately 2.5-inches to 5-inches of bituminous over approximately 2-inches to 4-inches of aggregate base with concrete curb and gutter design D312.

123rd Lane NE from Goodhue Street NE to the cul-de-sac was constructed in 2000. This street was constructed with a pavement section consisting of approximately 3-inches of bituminous over 3-inches of aggregate base with concrete curb and gutter design D312. No pavement rehabilitation has been performed to date on this street.

2.2 Pavement Investigation

WSB completed a pavement investigation at twenty-four (24) coring locations throughout the project areas on September 19, 2023. The results of this investigation can be found in the Pavement Design Report in Appendix D. The investigation found that bituminous depths ranged from 2.25-inches to 5-inches over 2-inches to 7-inches of aggregate base consisting of sand with some gravel. Laboratory testing was completed on samples of the aggregate base material and determined that some areas passed the MnDOT 3138 – Class 5 gradation requirements and some failed due to much material passing the #40 sieve.

2.3 Existing Conditions Photos

The following photos were taken during a site inspection on September 19, 2023, and are representative of conditions of all streets included with this project.

Figure 2-1 Existing Conditions on Able Street NE

Figure 2-2 Existing Conitions on Polk Street NE

Figure 2-3 Existing Conditions on 113th Court NE

Figure 2-4 Existing Conditions on 115th Lane NE

Figure 2-5 Existing Conditions on Davenport Street NE

Figure 2-6 Existing Conditions on 124th Lane NE

Figure 2-7 Existing Conditions on 124th Avenue NE

Figure 2-8 Existing Conditions on Goodhue Street NE

3 PROPOSED IMPROVEMENTS

The proposed improvements will include pavement replacement, spot curb and gutter replacement, sidewalk and pedestrian ramp improvements to make them ADA compliant, adjustment of gate valves, adjustment of manholes, adjustment of catch basins, replacement of storm sewer and sanitary sewer castings, and construction of a stormwater basin (BMP) in area 1. The improvements are necessary, cost-effective, and feasible. Each improvement is further described as follows:

3.1 Street Construction

The street typical section will be reconstructed to include 3-1/2-inches of bituminous pavement over compacted reclaim material. The existing curb and gutter will remain in place with spot replacement.

The typical section for Polk Street NE will be reconstructed to meet minimum flexible pavement design requirements per MnDOT State Aid design standards. The resulting typical section includes 3-1/2 inches of bituminous pavement over 4 inches of compacted reclaim material.

See Appendix A, Exhibit 2 for the proposed typical section.

It is not anticipated that additional right-of-way will be needed for the project.

3.2 Sanitary Sewer

Public Works and Engineering staff have reviewed the existing sanitary sewer within the project area. This review has determined that the scope of sanitary sewer improvements is limited to the replacement of existing manhole castings and rings.

3.3 Water Main

Public Works and Engineering staff have reviewed the water main installation dates and water main break data in the project area and concur that the existing ductile iron water main pipe was installed just prior to when the roadways were first constructed and have no issues indicating the need for replacement or repair. However, three new gate valves will be installed with the project, two in area 1 and one in area 2. In addition, one gate vale will be eliminated in area 2.

All existing gate valve boxes located within the existing street section, that are not replaced, will be adjusted.

It is assumed that no curb stops require replacement. Curb stop boxes impacted by driveway reconstruction will be adjusted to the finished grade.

3.4 Storm Sewer and Stormwater Management

The scope of storm sewer improvements is limited to the replacement of block structures, existing catch basin and manhole castings, reconstructing back pitched pipes and adding catch basins at some of the low points to reduce the spread in the roadways. The full project area is located within the Coon Creek Watershed District (CCWD). The pavement replacement is proposed to be limited to the aggregate base being graded and recompacted but not removed so underlying soils will not be exposed as part of the project. Since the project will not expose underlying soils beneath the aggregate base CCWD stormwater management and erosion control rules are not triggered. Since the roadways will be put back to the same footprint and overall drainage patterns remain unchanged, proposed rates will match existing.

Storm sewer within Area 1 excluding Able Street, outlets to one of two existing stormwater ponds adjacent to the project area for treatment. Both stormwater ponds outlet to County Ditch 41 that runs through the middle of Area 1. Drainage from Able Street discharges directly to County Ditch 41. Work within the ditch is not proposed as part of the project. Since there is FEMA and CCWD floodplain covering County Ditch 41, if work within the ditch is added to the project permitting would be required with CCWD and all FEMA requirements would need to be documented as being met.

Most of the storm sewer within Area 2 with the exception of the storm sewer within the 123rd Lane Northeast cul de sac discharges to an existing stormwater pond in the northwest corner of the project where it is treated. Storm sewer in the 123rd Lane Northeast cul de sac outlets to an existing wetland area adjacent to the project.

Hidden Ponds Park adjacent to Area 1 was analyzed as part of the City of Blaine Volume Reduction and Water Quality Study completed by WSB in 2021. The area was determined to have a moderate potential benefit with moderate infiltration potential. An infiltration basin is proposed prior to the existing stormwater pond to treat drainage off of the southern half of Polk Street within Area 1. A figure for the proposed infiltration basin is included in the Appendix with the capacity analysis figures and a cost estimate for the proposed basin is included with the cost estimate. Because the Volume Reduction and Water Quality Study was a high-level analysis of identifying potential BMP locations, the proposed infiltration basin will need to be verified to be feasible during design with additional topographical data, soils information and confirmation of space limitations. Area 2 was not identified as a potential project location analyzed as part of the City of Blaine Volume Reduction and Water Quality Study.

Based on estimated construction dates and delineated drainage areas the ponds adjacent and receiving runoff from the project areas were not identified as needing maintenance or sediment excavation.
No storm sewer improvements have been performed to date in the project area.

4 IMPACT OF PROPOSED IMPROVEMENTS

The proposed street improvements will not create any new maintenance issues for the Public Works staff. The City will work with the affected property owners and the Contractor to resolve any situation that may arise during construction.

All streets will remain open to local traffic during construction with short-term traffic delays expected. Construction dust, noise, and erosion will occur. Efforts to minimize these impacts include the restriction of work hours and dust and erosion control measures included in the project. Any disruptions that occur to existing yards, sprinkler systems, and driveways will be restored.

5 SUMMARY OF ESTIMATED COSTS AND FUNDING

Project No.: 24-05
Description: Northwest Area Street Reconstruction

Cost Item	Percent	Amount
Construction Costs		
Assessable Street Construction		$ 1,696,547.03
Non-Assessable Street Construction		$ 318,554.36
Watermain Construction		$ 62,366.17
Sanitary Sewer Construction		$ 64,478.83
Storm Sewer Construction		$ 234,767.62
Stormwater BMP Construction		$ 78,240.87
Total Construction Costs		**$ 2,454,954.88**
Administrative Costs		
Engineering	18%	$ 441,891.88
Assessment	1%	$ 24,549.55
Legal	1%	$ 24,549.55
Administration	5%	$ 122,747.74
Capitalized Interest	4%	$ 98,198.19
Bonding	1%	$ 24,549.55
Total Administrative Costs	**30%**	**$ 736,486.46**
Total Estimated Project Costs:		**$ 3,191,441.33**

Temporary Funding Source: City Internal Funds

Permanent Funding Source: Assessments, Pavement Management Program (PMP) Funds, State Aid Funds, and Public Utility Funds

Funding

Total Generation from Assessments:	$ 650,301.79
Total Paid from Public Sanitary Sewer Funds:	$ 83,822.48
Total Paid from Public Water Utility Funds:	$ 81,076.02
Total Paid from Public Storm Drainage Funds:	$ 101,713.13
Total Paid from State Aid Funds:	$ 626,792.61
Total Paid from PMP Funds:	$ 1,647,735.30

ASSESSMENT METHODOLOGY

It is proposed that the project be assessed over 15 years in accordance with the City Assessment Policy. It is proposed to assess this project using the unit method for the residential properties (single unit) in Areas 1 and 2. Proposed assessments are based on 35% of the entire cost of the improved street sections for residential properties and do not include costs for water main construction, sanitary sewer construction, stormwater basin (BMP) construction, residential driveway construction, sidewalk construction, pedestrian ramp construction, irrigation replacement, and tree removal and replacement.

See Appendix C Exhibit 1 for the parcels proposed to be assessed and Appendix C Exhibit 2 for the proposed assessment rolls.

6 FINANCE

The proposed project will temporarily be financed by the city. Permanent funding will be provided by Pavement Management Program Funds, State Aid Funds, City Storm Drainage Funds, City Water and Sewer Utility Funds, and the costs assessed to the benefiting parcels in accordance with the City Assessment Policy and Minnesota Statutes Chapter 429, Special Assessment Laws.

6.1 Finance Director Statement

With reference to this Feasibility Report for Improvement Project 24-05 as prepared by WSB dated December 6, 2023, I find the following:

A. The project will be temporarily funded through existing City internal funds whereupon permanent financing will be obtained through the Pavement Management Program Funds, Public Utility Funds, State Aid Funds, and Assessments.

B. Sufficient monies are currently available from the City's Internal Fund to temporarily fund the special assessment portion of this project. It is estimated that $650,302 will be assessed.

C. Sufficient monies are currently available from the City's Pavement Management Program Fund to pay for the proposed street improvements at an estimated cost of $1,647,736.

D. Sufficient monies are currently available from the City's Public Utility Funds to pay for proposed utility improvements and are estimated cost of $164,899.

E. Sufficient monies are currently available from the City's Public Storm Drainage Funds to pay for proposed stormwater basin (BMP) improvements and are estimated cost of $101,714.

F. Sufficient monies are currently available from the City's State Aid Funds to pay for proposed eligible improvements along Polk Street NE and are estimated cost of $626,793.

_____
Jason Zimmerman
Finance Director

7 PROJECT SCHEDULE

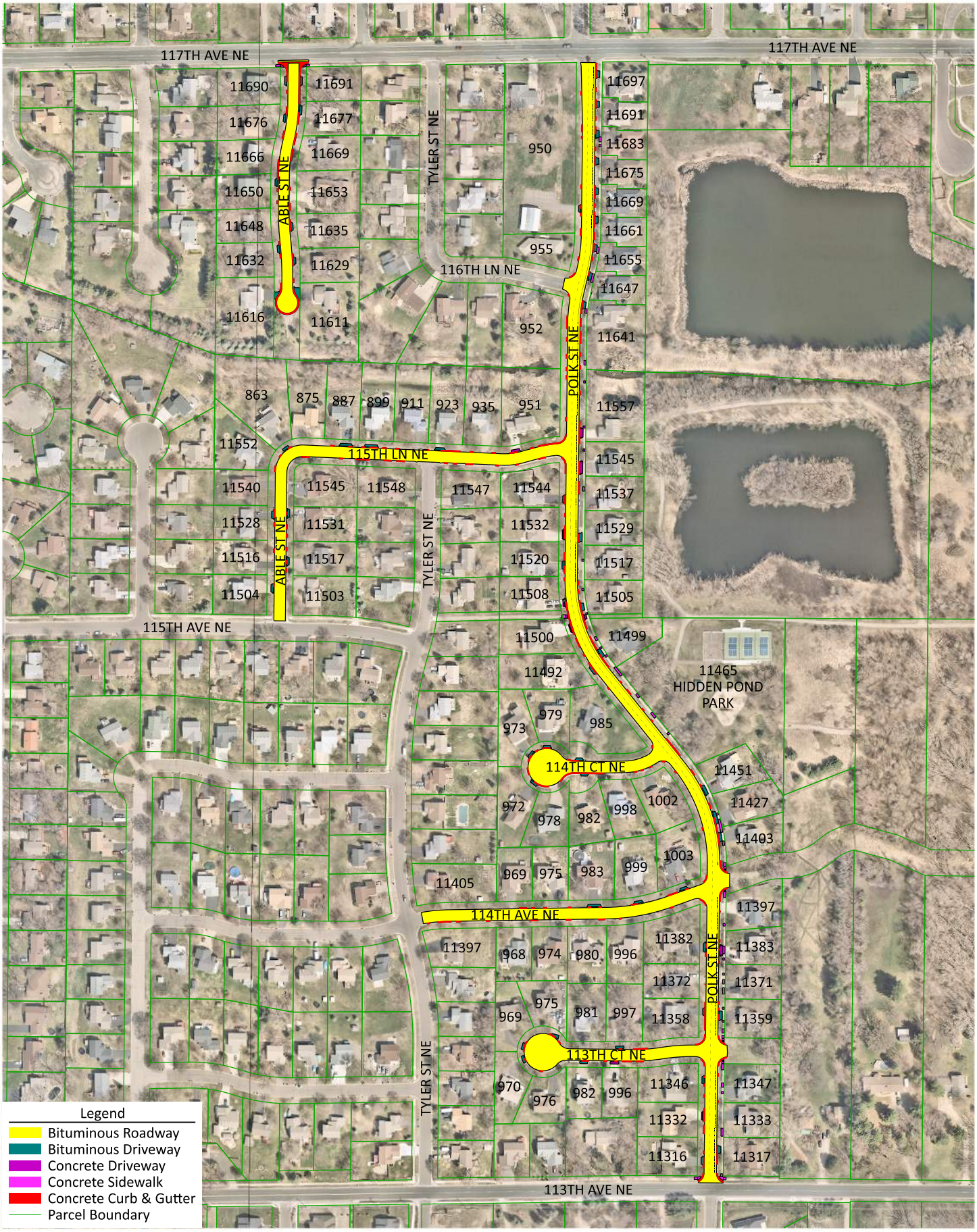
December 18, 2023	Receive Feasibility Report Order Public Hearing
December 19, 2023	Public Information Meeting
January 17, 2024	Hold Public Hearing Order Improvements and Order Preparation of Plans and Specifications
March 2024	Approve Plans and Specifications Order Advertisement for Bids
April 2024	Open Bids
May 2024	Award Contract
May – October 2024	Construct Improvements
February 2025	Assess Project
May 2025	First assessment payment due with real estate taxes.

8 FEASIBILITY AND RECOMMENDATION

The project as proposed is necessary, technically and financially feasible, cost effective, and will result in a benefit to the properties proposed to be assessed. It is recommended that the Council accept this report, hold a public hearing, and order improvements.

APPENDIX A

Exhibit 1: Project Location Map
Exhibit 2: Typical Sections
Exhibit 3: Storm Sewer Design



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BlaineMN.gov

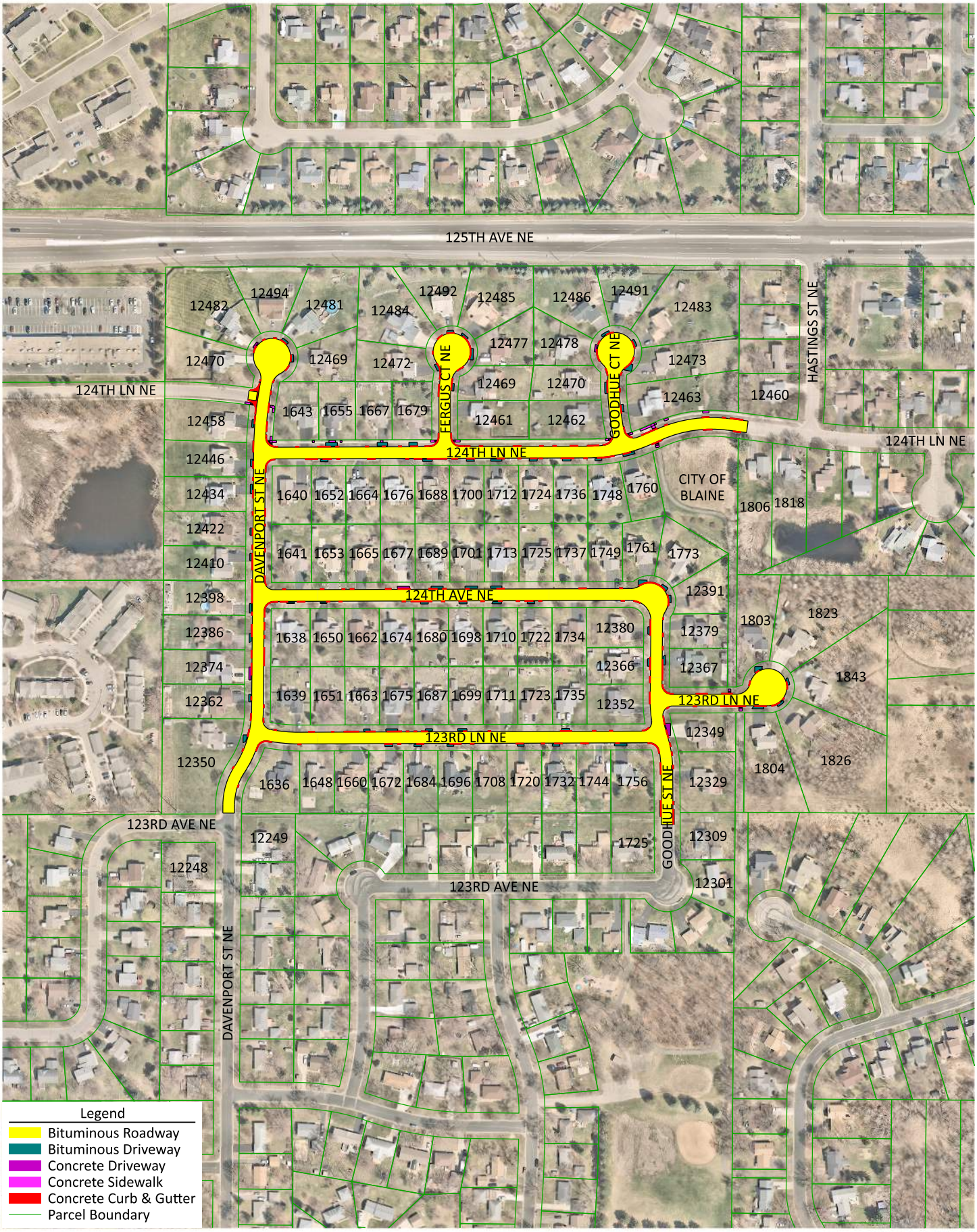
Exhibit 1: Area 1 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

N

0 150 300
SCALE IN FEET

wsb



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BlaineMN.gov

Exhibit 1: Area 2 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

N

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SCALE IN FEET

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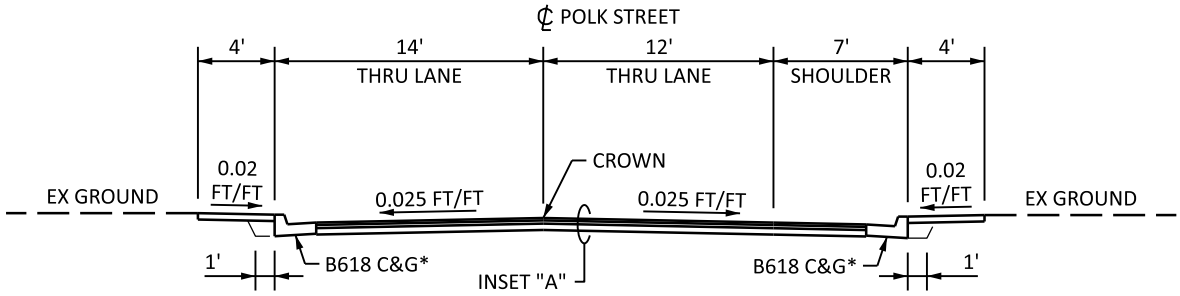

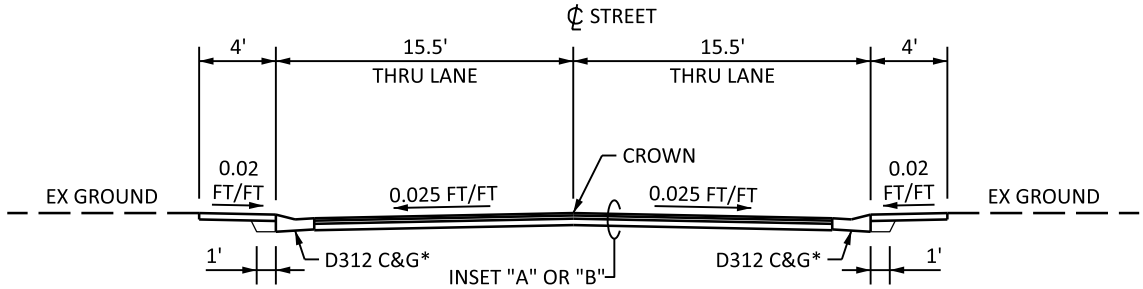

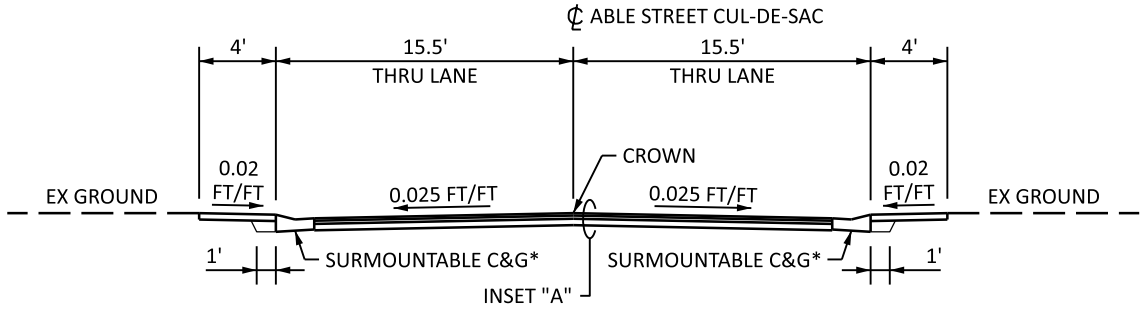

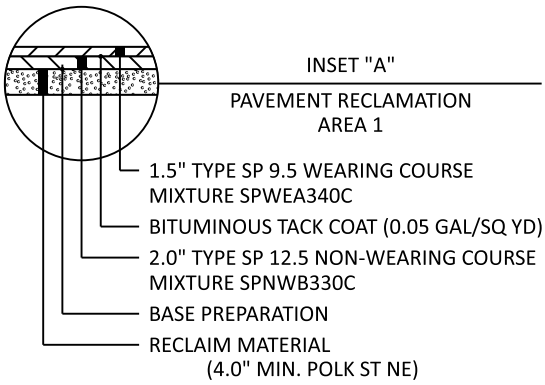

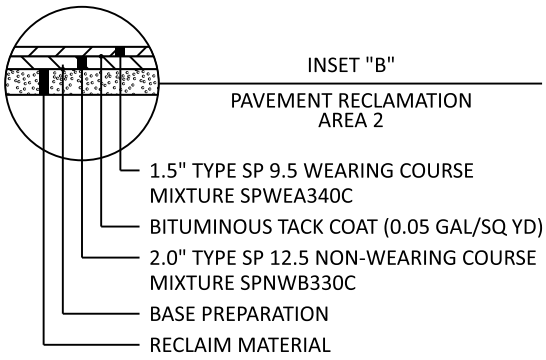

NOTES:
*SPOT REPLACEMENT, EARTHWORK INCIDENTAL

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BlaineMN.gov

Exhibit 2: Proposed Typical Sections

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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SCALE IN FEET

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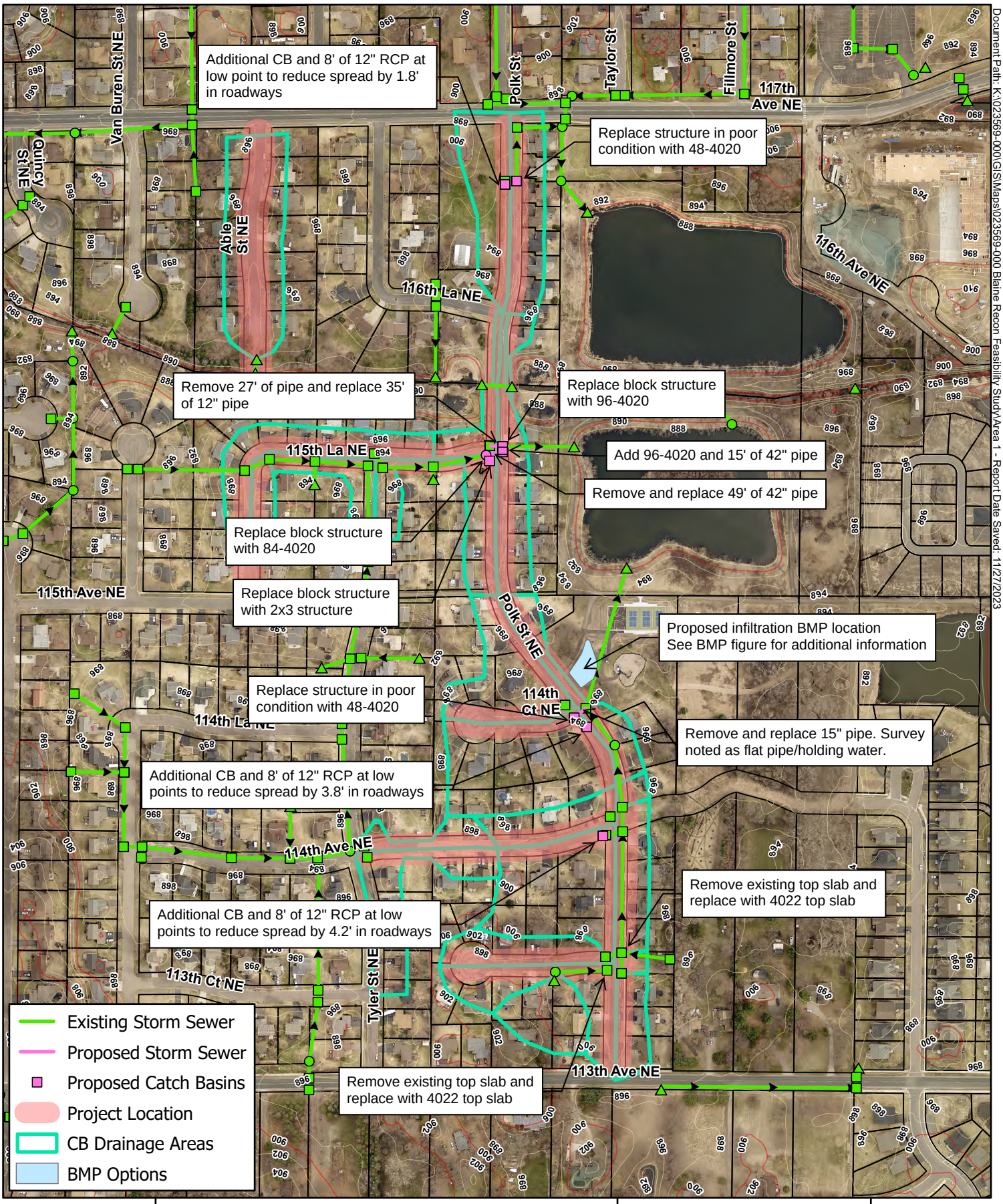

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BlaineMN.gov

Existing Storm Sewer Capacity

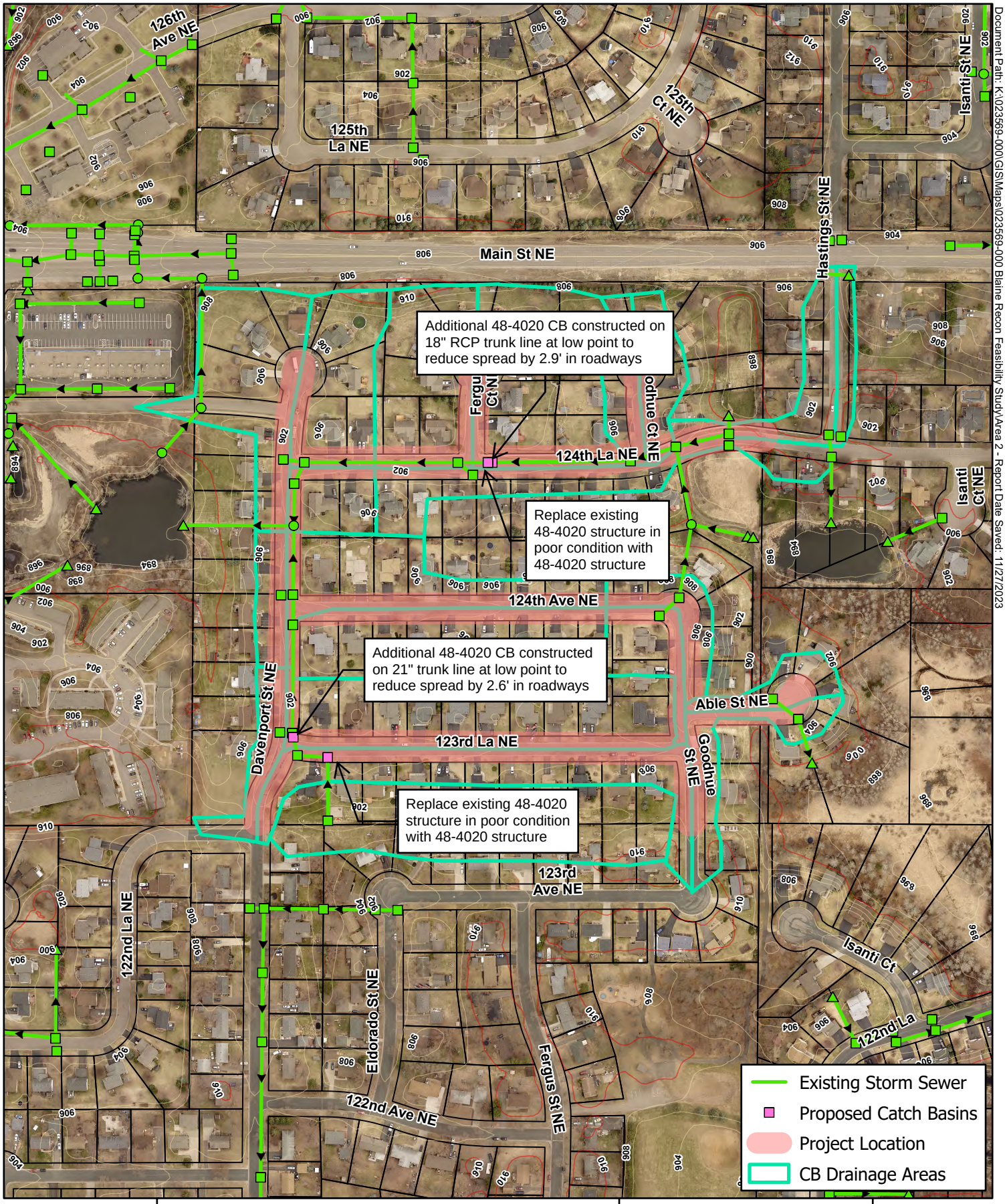
2024 Street Reconstruction Project
City of Blaine, MN

N

0 350 Feet

1 inch = 350 feet

wsb



BlaineMN.gov

Existing Storm Sewer Capacity

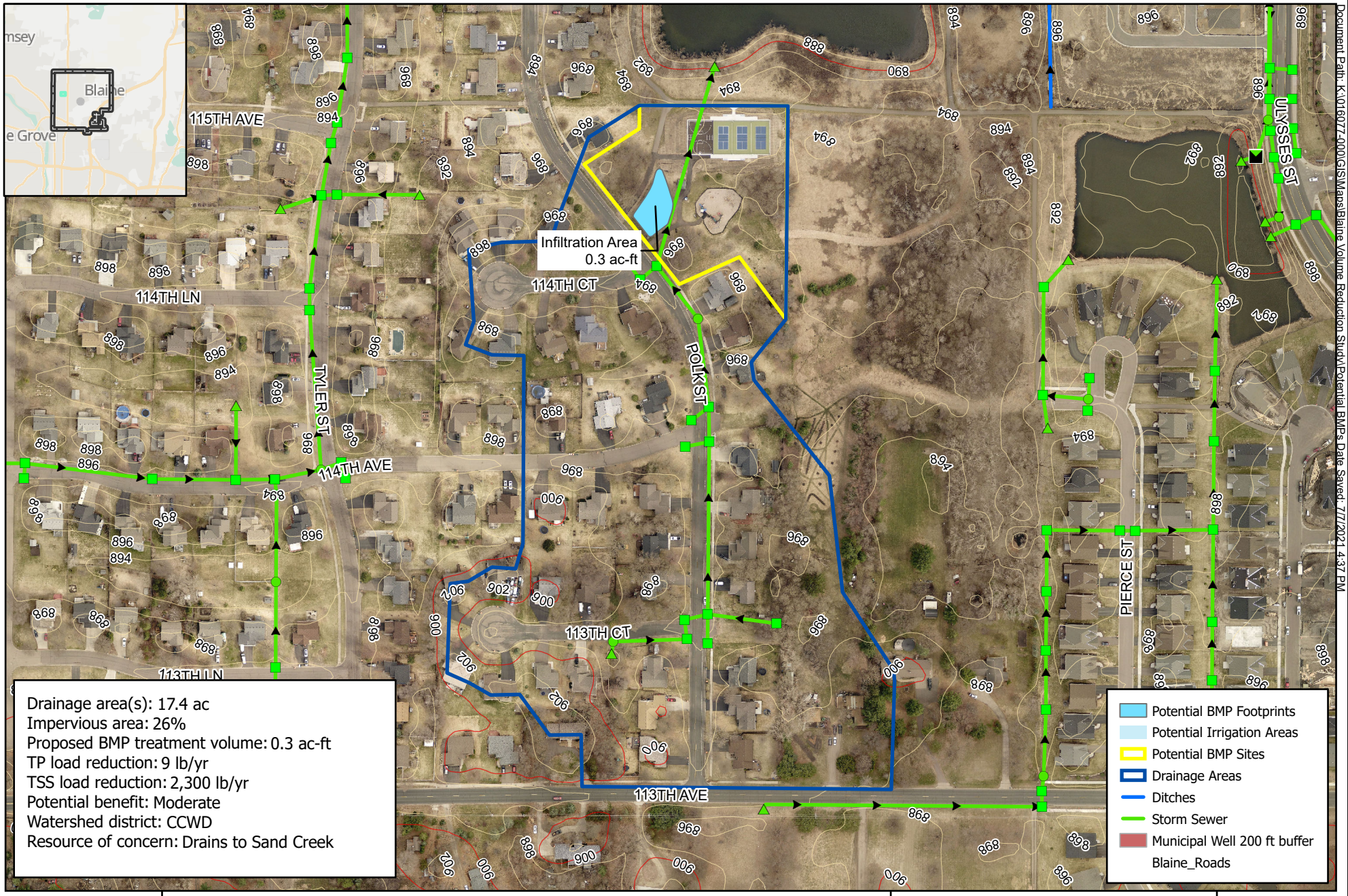
2024 Street Reconstruction Project
City of Blaine, MN

N

0 300 Feet

1 inch = 300 feet

wsb



BlaineMN.gov

Potential BMP Location: Hidden Ponds Park

Volume Reduction & Water Quality Study
City of Blaine

N

0 250 Feet
1 inch = 250 feet

wsb

APPENDIX B

Opinion of Probable Cost

OPINION OF PROBABLE COST - FEASIBILITY

WSB Project: **Northwest Area Street Reconstruction CP 24-05**
Project Location: **City of Blaine, Minnesota**
WSB Project No: **023569-000**

Item Number	Extension Number	Description	Unit	Unit Price	PROJECT TOTAL Estimated Quantity	PROJECT TOTAL Estimated Cost	AREA 1 Estimated Quantity	AREA 1 Estimated Cost	AREA 1 SAP 106-132-XXX Estimated Quantity	AREA 1 SAP 106-132-XXX Estimated Cost	AREA 2 Estimated Quantity	AREA 2 Estimated Cost
A. ROADWAY CONSTRUCTION												
2021.501	00010	MOBILIZATION	LUMP SUM	$110,000.00	1	$110,000.00	0.28	$30,800.00	0.26	$28,600.00	0.46	$50,600.00
2104.502	01185	REMOVE DELINEATOR / MARKER	EACH	$38.95	6	$233.70	4	$155.80	2	$77.90		
2104.502	01220	REMOVE SIGN	EACH	$41.43	17	$704.31	2	$82.86	15	$621.45		
2104.502	03300	SALVAGE SIGN	EACH	$41.43	38	$1,574.34	6	$248.58	16	$662.88	16	$662.88
2104.502	03590	SALVAGE MAIL BOX SUPPORT	EACH	$139.36	87	$12,124.32	36	$5,016.96	19	$2,647.84	32	$4,459.52
2104.503	00315	REMOVE CURB AND GUTTER	LIN FT	$4.34	7881	$34,203.54	2033	$8,823.22	1863	$8,085.42	3985	$17,294.90
2104.504	00090	REMOVE CONCRETE PAVEMENT	SQ YD	$12.22	52	$635.44	30	$366.60			22	$268.84
2215.504	00010	FULL DEPTH RECLAMATION	SQ YD	$2.04	36495	$74,448.98	9899	$20,193.96	8331	$16,994.42	18265	$37,260.60
2106.507	00010	EXCAVATION - COMMON (P)	CU YD	$33.77	4568	$154,261.36	1241	$41,908.57	1042	$35,188.34	2285	$77,164.45
2106.507	00130	COMMON EMBANKMENT (CV) (P)	CU YD	$7.80	1484	$11,575.20	400	$3,120.00	334	$2,605.20	750	$5,850.00
2112.604		AGGREGATE BASE PREPARATION (P)	SQ YD	$1.29	40137	$51,776.73	10843	$13,987.47	9227	$11,902.83	20067	$25,886.43
2123.610	00410	STREET SWEEPER (WITH PICKUP BROOM)	HOUR	$66.50	80	$5,320.00	30	$1,995.00	10	$665.00	40	$2,660.00
2130.523	00010	WATER	MGAL	$39.40	100	$3,940.00	35	$1,379.00	15	$591.00	50	$1,970.00
2211.509	00070	AGGREGATE BASE CLASS 5	TON	$8.01	550	$4,405.50	103	$825.03	157	$1,257.57	290	$2,322.90
2231.507	00020	BITUMINOUS PATCHING MIXTURE	TON	$201.50	18	$3,627.00	8	$1,612.00			10	$2,015.00
2357.507	00010	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	$1.25	2027	$2,533.75	546	$682.50	466	$582.50	1015	$1,268.75
2360.509	13300	TYPE SP 9.5 WEARING COURSE MIXTURE (3,C)	TON	$86.90	3429	$297,980.10	925	$80,382.50	788	$68,477.20	1716	$149,120.40
2360.509	23305	TYPE SP 12.5 NON WEARING COURSE MIXTURE (3,C)	TON	$81.74	4553	$372,162.22	1230	$100,540.20	1046	$85,500.04	2277	$186,121.98
2531.503	02080	SURMOUNTABLE CONCRETE CURB & GUTTER	LIN FT	$33.00	578	$19,074.00	578	$19,074.00				
2531.503	02315	CONCRETE CURB & GUTTER DESIGN B618	LIN FT	$29.51	2661	$78,526.11	231	$6,816.81	1848	$54,534.48	582	$17,174.82
2531.505		CONCRETE CURB & GUTTER DESIGN D312	LIN FT	$28.43	4642	$131,972.06	1239	$35,224.77			3403	$96,747.29
2531.604	00208	8" CONCRETE VALLEY GUTTER	SQ YD	$157.61	89	$14,027.29	50	$7,880.50			39	$6,146.79
2540.602	00140	INSTALL MAIL BOX SUPPORT	EACH	$154.63	87	$13,452.81	36	$5,566.68	19	$2,937.97	32	$4,948.16
2563.601	00010	TRAFFIC CONTROL	LUMP SUM	$7,837.75	1	$7,837.75	0.28	$2,194.57	0.26	$2,037.82	0.46	$3,605.37
2564.602	01820	INSTALL SIGN	EACH	$205.69	38	$7,816.22	6	$1,234.14	16	$3,291.04	16	$3,291.04
2564.602	02340	DELINEATOR / MARKER	EACH	$143.13	6	$858.78	4	$572.52	2	$286.26		
2564.618	00010	SIGN	SQ FT	$48.86	44	$2,149.84	5	$244.30	39	$1,905.54		
2573.501	00025	STABILIZED CONSTRUCTION EXIT	LUMP SUM	$1,412.42	1	$1,412.42	0.28	$395.48	0.26	$367.23	0.46	$649.71
2573.502	00110	STORM DRAIN INLET PROTECTION	EACH	$138.20	53	$7,324.60	13	$1,796.60	20	$2,764.00	20	$2,764.00
2573.503	00064	SEDIMENT CONTROL LOG TYPE COMPOST	LIN FT	$5.14	7881	$40,508.34	2048	$10,526.72	1848	$9,498.72	3985	$20,482.90
2574.505	00020	SOIL BED PREPARATION	ACRE	$595.06	2	$1,130.61	0.5	$297.53	0.4	$238.02	1.0	$595.06
2574.507	00104	BOULEVARD TOPSOIL BORROW	CU YD	$9.01	1073	$9,667.73	279	$2,513.79	252	$2,270.52	542	$4,883.42
2574.508	00013	FERTILIZER TYPE 3	POUND	$1.02	665	$678.30	175	$178.50	140	$142.80	350	$357.00
2575.504	00011	SODDING TYPE LAWN	SQ YD	$7.00	9196	$64,372.00	2390	$16,730.00	2156	$15,092.00	4650	$32,550.00
2575.523	00020	RAPID STABILIZATION METHOD 3	MGAL	$0.01	12	$0.12	3	$0.03	3	$0.03	6	$0.06

OPINION OF PROBABLE COST - FEASIBILITY

WSB Project: **Northwest Area Street Reconstruction CP 24-05**
Project Location: **City of Blaine, Minnesota**
WSB Project No: **023569-000**

Item Number	Extension Number	Description	Unit	Unit Price	PROJECT TOTAL Estimated Quantity	PROJECT TOTAL Estimated Cost	AREA 1 Estimated Quantity	AREA 1 Estimated Cost	AREA 1 SAP 106-132-XXX Estimated Quantity	AREA 1 SAP 106-132-XXX Estimated Cost	AREA 2 Estimated Quantity	AREA 2 Estimated Cost
ROADWAY CONSTRUCTION SUBTOTAL						$ 1,542,315.48		$ 423,367.19		$ 359,826.02		$ 759,122.27
CONTINGENCY (10%)						$ 154,231.55		$ 42,336.72		$ 35,982.60		$ 75,912.23
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 508,964.11		$ 139,711.17		$ 118,742.59		$ 250,510.35
ROADWAY TOTAL						$ 2,205,511.13		$ 605,415.08		$ 514,551.21		$ 1,085,544.84
B. NON-ASSESSABLE ROADWAY CONSTRUCTION												
2101.502	00020	CLEARING	EACH	$691.63	58	$40,114.54	20	$13,832.60	6	$4,149.78	32	$22,132.16
2101.502	00020	GRUBBING	EACH	$186.56	58	$10,820.48	20	$3,731.20	6	$1,119.36	32	$5,969.92
2104.504	00080	REMOVE CONCRETE DRIVEWAY PAVEMENT	SQ YD	$11.01	202	$2,224.02	23	$253.23	109	$1,200.09	70	$770.70
2104.504	00110	REMOVE BITUMINOUS DRIVEWAY PAVEMENT	SQ YD	$6.56	1524	$9,997.44	458	$3,004.48	323	$2,118.88	743	$4,874.08
2104.518	00100	REMOVE BITUMINOUS WALK	SQ FT	$1.03	252	$259.56			8	$8.24	244	$251.32
2104.518	00140	REMOVE CONCRETE WALK	SQ FT	$1.71	3913	$6,691.23			2506	$4,285.26	1407	$2,405.97
2211.509	00070	AGGREGATE BASE CLASS 5	TON	$8.01	8	$64.08	2	$16.02	2	$16.02	4	$32.04
2301.602	00071	DRILL & GROUT REING BAR (EPOXY COATED)	EACH	$11.00	184	$2,024.00	26	$286.00	55	$605.00	103	$1,133.00
2360.504	23320	TYPE SP 9.5 WEARING COURSE MIXTURE (3,C) 3.0" THICK	SQ YD	$26.61	1635	$43,507.35	429	$11,415.69	388	$10,324.68	818	$21,766.98
2215.504	00010	FULL DEPTH RECLAMATION	SQ YD	$2.04	538	$1,097.52			538	$1,097.52		
2106.507	00010	EXCAVATION - COMMON (P)	CU YD	$33.77	68	$2,296.36			68	$2,296.36		
2106.507	00130	COMMON EMBANKMENT (CV) (P)	CU YD	$7.80	22	$171.60			22	$171.60		
2112.604		AGGREGATE BASE PREPARATION (P)	SQ YD	$1.29	596	$768.84			596	$768.84		
2123.610	00410	STREET SWEEPER (WITH PICKUP BROOM)	HOUR	$66.50	1	$66.50			1	$66.50		
2130.523	00010	WATER	MGAL	$39.40	1	$39.40			1	$39.40		
2211.509	00070	AGGREGATE BASE CLASS 5	TON	$8.01	11	$88.11			11	$88.11		
2231.507	00020	BITUMINOUS PATCHING MIXTURE	TON	$201.50								
2357.507	00010	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	$1.25	31	$38.75			31	$38.75		
2360.509	13300	TYPE SP 9.5 WEARING COURSE MIXTURE (3,C)	TON	$86.90	51	$4,431.90			51	$4,431.90		
2360.509	23305	TYPE SP 12.5 NON WEARING COURSE MIXTURE (3,C)	TON	$81.74	68	$5,558.32			68	$5,558.32		
2502.601	03000	IRRIGATION SYSTEM PROVISION	LUMP SUM	$20,000.00	1	$20,000.00	0.28	$5,600.00	0.26	$5,200.00	0.46	$9,200.00
2502.601		LANDSCAPE PROVISION	LUMP SUM	$25,000.00	1	$25,000.00	0.28	$7,000.00	0.26	$6,500.00	0.46	$11,500.00
2521.518	00040	4" CONCRETE WALK	SQ FT	$6.97	5271	$36,738.87			1889	$13,166.33	3382	$23,572.54
2521.518	00060	6" CONCRETE WALK	SQ FT	$9.86	1277	$12,591.22	209	$2,060.74	432	$4,259.52	636	$6,270.96
2531.504	00060	6" CONCRETE DRIVEWAY PAVEMENT	SQ YD	$64.04	228	$14,601.12	26	$1,665.04	123	$7,876.92	79	$5,059.16
2531.618	00010	TRUNCATED DOMES	SQ FT	$51.40	272	$13,980.80	46	$2,364.40	86	$4,420.40	140	$7,196.00
2571.502	05060	CONIFEROUS TREE 6' HT B&B	EACH	$556.24	16	$8,899.84	5	$2,781.20	1	$556.24	10	$5,562.40
2571.502	12250	DECIDUOUS TREE 2.5" CAL B&B	EACH	$655.31	42	$27,523.02	15	$9,829.65	5	$3,276.55	22	$14,416.82
NON-ASSESSABLE ROADWAY CONSTRUCTION SUBTOTAL						$ 289,594.87		$ 63,840.25		$ 83,640.57		$ 142,114.05
CONTINGENCY (10%)						$ 28,959.49		$ 6,384.03		$ 8,364.06		$ 14,211.41
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 95,566.31		$ 21,067.28		$ 27,601.39		$ 46,897.64
NON-ASSESSABLE ROADWAY CONSTRUCTION TOTAL						$ 414,120.66		$ 91,291.56		$ 119,606.02		$ 203,223.09

OPINION OF PROBABLE COST - FEASIBILITY

WSB Project: **Northwest Area Street Reconstruction CP 24-05**
Project Location: **City of Blaine, Minnesota**
WSB Project No: **023569-000**

Item Number	Extension Number	Description	Unit	Unit Price	PROJECT TOTAL Estimated Quantity	PROJECT TOTAL Estimated Cost	AREA 1 Estimated Quantity	AREA 1 Estimated Cost	AREA 1 SAP 106-132-XXX Estimated Quantity	AREA 1 SAP 106-132-XXX Estimated Cost	AREA 2 Estimated Quantity	AREA 2 Estimated Cost
C. WATERMAIN CONSTRUCTION												
2104.502	00870	REMOVE VALVE BOX	EACH	$691.44	23	$15,903.12	12	$8,297.28			11	$7,605.84
2504.602	00806	6" GATE VALVE & BOX	EACH	$3,773.40	1	$3,773.40					1	$3,773.40
2504.602	00808	8" GATE VALVE & BOX	EACH	$8,500.00	2	$17,000.00					2	$17,000.00
2504.602	00030	VALVE BOX	EACH	$910.00	22	$20,020.00	12	$10,920.00			10	$9,100.00
WATERMAIN CONSTRUCTION SUBTOTAL						$ 56,696.52		$ 19,217.28		$ -		$ 37,479.24
CONTINGENCY (10%)						$ 5,669.65		$ 1,921.73		$ -		$ 3,747.92
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 18,709.85		$ 6,341.70		$ -		$ 12,368.15
WATERMAIN CONSTRUCTION TOTAL						$ 81,076.02		$ 27,480.71		$ -		$ 53,595.31
D. SANITARY SEWER CONSTRUCTION												
2104.502	00820	REMOVE CASTING	EACH	$197.75	48	$9,492.00	28	$5,537.00			20	$3,955.00
2506.502	00500	CASTING ASSEMBLY	EACH	$1,023.44	48	$49,125.12	28	$28,656.32			20	$20,468.80
SANITARY SEWER CONSTRUCTION SUBTOTAL						$ 58,617.12		$ 34,193.32		$ -		$ 24,423.80
CONTINGENCY (10%)						$ 5,861.71		$ 3,419.33		$ -		$ 2,442.38
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 19,343.65		$ 11,283.80		$ -		$ 8,059.85
SANITARY SEWER CONSTRUCTION TOTAL						$ 83,822.48		$ 48,896.45		$ -		$ 34,926.03
E. STORM SEWER CONSTRUCTION												
2104.502	00820	REMOVE CASTING	EACH	$197.75	44	$8,701.00	10	$1,977.50	14	$2,768.50	20	$3,955.00
2104.502	00910	REMOVE DRAINAGE STRUCTURE	EACH	$502.66	7	$3,518.62			5	$2,513.30	2	$1,005.32
2104.503	00285	REMOVE SEWER PIPE (STORM)	LIN FT	$14.68	147	$2,157.96			115	$1,688.20	32	$469.76
2503.503	15125	12" RC PIPE SEWER DES 3006 CL V	LIN FT	$67.04	59	$3,955.36	8	$536.32	51	$3,419.04		
2503.503	15155	15" RC PIPE SEWER DES 3006 CL V	LIN FT	$71.26	39	$2,779.14			39	$2,779.14		
2503.503	15185	18" RC PIPE SEWER DES 3006 CL V	LIN FT	$105.00	16	$1,680.00					16	$1,680.00
2503.503	15213	21" RC PIPE SEWER DES 3006 CL III	LIN FT	$115.00	16	$1,840.00					16	$1,840.00
2503.503	15423	42" RC PIPE SEWER DES 3006 CL III	LIN FT	$270.00	64	$17,280.00			64	$17,280.00		
2503.602	00320	CONNECT TO EXISTING STORM SEWER	EACH	$415.70	14	$5,819.80			6	$2,494.20	8	$3,325.60
2503.602	00360	CONNECT INTO EXISTING DRAINAGE STRUCTURE	EACH	$1,586.33	4	$6,345.32			4	$6,345.32		
2506.502	06000	CASTING ASSEMBLY	EACH	$1,023.44	58	$59,359.52	11	$11,257.84	23	$23,539.12	24	$24,562.56
2506.502	00300	CONST DRAINAGE STRUCTURE DESIGN SPECIAL	EACH	$2,953.68	4	$11,814.72	1	$2,953.68	3	$8,861.04		
2506.503	02420	CONST DRAINAGE STRUCTURE DES 48-4020	LIN FT	$683.70	32.9	$22,493.73			6.1	$4,170.57	26.8	$18,323.16
2506.503	04220	CONST DRAINAGE STRUCTURE DES 84-4020	LIN FT	$2,000.00	5.6	$11,200.00			5.6	$11,200.00		
2506.503	04820	CONST DRAINAGE STRUCTURE DES 96-4020	LIN FT	$2,500.00	11.3	$28,250.00			11.3	$28,250.00		
2506.602	06030	RECONSTRUCT DRAINAGE STRUCTURE 1	EACH	$506.45	44	$22,283.80	10	$5,064.50	14	$7,090.30	20	$10,129.00
2506.602	06030	RECONSTRUCT DRAINAGE STRUCTURE 2	EACH	$1,973.07	2	$3,946.14			2	$3,946.14		
STORM SEWER CONSTRUCTION SUBTOTAL						$ 213,425.11		$ 21,789.84		$ 126,344.87		$ 65,290.40
CONTINGENCY (10%)						$ 21,342.51		$ 2,178.98		$ 12,634.49		$ 6,529.04
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 70,430.29		$ 7,190.65		$ 41,693.81		$ 21,545.83
STORM SEWER CONSTRUCTION TOTAL						$ 305,197.91		$ 31,159.47		$ 180,673.16		$ 93,365.27
F. STORMWATER BMP CONSTRUCTION												
2101.502	00020	CLEARING	EACH	$691.63	5	$3,458.15	5	$3,458.15				
2101.502	00020	GRUBBING	EACH	$186.56	5	$932.80	5	$932.80				
2104.518	00100	REMOVE BITUMINOUS WALK	SQ FT	$1.03	150	$154.50	150	$154.50				
2104.503	00285	REMOVE SEWER PIPE (STORM)	LIN FT	$14.68	180	$2,642.40	180	$2,642.40				
2106.507	00010	EXCAVATION - COMMON	CU YD	$33.77	900	$30,393.00	900	$30,393.00				
2501.502	05027	27" RC PIPE APRON	EACH	$3,500.00	2	$7,000.00	2	$7,000.00				
2503.503	19273	27" RC PIPE SEWER DES 3006 CL III	LIN FT	$160.00	110	$17,600.00	110	$17,600.00				
2503.602	00320	CONNECT TO EXISTING STORM SEWER	EACH	$415.70	1	$415.70	1	$415.70				
2503.602	00360	CONNECT INTO EXISTING DRAINAGE STRUCTURE	EACH	$1,586.33	1	$1,586.33	1	$1,586.33				
2506.502	00302	CONST DRAINAGE STRUCTURE DESIGN SPECIAL 2	EACH	$2,953.68	1	$2,953.68	1	$2,953.68				

OPINION OF PROBABLE COST - FEASIBILITY

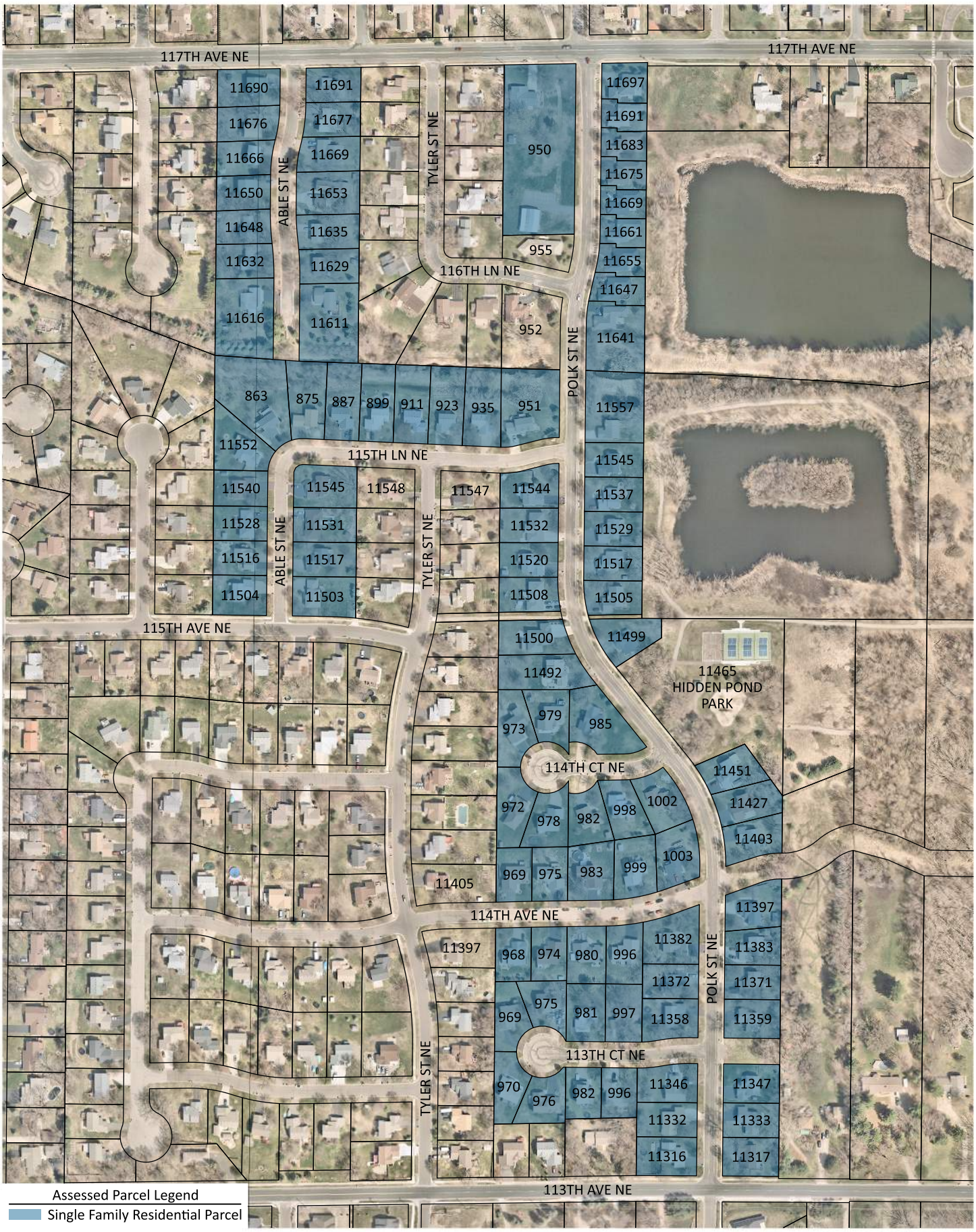
WSB Project: **Northwest Area Street Reconstruction CP 24-05**
Project Location: **City of Blaine, Minnesota**
WSB Project No: **023569-000**

Item Number	Extension Number	Description	Unit	Unit Price	PROJECT TOTAL		AREA 1		AREA 1 SAP 106-132-XXX		AREA 2	
					Estimated Quantity	Estimated Cost	Estimated Quantity	Estimated Cost	Estimated Quantity	Estimated Cost	Estimated Quantity	Estimated Cost
2521.518	00130	3" BITUMINOUS WALK	SQ FT	$26.61	150	$3,991.50	150	$3,991.50				
STORMWATER BMP CONSTRUCTION SUBTOTAL						$ 71,128.06		$ 71,128.06		$ -		$ -
CONTINGENCY (10%)						$ 7,112.81		$ 7,112.81		$ -		$ -
INDIRECT COST (30% OF SUBTOTAL + CONTINGENCY)						$ 23,472.26		$ 23,472.26		$ -		$ -
STORMWATER BMP CONSTRUCTION TOTAL						$ 101,713.13		$ 101,713.13		$ -		$ -

PROJECT SUMMARY	PROJECT TOTAL	AREA 1	AREA 1 SAP 106-132-XXX	AREA 2
PROJECT SUBTOTAL	**$ 2,231,777.16**	**$ 633,535.94**	**$ 569,811.46**	**$ 1,028,429.76**
CONTINGENCY SUBTOTAL	**$ 223,177.72**	**$ 63,353.59**	**$ 56,981.15**	**$ 102,842.98**
ENGINEERING (18%)	**$ 441,891.88**	**$ 125,440.12**	**$ 112,822.67**	**$ 203,629.09**
ASSESSMENT (1%)	**$ 24,549.55**	**$ 6,968.90**	**$ 6,267.93**	**$ 11,312.73**
LEGAL (1%)	**$ 24,549.55**	**$ 6,968.90**	**$ 6,267.93**	**$ 11,312.73**
ADMINISTRATION (5%)	**$ 122,747.74**	**$ 34,844.48**	**$ 31,339.63**	**$ 56,563.64**
CAPITILIZED INTEREST (4%)	**$ 98,198.19**	**$ 27,875.58**	**$ 25,071.70**	**$ 45,250.91**
BONDING (1%)	**$ 24,549.55**	**$ 6,968.90**	**$ 6,267.93**	**$ 11,312.73**
PROJECT TOTAL	**$ 3,191,441.33**	**$ 905,956.39**	**$ 814,830.39**	**$ 1,470,654.55**

APPENDIX C

Exhibit 1: Assessment Map
Exhibit 2: Proposed Assessment Roll



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BlaineMN.gov

Exhibit 1: Area 1 Assessment Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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EXHIBIT NO. 2 - AREA 1 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$1,024,460.71	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN, SANITARY SEWER, OR STORMWATER BMP COSTS)			
ADMINISTRATIVE COSTS		$307,338.21				
TOTAL COST		$1,331,798.92				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$466,129.62**	**/**	**11328.38 LF**	**=**	**$41.15**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$41.15	**X**	**8164.5 LF**	**=**	**$335,969.59**	**/**	**97**	**=**	**$3,463.60**	**$335,969.20**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
183123110001	950 117TH AVE NE	REGEL, JEFFREY J	1	$3,463.60	$3,463.60
183123110001	950 117TH AVE NE	REGEL, JEFFREY J	1	$3,463.60	$3,463.60
183123110001	950 117TH AVE NE	REGEL, JEFFREY J	1	$3,463.60	$3,463.60
183123110086	11508 POLK ST NE	TRAN PHAI & NGUYEN SHANNON	1	$3,463.60	$3,463.60
183123110087	11520 POLK ST NE	THIELHORN BRETT & MUELLER J	1	$3,463.60	$3,463.60
183123110088	11532 POLK ST NE	FRANSEN SCOTT	1	$3,463.60	$3,463.60
183123110089	11544 POLK ST NE	NEDASTOYEU, ALIAKSANDR	1	$3,463.60	$3,463.60
183123110090	951 115TH AVE NE	WENTKIEWICZ CYNTHIA J	1	$3,463.60	$3,463.60
183123110093	11505 POLK ST NE	TSCHEPEN TERRILL A & BONNIE J	1	$3,463.60	$3,463.60
183123110094	11517 POLK ST NE	OLSON ANDREW	1	$3,463.60	$3,463.60
183123110095	11529 POLK ST NE	GARNER, DEBRA L	1	$3,463.60	$3,463.60
183123110096	11537 POLK ST NE	MILLER STEPHEN P & LAURA E	1	$3,463.60	$3,463.60
183123110097	11545 POLK ST NE	HUYNH HENRY & LE LAURIE	1	$3,463.60	$3,463.60
183123110098	11557 POLK ST NE	RANGEL JR RAFAEL	1	$3,463.60	$3,463.60
183123110099	11641 POLK ST NE	WILLIAMSON CORI L	1	$3,463.60	$3,463.60
183123110100	11647 POLK ST NE	RANUM, JANET M	1	$3,463.60	$3,463.60
183123110101	11655 POLK ST NE	JOHNSON ALLAN L & NANCY L	1	$3,463.60	$3,463.60
183123110102	11661 POLK ST NE	WYATT TRUSTEE, ANDREA L	1	$3,463.60	$3,463.60
183123110103	11669 POLK ST NE	OCHU, CARMA	1	$3,463.60	$3,463.60
183123110104	11675 POLK ST NE	KUEMPEL, JAMES A	1	$3,463.60	$3,463.60
183123110105	11683 POLK ST NE	BENDER TRUSTEE PATRICIA DEANE	1	$3,463.60	$3,463.60
183123110106	11691 POLK ST NE	BERGSTROM, JANICE LYNNE	1	$3,463.60	$3,463.60
183123110106	11691 POLK ST NE	BERGSTROM, JANICE LYNNE	1	$3,463.60	$3,463.60
183123140087	11500 POLK ST NE	TKACH, VASILIY SAMOILOVICH	1	$3,463.60	$3,463.60
183123140088	11492 POLK ST NE	FASSETT TYLER	1	$3,463.60	$3,463.60
183123140089	979 114TH CT NE	KAREMANI AVDULLAH & AFERDITA	1	$3,463.60	$3,463.60
183123140090	973 114TH CT NE	LAWRENCE JASON & TRACI	1	$3,463.60	$3,463.60
183123140091	972 114TH CT NE	WEGENER RICK	1	$3,463.60	$3,463.60
183123140092	978 114TH CT NE	WEGLEITNER, SARAH	1	$3,463.60	$3,463.60
183123140093	975 114TH AVE NE	LUCORE, WENDY S	1	$3,463.60	$3,463.60
183123140094	969 114TH AVE NE	ULBEIK AMY E & SCOTT J	1	$3,463.60	$3,463.60
183123140095	974 114TH AVE NE	GREENE, KELLY	1	$3,463.60	$3,463.60

EXHIBIT NO. 2 - AREA 1 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$1,024,460.71	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN, SANITARY SEWER, OR STORMWATER BMP COSTS)			
ADMINISTRATIVE COSTS		$307,338.21				
TOTAL COST		$1,331,798.92				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$466,129.62**	**/**	**11328.38 LF**	**=**	**$41.15**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$41.15	**X**	**8164.5 LF**	**=**	**$335,969.59**	**/**	**97**	**=**	**$3,463.60**	**$335,969.20**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
183123140096	968 114TH AVE NE	BALDWIN, BRENNA	1	$3,463.60	$3,463.60
183123140097	975 113TH CT NE	BOLOGAN, LIUBOV	1	$3,463.60	$3,463.60
183123140098	969 113TH CT NE	BERGERSON ROBERT L	1	$3,463.60	$3,463.60
183123140099	970 113TH CT NE	SWANSON DONALD & AMY	1	$3,463.60	$3,463.60
183123140100	976 113TH CT NE	LECLAIR TRUSTEE RYAN K	1	$3,463.60	$3,463.60
183123140103	982 113TH CT NE	GRANT, ANGELA	1	$3,463.60	$3,463.60
183123140104	996 113TH CT NE	PETROSKI, ANDREW S	1	$3,463.60	$3,463.60
183123140074	985 114TH CT NE	ORLICKI PAULETTE C	1	$3,463.60	$3,463.60
183123140075	982 114TH CT NE	MARCZAK, REBEKAH A	1	$3,463.60	$3,463.60
183123140076	998 114TH CT NE	HEMMINGER BLAKE STEVEN	1	$3,463.60	$3,463.60
173123230007	1002 114TH CT NE	TUFA BONTU	1	$3,463.60	$3,463.60
173123230008	1003 114TH AVE NE	MARCELLA MICHAEL S & LEANN M	1	$3,463.60	$3,463.60
183123140077	999 114TH AVE NE	DWENGER T J & MCALISTER M A	1	$3,463.60	$3,463.60
183123140078	983 114TH AVE NE	BRYAND WILLIAM & NANCY J	1	$3,463.60	$3,463.60
183123140079	980 114TH AVE NE	WHITTLES, CHELSEA	1	$3,463.60	$3,463.60
183123140080	996 114TH AVE NE	TIX TRUSTEE, THOMAS RALPH	1	$3,463.60	$3,463.60
173123230009	11382 POLK ST NE	NEBELUNG, ERIC N	1	$3,463.60	$3,463.60
173123230010	11372 POLK ST NE	LARSON, KYLE	1	$3,463.60	$3,463.60
173123230011	11358 POLK ST NE	LARSEN, JARED	1	$3,463.60	$3,463.60
183123140081	997 113TH CT NE	HODSDON TRUSTEE MELVYN GENE	1	$3,463.60	$3,463.60
183123140082	981 113TH CT NE	LARSON, KRISTIN MARY	1	$3,463.60	$3,463.60
173123230012	11346 POLK ST NE	WEINKAUF, BETHANY B	1	$3,463.60	$3,463.60
173123230013	11332 POLK ST NE	TJB HOMES INC	1	$3,463.60	$3,463.60
173123230014	11316 POLK ST NE	TAYLOR TRUSTEE RICHELLE LEE	1	$3,463.60	$3,463.60
173123230015	11347 POLK ST NE	ASH, ANGELA	1	$3,463.60	$3,463.60
173123230016	11333 POLK ST NE	LINDQUIST, JODY L	1	$3,463.60	$3,463.60
173123230017	11317 POLK ST NE	LANGLIE MICHAEL N	1	$3,463.60	$3,463.60
173123230018	11397 POLK ST NE	CARL, KIMBERLY S	1	$3,463.60	$3,463.60
173123230019	11383 POLK ST NE	SASSENFELD TRUSTEE ERIC M	1	$3,463.60	$3,463.60
173123230020	11371 POLK ST NE	BENOLKIN, JANA	1	$3,463.60	$3,463.60
173123230021	11359 POLK ST NE	SKY PROPERTIES 16 LLC	1	$3,463.60	$3,463.60
173123230022	11451 POLK ST NE	HOPPMAN JESSE	1	$3,463.60	$3,463.60

EXHIBIT NO. 2 - AREA 1 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	$1,024,460.71	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN, SANITARY SEWER, OR STORMWATER BMP COSTS)
ADMINISTRATIVE COSTS	$307,338.21	
TOTAL COST	$1,331,798.92	

	RESIDENTIAL RATE	x35%		TOTAL FRONT FOOTAGE		ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$466,129.62**	**/**	**11328.38 LF**	**=**	**$41.15**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$41.15	**X**	**8164.5 LF**	**=**	**$335,969.59**	**/**	**97**	**=**	**$3,463.60**	**$335,969.20**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
173123230023	11427 POLK ST NE	MCNELLIS, KEVIN	1	$3,463.60	$3,463.60
173123230024	11403 POLK ST NE	KARANJA, EILEEN	1	$3,463.60	$3,463.60
183123140084	11499 POLK ST NE	HENCK MICHAEL	1	$3,463.60	$3,463.60
183123110061	11504 ABLE ST NE	VANVLEET, BRANDON D	1	$3,463.60	$3,463.60
183123110062	11516 ABLE ST NE	FOSS, KARI M	1	$3,463.60	$3,463.60
183123110063	11528 ABLE ST NE	CHRISTOPHERSON, ELLEN W	1	$3,463.60	$3,463.60
183123110064	11540 ABLE ST NE	CASSEM MATTHEW	1	$3,463.60	$3,463.60
183123110065	11552 ABLE ST NE	RITZEMA, JONATHAN	1	$3,463.60	$3,463.60
183123110066	863 115TH LN NE	SARRO KIRSTEN ELISE	1	$3,463.60	$3,463.60
183123110067	875 115TH LN NE	LOBSANG TENZIN	1	$3,463.60	$3,463.60
183123110068	887 115TH LN NE	XIONG, NALEE	1	$3,463.60	$3,463.60
183123110069	899 115TH LN NE	HESS, YVONNE M	1	$3,463.60	$3,463.60
183123110070	911 115TH LN NE	SKOG, KAYLA	1	$3,463.60	$3,463.60
183123110071	923 115TH LN NE	ADEFUSI PETER K	1	$3,463.60	$3,463.60
183123110072	935 115TH LN NE	HEBERT DAN A	1	$3,463.60	$3,463.60
183123110081	11503 ABLE ST NE	VUONG, YEN N	1	$3,463.60	$3,463.60
183123110082	11517 ABLE ST NE	HARRISON, VICTORIA L	1	$3,463.60	$3,463.60
183123110083	11531 ABLE ST NE	AHMED FOWZIA A	1	$3,463.60	$3,463.60
183123110084	11545 ABLE ST NE	MUSTAFIC JUSUF & MERSIHA	1	$3,463.60	$3,463.60
183123110007	11691 ABLE ST NE	SIAPO LAURENCE O	1	$3,463.60	$3,463.60
183123110008	11677 ABLE ST NE	WISCOVITCH ARTURO & TERINA	1	$3,463.60	$3,463.60
183123110009	11669 ABLE ST NE	SUNDEEN WILLIAM & KRISTINE	1	$3,463.60	$3,463.60
183123110010	11653 ABLE ST NE	CALIASHKIR SACIID	1	$3,463.60	$3,463.60
183123110011	11635 ABLE ST NE	HLAVINKA, KATRINA M	1	$3,463.60	$3,463.60
183123110012	11629 ABLE ST NE	NELSON BRIAN C & DEBRA R	1	$3,463.60	$3,463.60
183123110013	11611 ABLE ST NE	NGUYEN, HOANG	1	$3,463.60	$3,463.60
183123110015	11616 ABLE ST NE	BIROSH DAVID A & KIMBERLY R	1	$3,463.60	$3,463.60
183123110016	11632 ABLE ST NE	OLSON, SUZANNE R	1	$3,463.60	$3,463.60
183123110017	11648 ABLE ST NE	NELSON RYAN D	1	$3,463.60	$3,463.60
183123110018	11650 ABLE ST NE	DUFRENE SHEILA J	1	$3,463.60	$3,463.60
183123110019	11666 ABLE ST NE	US BANK TRUST NA TRUSTEE	1	$3,463.60	$3,463.60
183123110020	11676 ABLE ST NE	KELLEY, JEANNE M	1	$3,463.60	$3,463.60
183123110021	11690 ABLE ST NE	WIGGINS, D'RONTE	1	$3,463.60	$3,463.60

EXHIBIT NO. 2 - AREA 1 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

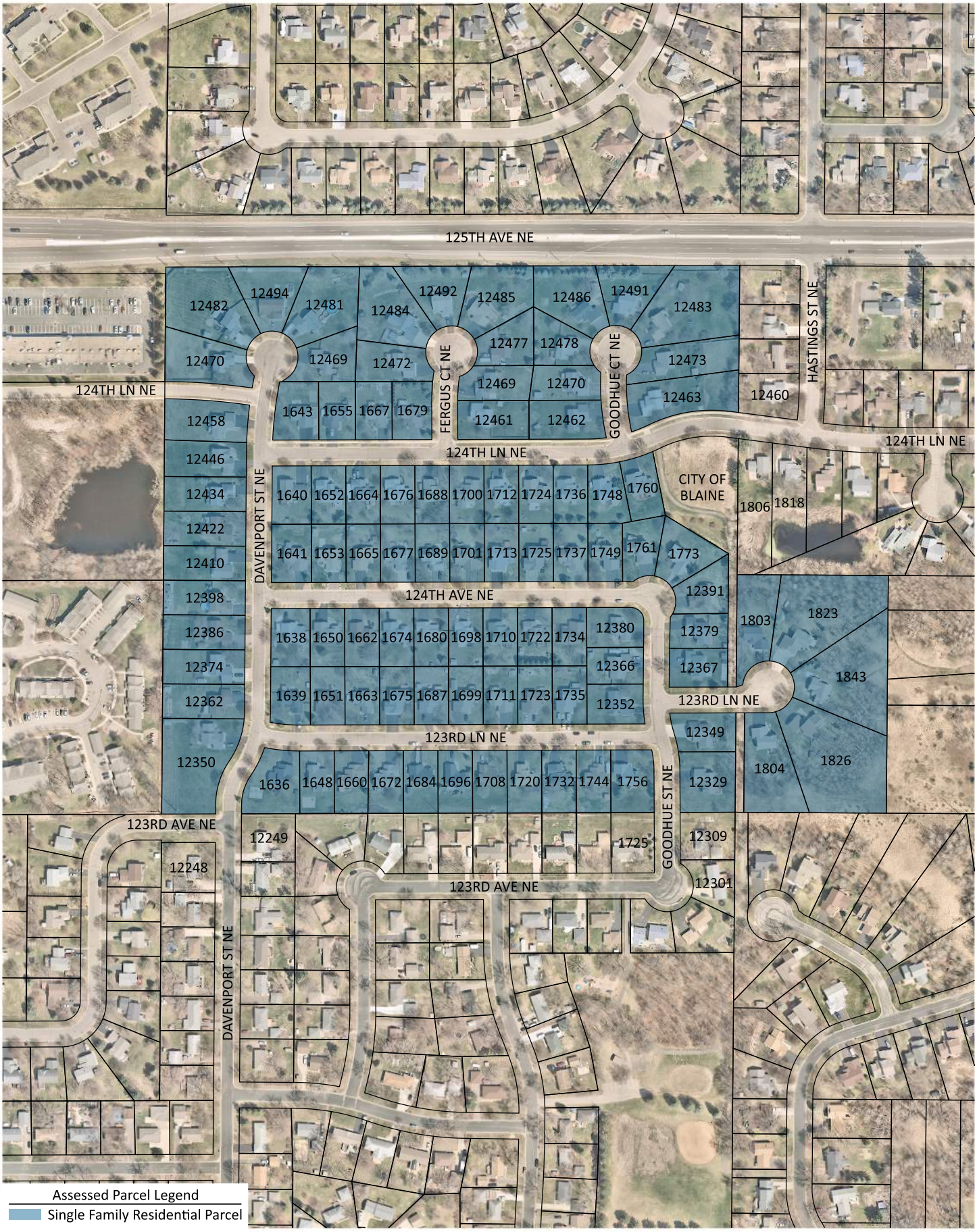
ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$1,024,460.71	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN, SANITARY SEWER, OR STORMWATER BMP COSTS)			
ADMINISTRATIVE COSTS		$307,338.21				
TOTAL COST		$1,331,798.92				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$466,129.62**	**/**	**11328.38 LF**	**=**	**$41.15**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$41.15	**X**	**8164.5 LF**	**=**	**$335,969.59**	**/**	**97**	**=**	**$3,463.60**	**$335,969.20**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
		TOTAL:	97		$335,969.20



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BlaineMN.gov

Exhibit 1: Area 2 Assessment Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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EXHIBIT NO. 2 - AREA 2 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$906,853.94	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$272,056.18				
TOTAL COST		$1,178,910.12				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$412,618.54**	**/**	**10532.80 LF**	**=**	**$39.17**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$39.17	**X**	**8024.8 LF**	**=**	**$314,332.20**	**/**	**99**	**=**	**$3,175.07**	**$314,331.93**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
83123110002	12350 DAVENPORT ST NE	HUBER BRAD	1	$3,175.07	$3,175.07
83123110003	12362 DAVENPORT ST NE	ERSON, KRISTI L	1	$3,175.07	$3,175.07
83123110004	12374 DAVENPORT ST NE	SKALA JAIME	1	$3,175.07	$3,175.07
83123110005	12386 DAVENPORT ST NE	GEISER, STEVEN M	1	$3,175.07	$3,175.07
83123110006	12398 DAVENPORT ST NE	MEULEMANS, SAMATHA J	1	$3,175.07	$3,175.07
83123110007	12410 DAVENPORT ST NE	JAVED, ARIFA Y	1	$3,175.07	$3,175.07
83123110008	12422 DAVENPORT ST NE	SMALL, TROY M	1	$3,175.07	$3,175.07
83123110009	12434 DAVENPORT ST NE	CHARCHENKO, PAMELA ANN	1	$3,175.07	$3,175.07
83123110010	12446 DAVENPORT ST NE	HEDGES MICHAEL J & WENDY A	1	$3,175.07	$3,175.07
83123110011	12458 DAVENPORT ST NE	CREMEEN-HARRIS, ERINNE	1	$3,175.07	$3,175.07
83123110012	12470 DAVENPORT ST NE	FRITZ DANIELLE	1	$3,175.07	$3,175.07
83123110013	12482 DAVENPORT ST NE	MOOSE, DAN	1	$3,175.07	$3,175.07
83123110014	12494 DAVENPORT ST NE	TADESSE, MEHERET ALEMU	1	$3,175.07	$3,175.07
83123110015	12481 DAVENPORT ST NE	KNIGHT DONALD R & JULIE A	1	$3,175.07	$3,175.07
83123110016	12469 DAVENPORT ST NE	STEIER COREY M	1	$3,175.07	$3,175.07
83123110017	1643 124TH LN NE	VANDROVEC, SUSAN J	1	$3,175.07	$3,175.07
83123110018	1655 124TH LN NE	MCNAIR COLIN J & KIMBERLY J	1	$3,175.07	$3,175.07
83123110019	1667 124TH LN NE	ELGEBERTI M A & MUSSA HAIAT A	1	$3,175.07	$3,175.07
83123110020	1679 124TH LN NE	DIGGINS MICHAEL	1	$3,175.07	$3,175.07
83123110021	12472 FERGUS CT NE	ANDERSON JORDAN A	1	$3,175.07	$3,175.07
83123110022	12484 FERGUS CT NE	PETERSON, DUSTIN	1	$3,175.07	$3,175.07
83123110023	12492 FERGUS CT NE	HON III LLC	1	$3,175.07	$3,175.07
83123110024	12485 FERGUS CT NE	CIARLETTA DIANNE M	1	$3,175.07	$3,175.07
83123110025	12477 FERGUS CT NE	NAZARENKO, VASSA	1	$3,175.07	$3,175.07
83123110026	12469 FERGUS CT NE	HIGH OPPORTUNITY NEIGHBORHOOD II LLC	1	$3,175.07	$3,175.07
83123110027	12461 FERGUS CT NE	NGUYEN MICHAEL JOHNSON	1	$3,175.07	$3,175.07
83123110028	12462 GOODHUE CT NE	PILLAI RAJESH G & NAIR SWETHA	1	$3,175.07	$3,175.07
83123110029	12470 GOODHUE CT NE	ZEUG DANIEL	1	$3,175.07	$3,175.07
83123110030	12478 GOODHUE CT NE	HOITOMT SHERRI & LILIENTHAL S	1	$3,175.07	$3,175.07
83123110031	12486 GOODHUE CT NE	DHANARAJ DANIEL	1	$3,175.07	$3,175.07
83123110032	12491 GOODHUE CT NE	SENDOLO, BENEDICTUS	1	$3,175.07	$3,175.07
83123110033	12483 GOODHUE CT NE	JOSIAH, EMMANUEL T	1	$3,175.07	$3,175.07

EXHIBIT NO. 2 - AREA 2 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$906,853.94	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$272,056.18				
TOTAL COST		$1,178,910.12				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$412,618.54**	**/**	**10532.80 LF**	**=**	**$39.17**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$39.17	**X**	**8024.8 LF**	**=**	**$314,332.20**	**/**	**99**	**=**	**$3,175.07**	**$314,331.93**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
83123110034	12473 GOODHUE CT NE	MURATOVIC RAMIZ & MERSADA	1	$3,175.07	$3,175.07
83123110035	12463 GOODHUE CT NE	FRANKS, DANIEL J	1	$3,175.07	$3,175.07
83123110036	1760 124TH LN NE	RAMDHAN DAYAL & KHEAMWANTIE	1	$3,175.07	$3,175.07
83123110037	1748 124TH LN NE	CANNATA, KORI DIANE	1	$3,175.07	$3,175.07
83123110038	1736 124TH LN NE	ANCEL, JENNIFER L	1	$3,175.07	$3,175.07
83123110039	1724 124TH LN NE	HARRYPERSAUD, RAVINDRA	1	$3,175.07	$3,175.07
83123110040	1712 124TH LN NE	PAUL, JACQUELINE	1	$3,175.07	$3,175.07
83123110041	1700 124TH LN NE	HAUBRICK HEATHER	1	$3,175.07	$3,175.07
83123110042	1688 124TH LN NE	LEPPI PETER J & KATHRYN A	1	$3,175.07	$3,175.07
83123110043	1676 124TH LN NE	SHOGREN, JEFFREY H	1	$3,175.07	$3,175.07
83123110044	1664 124TH LN NE	DESCOMBAZ ROBERTA L	1	$3,175.07	$3,175.07
83123110045	1652 124TH LN NE	OBERLANDER, SCOTT C	1	$3,175.07	$3,175.07
83123110046	1640 124TH LN NE	XIONG LENG	1	$3,175.07	$3,175.07
83123110047	1641 124TH AVE NE	ARNOLD, CRYSTAL	1	$3,175.07	$3,175.07
83123110048	1653 124TH AVE NE	BONESTEEL MARK A & LAURA M	1	$3,175.07	$3,175.07
83123110049	1665 124TH AVE NE	NGUYEN, SAMMY N	1	$3,175.07	$3,175.07
83123110050	1677 124TH AVE NE	DEGROSS DEBORAH M & KEITH E	1	$3,175.07	$3,175.07
83123110051	1689 124TH AVE NE	KRIEG, DANIELLE M	1	$3,175.07	$3,175.07
83123110052	1701 124TH AVE NE	PORTER, SHALANE M	1	$3,175.07	$3,175.07
83123110053	1713 124TH AVE NE	BUI, KHANH	1	$3,175.07	$3,175.07
83123110054	1725 124TH AVE NE	KPUINEN, BARIAALA	1	$3,175.07	$3,175.07
83123110055	1737 124TH AVE NE	ECKLUND, STEPHANIE L	1	$3,175.07	$3,175.07
83123110056	1749 124TH AVE NE	THORMODSGAARD TRUSTEE DANIEL J	1	$3,175.07	$3,175.07
83123110057	1761 124TH AVE NE	THOMPSON RICHARD A & MARIA H	1	$3,175.07	$3,175.07
83123110058	1773 124TH AVE NE	JENKINS, DENISE A	1	$3,175.07	$3,175.07
83123110059	12391 GOODHUE ST NE	OSLUND JOHN C & ROBIN E	1	$3,175.07	$3,175.07
83123110060	12379 GOODHUE ST NE	GAMAN, MAHMOUD	1	$3,175.07	$3,175.07
83123110061	12367 GOODHUE ST NE	RUSTAD, THOMAS E	1	$3,175.07	$3,175.07
83123110062	1638 124TH AVE NE	ZIELINSKI LINDSEY M	1	$3,175.07	$3,175.07
83123110063	1650 124TH AVE NE	WILCOX, JODY	1	$3,175.07	$3,175.07
83123110064	1662 124TH AVE NE	BAYNE, NOEL	1	$3,175.07	$3,175.07
83123110065	1674 124TH AVE NE	KANDIL, MAHROUS	1	$3,175.07	$3,175.07

EXHIBIT NO. 2 - AREA 2 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$906,853.94	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$272,056.18				
TOTAL COST		$1,178,910.12				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$412,618.54**	**/**	**10532.80 LF**	**=**	**$39.17**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$39.17	**X**	**8024.8 LF**	**=**	**$314,332.20**	**/**	**99**	**=**	**$3,175.07**	**$314,331.93**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
83123110066	1680 124TH AVE NE	RADES SHANNON	1	$3,175.07	$3,175.07
83123110067	1698 124TH AVE NE	XIONG, TOU ZIA	1	$3,175.07	$3,175.07
83123110068	1710 124TH AVE NE	GRUNDMEYER KELLY D & LISA A	1	$3,175.07	$3,175.07
83123110069	1722 124TH AVE NE	PORTER, ANGELA L	1	$3,175.07	$3,175.07
83123110070	1734 124TH AVE NE	DEVRIES, PAUL L	1	$3,175.07	$3,175.07
83123110071	12380 GOODHUE ST NE	PAULSON PHILLIP O	1	$3,175.07	$3,175.07
83123110072	12366 GOODHUE ST NE	ZEGLAND, MARIA	1	$3,175.07	$3,175.07
83123110073	12352 GOODHUE ST NE	HOCHSTEIN, RACHEL	1	$3,175.07	$3,175.07
83123110074	1735 123rd LN NE	IH3 PROPERTY MINNESOTA LP	1	$3,175.07	$3,175.07
83123110075	1723 123rd LN NE	MUSSA, MOHAMMED A	1	$3,175.07	$3,175.07
83123110076	1711 123rd LN NE	SCRABECK LAMONTE L & PAULA J	1	$3,175.07	$3,175.07
83123110077	1699 123rd LN NE	JAMES, LAVONNE J	1	$3,175.07	$3,175.07
83123110078	1687 123rd LN NE	MAKI MATTHEW S & MICHELLE I	1	$3,175.07	$3,175.07
83123110079	1675 123rd LN NE	PETERSON STEVE M & MARY C	1	$3,175.07	$3,175.07
83123110080	1663 123rd LN NE	HENRY, JEVONIE A	1	$3,175.07	$3,175.07
83123110081	1651 123RD LN NE	SALOVICH, DAVID	1	$3,175.07	$3,175.07
83123110082	1639 123RD LN NE	WRICH, KYLE J	1	$3,175.07	$3,175.07
83123110083	1636 123RD LN NE	NEWSTROM DEAN L & CHRISTINE A	1	$3,175.07	$3,175.07
83123110084	1648 123RD LN NE	GARVEY, CHRISTOPHER	1	$3,175.07	$3,175.07
83123110085	1660 123RD LN NE	MBUTHIA, MARGARET WAMBUI	1	$3,175.07	$3,175.07
83123110086	1672 123RD LN NE	GELLA DEREK ROBERT	1	$3,175.07	$3,175.07
83123110087	1684 123RD LN NE	LYDDY MICHAEL E	1	$3,175.07	$3,175.07
83123110088	1696 123RD LN NE	BROWN JEFFREY	1	$3,175.07	$3,175.07
83123110089	1708 123RD LN NE	ERENA, ROBE	1	$3,175.07	$3,175.07
83123110090	1720 123RD LN NE	SAMATAR MOHAMED	1	$3,175.07	$3,175.07
83123110091	1732 123RD LN NE	THOMPSON THOMAS E & BARBARA L	1	$3,175.07	$3,175.07
83123110092	1744 123RD LN NE	BABCOCK DAVID W & TONI M	1	$3,175.07	$3,175.07
83123110093	1756 123RD LN NE	NAMGYAL SONAM	1	$3,175.07	$3,175.07
83123110094	12329 GOODHUE ST NE	BUCHTA ORMA NHEON	1	$3,175.07	$3,175.07
83123110095	12349 GOODHUE ST NE	MINELL, STEPHEN M	1	$3,175.07	$3,175.07
93123220048	1803 123RD LN NE	RAYA LEYVA CRUZ ARMAUDO	1	$3,175.07	$3,175.07
93123220049	1823 123RD LN NE	LABERDA JAMES J & JOANNE M	1	$3,175.07	$3,175.07
93123220050	1843 123rd LN NE	OSIECKI, DYLAN	1	$3,175.07	$3,175.07

EXHIBIT NO. 2 - AREA 2 PROPOSED ASSESSMENT ROLL
SINGLE FAMILY RESIDENTIAL PROPERTIES

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$906,853.94	*(CONSTRUCTION COST DOES NOT INCLUDE WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$272,056.18				
TOTAL COST		$1,178,910.12				
	RESIDENTIAL RATE	x35%	TOTAL FRONT FOOTAGE			ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$412,618.54**	**/**	**10532.80 LF**	**=**	**$39.17**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		SINGLE FAMILY RESIDENTIAL ASSESSABLE FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	TOTAL PROPOSED ASSESSMENT
$39.17	**X**	**8024.8 LF**	**=**	**$314,332.20**	**/**	**99**	**=**	**$3,175.07**	**$314,331.93**

PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
93123220051	1826 123rd LN NE	SINCHE, JENNIFER M	1	$3,175.07	$3,175.07
93123220052	1804 123rd LN NE	PANNING, ANDREW W	1	$3,175.07	$3,175.07
		TOTAL:	99		$314,331.93

APPENDIX D

Pavement Investigation Report

PAVEMENT DESIGN REPORT

NORTHWEST AREA STREET RECONSTRUCTION

CITY OF BLAINE, ANOKA COUNTY, MINNESOTA

NOVEMBER 17, 2023

Prepared for:
City of Blaine
10801 Town Square Drive NE
Blaine, MN 55449

CITY PROJECT NO. 24-05
WSB PROJECT NO. 023569-000

CERTIFICATION

I hereby certify that this 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.

Nicholas E. Hentges, PE

Date: November 17, 2023 License No.: 44620

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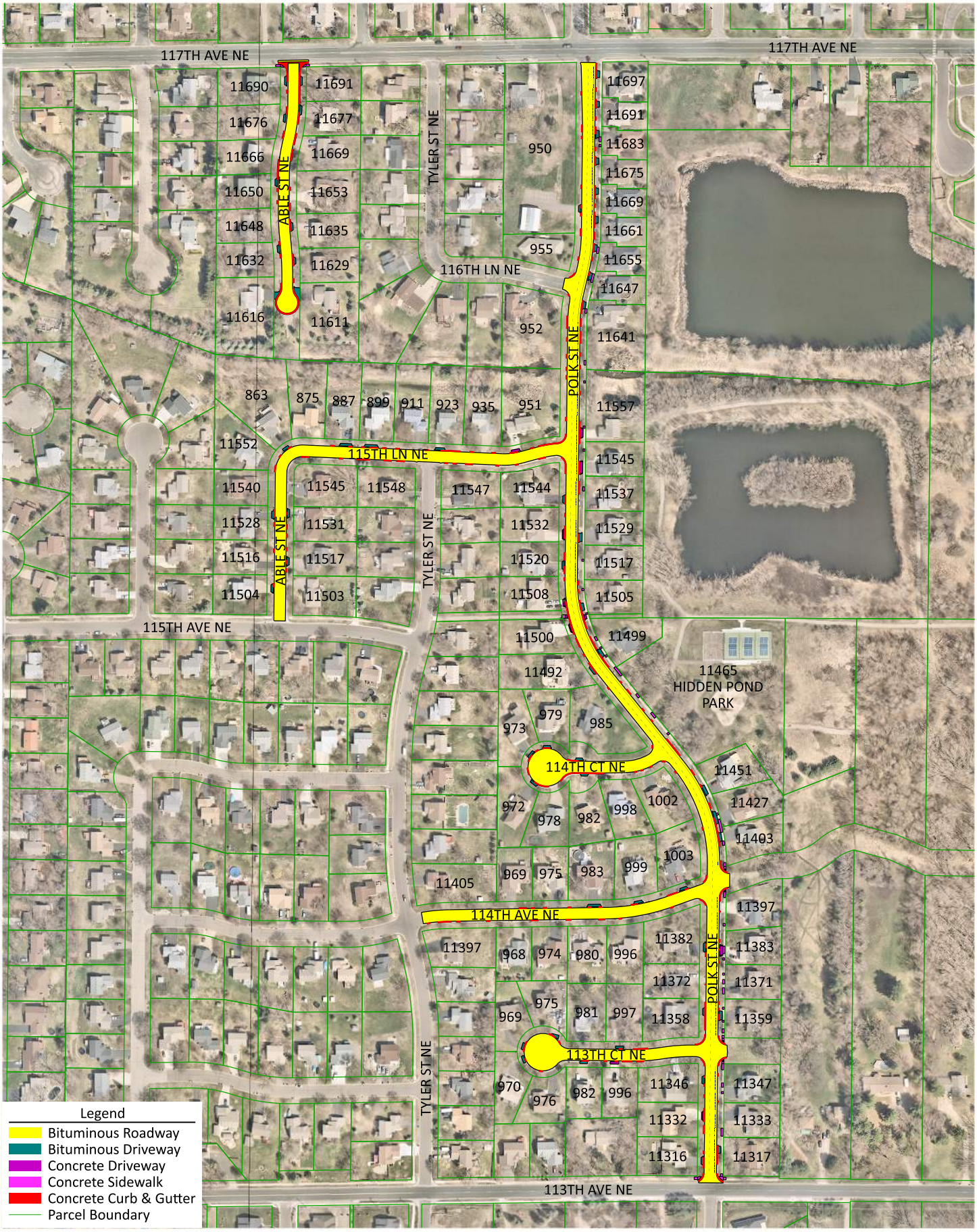
4. TYPICAL SECTIONS

5. PAVEMENT DESIGN
   - 5.1 DESIGN SUMMARY
   - 5.2 ESAL TRAFFIC FORECAST CALCULATOR
   - 5.3 FLEXIBLE PAVEMENT DESIGN, R-VALUE METHOD

APPENDIX A
- DESIGN CRITERIA 2360 MIXTURE DESIGN CODES
- MnDOT PG BINDER GUIDELINES - MSCR

APPENDIX B
- PAVEMENT INVESTIGATION REPORT

PROJECT MAP



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BlaineMN.gov

Exhibit 1: Area 1 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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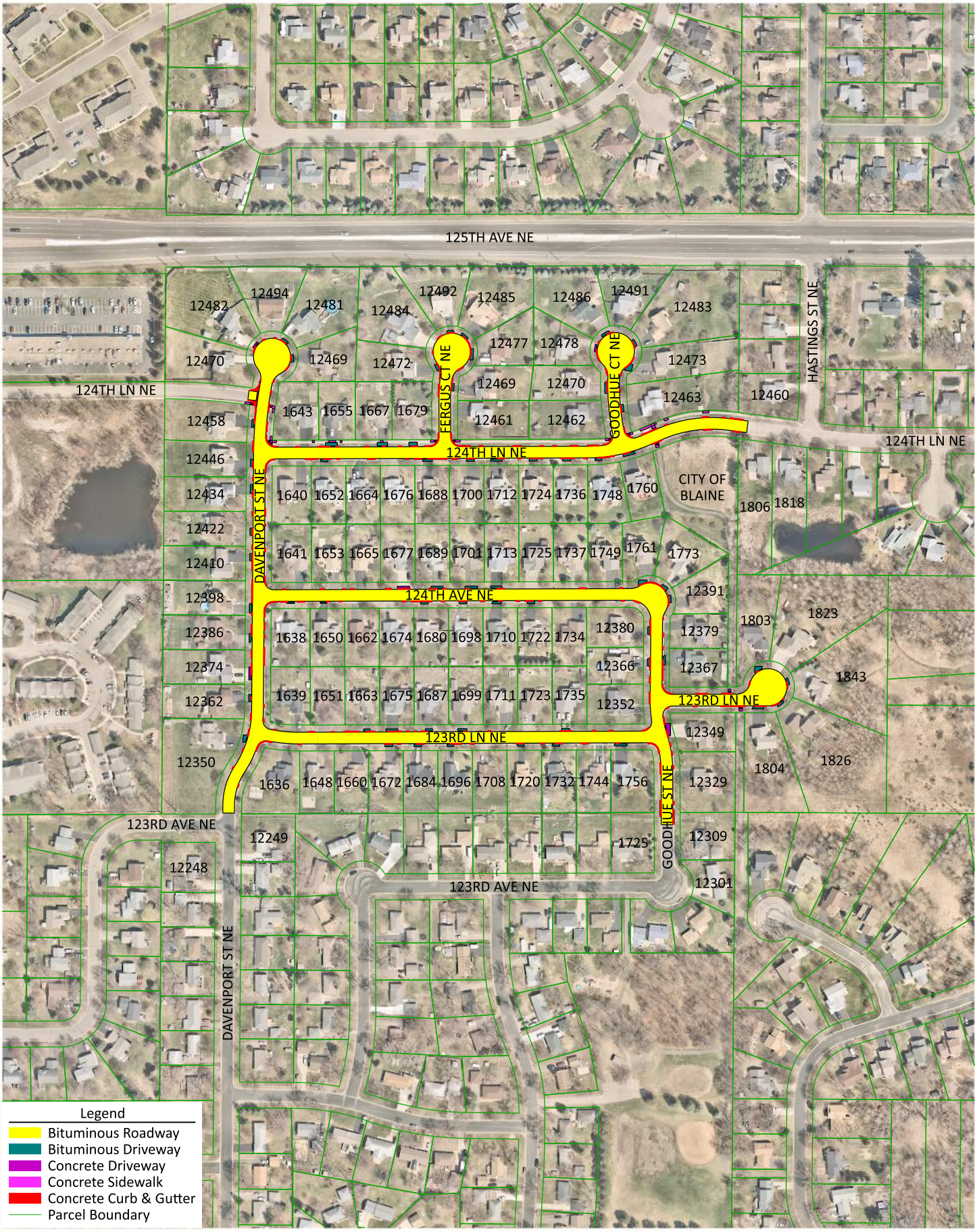

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BlaineMN.gov

Exhibit 1: Area 2 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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SCALE IN FEET

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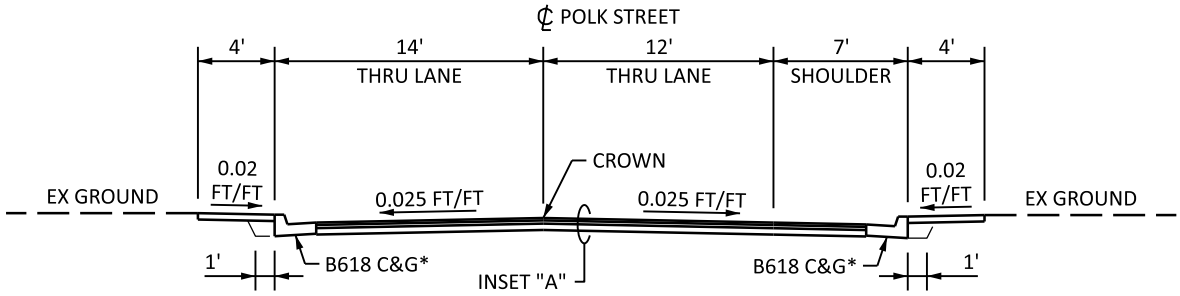
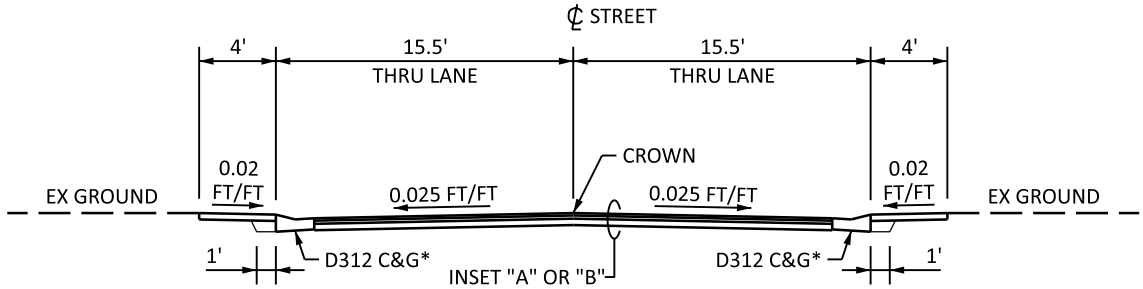
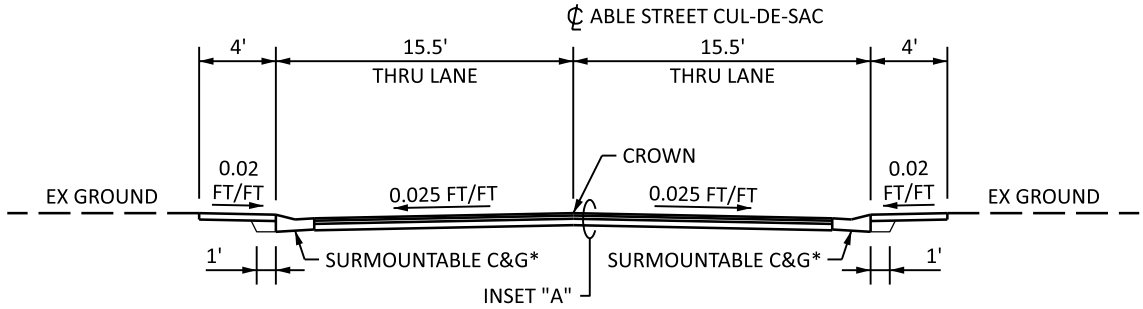
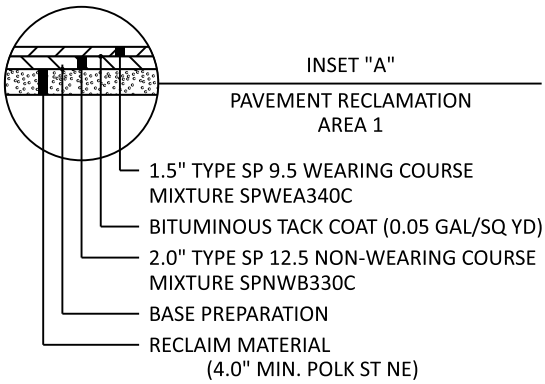
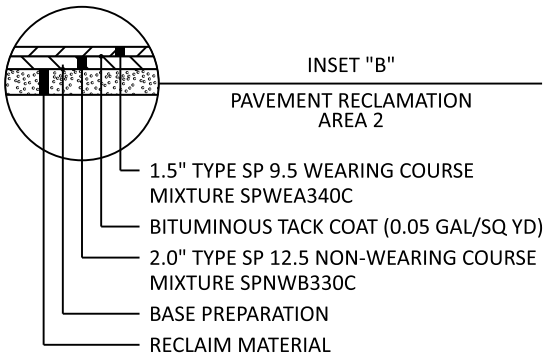
TYPICAL SECTIONS











NOTES:
*SPOT REPLACEMENT, EARTHWORK INCIDENTAL

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BlaineMN.gov

Exhibit 2: Proposed Typical Sections

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

0 5 10
SCALE IN FEET

wsb

PAVEMENT DESIGN

DESIGN SUMMARY
ESAL TRAFFIC FORECAST CALCULATOR
BITUMINOUS PAVEMENT DESIGN

Existing Road Characteristics

Area 1

The **Able Street NE** cul-de-sac off of 117th Avenue NE was constructed in 1984. This street was constructed with a pavement section consisting of approximately 3.75-inches of bituminous over 4-inches of aggregate base with surmountable concrete curb and gutter. No pavement rehabilitation has been performed to date on this street.

The following streets were constructed in 1995: **Able Street NE** from 115th Avenue NE to 115th Lane NE, **115th Lane NE** from Able Street NE to Polk Street NE. These streets were constructed with a pavement section consisting of approximately 3.25-inches of bituminous over approximately 4-inches of aggregate base with concrete curb and gutter design D312.

The following streets were constructed in 1998: **113th Court NE** (constructed as 113th Lane NE) from Polk Street NE to 340-feet west, **114th Avenue NE** from 325-feet east of Tyler Street NE to Polk Street NE, **114th Court NE** (constructed as 114th Lane NE). These streets were constructed with a pavement section consisting of approximately 3-inches to 4.5-inches of bituminous over 3-inches to 6-inches of aggregate base with concrete curb and gutter design D312.

The following streets were constructed in 2004: **114th Court NE** cul-de-sac extension, **114th Avenue NE** from Tyler Street to 325-feet east, **113th Court NE** from 340-feet west of Polk Street NE to the cul-de-sac. These streets were constructed with a pavement section consisting of approximately 3-inches to 4.5-inches of bituminous over 3-inches to 6-inches of aggregate base with concrete curb and gutter design D312. No pavement rehabilitation has been performed to date on this street.

Polk Street NE from 117th Avenue NE to approximately 1,300 feet south along Polk Street NE was constructed in 1996. This street section was constructed with approximately 4.5-inches of bituminous over approximately 6-inches of aggregate base with concrete curb and gutter design B618. Bituminous patching along large sections of Polk Street NE was performed in 2022. Polk Street NE from 113th Avenue NE to the terminus of Polk Street NE was constructed in 1995 and consists of approximately 3.5-inches of bituminous over 4-inches aggregate base with concrete curb and gutter design B618. Bituminous patching along large sections of Polk Street NE was performed in 2022. No other pavement rehabilitation has been performed to date on this street. Polk Street NE is a municipal state aid street. It was constructed to a width of 33 feet from back of curb to back of curb. The width accommodates a single through lane in each direction as well as a 6.33 foot wide shoulder on the northbound side.

Area 2

The following streets were constructed in 1996: **Davenport Street NE** from 123rd Avenue to the cul-de-sac, **123th Lane NE** from Davenport Street NE to 185-feet east of Goodhue Street NE, **Fergus Court NE**, **124th Avenue NE** from Davenport Street NE to Goodhue Street NE, **Goodhue Street NE** from 124th Avenue NE to 190-feet south of 123rd Lane NE, **Goodhue Court NE**, **124th Lane** from Davenport Street NE to 280-feet east of Goodhue Court NE. These streets were constructed with approximately 2.5-inches to 5-inches of bituminous over approximately 2-inches to 4-inches of aggregate base with concrete curb and gutter design D312.

123rd Lane NE from Goodhue Street NE to the cul-de-sac was constructed in 2000. This street was constructed with a pavement section consisting of approximately 3-inches of bituminous over 3-inches of aggregate base with concrete curb and gutter design D312. No pavement rehabilitation has been performed to date on this street.

City Standard Reconstruction Pavement Section

Material		Thickness (in)	Designation
Bituminous	Wear Course	1.5	SPWEA340C
	Non-Wear Course	2.0	SPNWB330C
Aggregate Base		4.0	Class 5

Proposed Pavement Section – Area 1 (Local)

Material		Thickness (in)	Designation
Bituminous	Wear Course	1.5	SPWEA340C
	Non-Wear Course	2.0	SPNWB330C
Aggregate Base		3.0 min.	Reclaim Material

Proposed Pavement Section – Area 1 (Polk St NE)

Material		Thickness (in)	Designation
Bituminous	Wear Course	1.5	SPWEA340C
	Non-Wear Course	2.0	SPNWB330C
Aggregate Base		4.0 min.	Reclaim Material

Proposed Pavement Section – Area 2

Material		Thickness (in)	Designation
Bituminous	Wear Course	1.5	SPWEA340C
	Non-Wear Course	2.0	SPNWB330C
Aggregate Base		2.0 min.	Reclaim Material

State Aid 10 Ton ESAL Traffic Forecast Calculator

This ESAL calculator is for use with default Heavy Commerical Traffic values; click "User Defined Traffic Values" sheet below if you wish to enter your own Heavy Commercial Traffic values.

Instructions: All yellow boxes require an input value.
Dropdown choices are provided for Base Year (C18), Number of Lanes (C19), and Urban or Rural (C21).
You must click on cells C18, C19, and C21 to access the dropdown choices.

General Information

Date	2023/10/26	
Forecast Performed by	WSB	
Name of County or City	BLAINE, MINNESOTA	
Project Number	CP 24-05	
Project Description	NORTHWEST AREA STREET RECONSTRUCTIONS	
Route Number	POLK STREET NE (MSAS 132)	
Base Year (i.e. opening to traffic)	2024	
Number of Lanes (total both directions)	2 = typical 2 lane	
Current AADT	570	
Urban or Rural	Urban	
Historical AADT (enter a minimum of two years)	**Year**	**AADT**
Enter oldest traffic data here	2015	540
Enter second oldest traffic data here	2017	600
Enter third oldest traffic data here	2019	590
Enter fourth oldest traffic data here	2021	546
Base Year AADT	2024	570
20-Year AADT	2044	627
35-Year AADT	2059	670
Growth Rate	0.50%	

Vehicle Type	Vehicle Class %	ESAL Factors Flexible	ESAL Factors Rigid
2AX-6TIRE SU	1.38%	0.25	0.24
3AX+SU	0.06%	0.58	0.85
3AX TST	0.09%	0.39	0.37
4AX TST	0.19%	0.51	0.53
5AX+TST	1.47%	1.13	1.89
TR TR, BUSES	0.67%	0.57	0.74
TWIN TRAILERS	0.00%	2.40	2.33
Total	**3.85%**	**NA**	**NA**

20-Year Flexible Forecast (10 Ton) =	**66,000**
20-Year Rigid Forecast (10 Ton) =	**97,000**
35-Year Flexible Forecast (10 Ton) =	**116,000**
35-Year Rigid Forecast (10 Ton) =	**173,000**

Note: This ESAL Calculator provides reasonable estimation of ESAL's based on accurate AADT values. It is limited to an AADT value of 20,000. For roadways exceeding an AADT of 20,000, it is recommended to use the MnDOT ESAL Forecasting Tool found on MnDOT's Pavement Design web page at:
http://www.dot.state.mn.us/materials/pvmtdesign/software.html

Revised: 5/6/2020

Flexible Pavement Design, R-Value Method

Ver. 1.2 **For Bituminous Pavement With Aggregate Base**

Inputs		**Project Number**
20 Yr Design Lane BESALs =	66,000	CP 24-05
Design R-value =	50.0	**Designer**
		WSB
GE Values from R-Value Chart		**Date**
Minimum Bit (GE) =	7.00	10/26/2023
Min. Agg. Base (GE) =	3.00	
Total Required GE =	10.00	

DEPARTMENT OF TRANSPORTATION

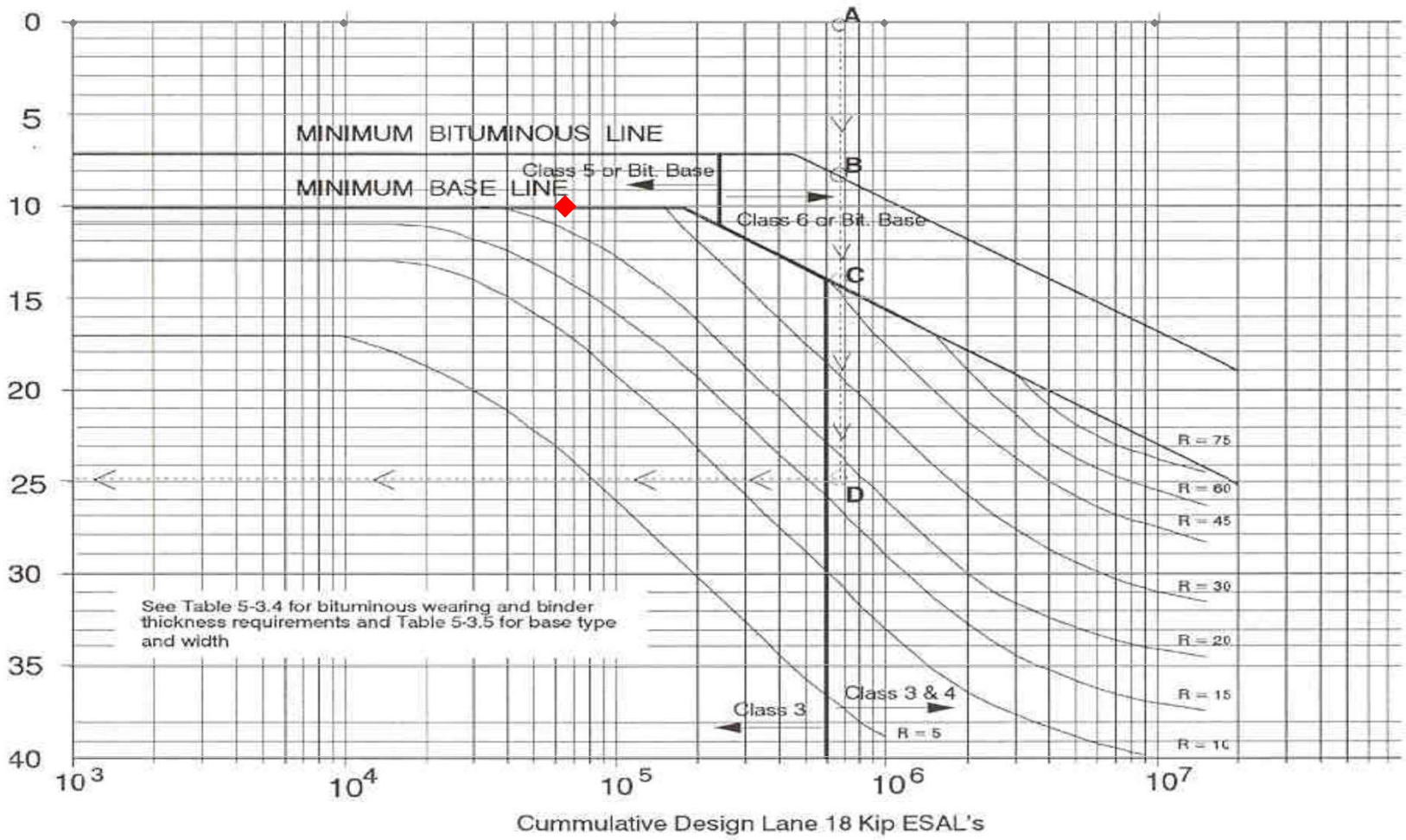
Calculated Pavement Thickness to Meet GE Requirement				
		Thickness (in)	GE	Layer GE
(2360) Wearing Course		3.50	2.25	7.88
(2360) Non-wearing Course		0.00	2.25	0.00
Bituminous Total		3.50	2.25	7.88
		Thickness (in)	GE	Layer GE
Aggregate Base	Class 5, 5Q or 6	3.00	1.00	3.00
Sub Base	Class 3 or 4	0.00	0.75	0.00
Select Granular		0.00	0.50	0.00
	Total	6.50	Total	10.88
	Required*	12.50	Required	10.00

Proposed Pavement Thickness				
New Bituminous		Thickness (in)	GE	Layer GE
Wearing Course	Superpave HMA [2360]	1.5	2.25	3.38
Non-wearing Course	Superpave HMA [2360]	2.0	2.25	4.50
New Bituminous Total		3.5		7.88
Left In-place Bituminous *1		Thickness (in)	GE	Layer GE
In-Place Bituminous	Plant Mix HMA [2350(HV & MV)]		2.00	0.00
Condition *2	Good			
	Class	Thickness (in)	GE	Layer GE
Aggregate Layer 1	Aggregate Base (Cl. 5,5Q & 6)	4.0	1.00	4.00
Aggregate Layer 2			0.00	0.00
Aggregate Layer 3			0.00	0.00
Select Granular			0.50	0.00
Aggregate Total		4.0		4.00
	Total	7.50	Total	11.88
			Required	10.00

Messages

Total GE: GOOD
Bituminous Thickness: GOOD
Total Aggregate Base Thickness: GOOD

Last Edited 6/5/19



BITUMINOUS PAVEMENT DESIGN CHART (AGGREGATE BASE)

APPENDIX A

DESIGN CRITERIA 2360 MIXTURE DESIGN CODES
MnDOT PG BINDER GUIDELINES - MSCR

Design Criteria 2360

Rev. 03/06/2018

Mixture Designation Code	
Mixture Course	**Code Format**
Non Wear (4" below pavement surface)**	SPNW **(1)*** **(2)*** 30 **(3)***
Wear (Top 4" of pavement)**	SPWE **(1)*** **(2)*** 40 **(3)***
Shoulder Wear & Non-Trunk Highway Low Volume Wear	SPWE **(1)*** **(2)*** 30 **(3)***
Stone Matrix Asphalt (SMA) – Spec 2365	SMWEE640H

***** Select (1) Aggregate Size; (2) Traffic Level; and (3) Asphalt Binder Grade as shown below. See Mixture Designation Example. WE=wear; NW=non-wear

**May replace 4" with 3" for non-trunk highway with traffic levels < 3 million ESAL's.

(1) Aggregate size. Recommended minimum lift thickness is also shown:

Size A (-1/2") SP 9.5 – 1 ½" minimum
Size B (-3/4") SP 12.5 – 2" minimum
Size C (-1") SP 19.0 – 3" minimum
Size D (-3/8") SP 4.75 – 3/4" minimum

a. The **A** gradation provides a "finer" pavement surface. Select this aggregate size if you are concerned about coarseness of the driving surface or segregation of material during placement. It is only necessary to specify **A** for the final wear lift, aggregate size **B** can be used for all underlying lifts. Except for SMA and unless otherwise designated in the Special Provisions, the Contractor has the option to supply recycled mixture. With the approval of the Engineer, the Contactor may supply a gradation with a smaller maximum aggregate size than that specified, i.e. size A in lieu of size B.

(2) Traffic Level: Select Levels 2-6 based on ESAL's as shown in example below.

a. For slow traffic consider selecting a higher mix type (Traffic Level) and/or higher high temperature binder grade. For shoulders where traffic is allowed consider selecting a higher mixture type (Traffic Level).
b. Use the same Traffic Level for Wear and Non-Wear mixture.

(3) Asphalt Binder Grade:

a. For mainline paving select the asphalt binder grade from the most current PG Guidelines. See Design Section on Bituminous Office Webpage.
b. For shoulders where traffic is allowed, generally, use the same binder grade as the mainline.
c. For shoulders where traffic is prohibited select either PG 52S - 34 or PG 58S - 28 by matching the mainline low PG number. **I.E. Mainline PG 58H - 28=> Shoulder PG 58S - 28**
d. For new construction including cold inplace recycle (CIR), reclaiming, and reconstruction, specify, PG 58_-34 in the wear (top 4") of the pavement structure.

Notes: 1) Typical Sections should delineate individual lifts/courses and thicknesses.
2) Include mixture designation codes and ride equation in contract special provisions.
3) Use SMA on final wearing surface only (1.5"-2" lift). Specify minimum PG 58V-28 (H) for SMA mixtures.

Mixture Designation Example: **SPWEB440E**

Type	Lift	Max Agg. Size	Traffic Level (ESAL's X 10^6)		Air Voids	Standard Binder Grades	
SP	***WE***	A (SP 9.5)	2	(<1.0 & Shld)	30 (3.0)	A = PG 52S -34	H = PG 58V - 28
SM	NW	***B (SP 12.5)***	3	(1 - 3)	***40*** (4.0)	B = PG 58S - 28	L = PG 64S - 22
		C (SP 19.0)	***4***	(3 - 10)		C = PG 58H - 34	M = PG 49S - 34
		D (SP 4.75)	5	(10 - 30)		***E = PG 58H - 28***	
		E (SMA)	6	(SMA)		F = PG 58V - 34	

The format for 2360 Pay Items are as follows:

2360.501 Type SP __._ _____Course Mixture (_, _)……English ton

An example of the pay item for the above mixture designation is:

2360.501 Type SP**12.5 Wearing** Course Mixture (**4**, **E**)……English ton

Note: Number in parenthesis denotes the traffic level and the letter denotes the PG grade.

MnDOT PG Binder Guidelines-MSCR

The new PG designations are different from the previous asphalt binder specification. Following AASHTO M332 (MSCR) the New PG grading designations for Minnesota will all be PG58, followed by traffic loading designation and minimum pavement design temperature. For example: PG58S-XX, PG58H-XX, PG58V-XX, and PG58E-XX.

S, H, V or E grade designations must be specified for standard, high, very high or extremely high traffic loading, respectively.

Type of Construction	Recommended Asphalt Binder for < 3 Million ESALs (20 yr)	Recommended Asphalt Binder for 3 - 10 Million ESALs (20 yr)	Recommended Asphalt Binder for > 10 Million ESALs (20 yr)
Overlay Wearing Mixture (Top 4")[3]	PG 58S-28	PG 58S-28[1]	PG 58H-28[1]
New Construction[2] Wearing Mixture (Top 4")[3]	PG 58H-34	PG 58H-34[1]	PG 58V-34[1]
All Non-Wear Mixture **(Below 4" from Surface)**	PG 58S-28		

Recommended Binder Grade for Shoulders:		
With Traffic	**With No Traffic**	**Next to Concrete Mainline and Concrete Curb and Gutter**
Generally, use the same binder grade as the mainline, but, not to exceed PG 58H-xx.	PG 58**S**-28 or PG 52S-34 (match the mainline low PG number)	PG 58S-28 or PG 58H-28

<u>NOTES:</u> When varying from these guidelines or for further clarification, consult the MnDOT Bituminous Office.

1. Selecting a higher PG grade and/or mixture type (traffic level), for higher ESALs within the category, will provide better resistance to rutting. Contact the Bituminous Engineer for guidance.
2. New construction includes: reconstruction, rubblization, CIR, reclaiming (FDR)
3. For Non-Trunk Highway with traffic levels <3 million ESAL, consider modifying the "top 4" criteria to top 3".
4. With concurrence of the Bituminous Office the designer may allow, by Special Provision, the Contractor's option to use PG 64S-22 on overlay construction when both of the following conditions are met:
    a. Overlay thickness 3" or less and,
    b. Average inplace crack/joint spacing 30ft. or less

The Special Provision shall limit the allowable RAP usage to 15% for mixtures specifying PG 64S-22.

Rules of Thumb

- Minimize the number of PG grades on any one project.
- The top 4" should be the same PG grade. Typically, specify PG xxx-34 for new construction. Typically, specify PG xxx-28 for overlay construction.
- Below 4" from the surface should be the same PG grade, typically, specify PG 58**S**-28.

Considerations

- For non-trunk highway with traffic levels < 3 million ESAL, consider modifying the top 4" criteria described under "Rules of Thumb" to top 3" criteria.
- For temporary construction (2 years or less) consider using PG 64S-22 when PG 58**H**-28 or PG 58**V**-34 is otherwise recommended.
- For special or unique design considerations contact the Bituminous Office.

Asphalt Binder Grade Designation

The PG Binder Grade letters should be used in all bituminous mixture designations, regardless of the specification number. These letters and PG Grade are listed below:

Binder Grades and Allowable Subtitutions

A = PG 52S-34
B = PG 58**S**-28 allowed as substitute for PG 58-28
C = PG 58H-34 allowed as substitute for PG 58-34 & PG 58-34(PMB)
E = PG 58H-28 allowed as substitute for PG 64-28 & PG 64-28(PMB)
F = PG 58V-34 allowed as substitute for PG 64-34 & PG 64-34(PMB)
H = PG 58V-28 allowed as substitute for PG 70-28 & PG 70-28(PMB)
I = PG 58E-34 allowed as substitute for PG 70-34
L = PG 64S-22
M = PG 49S-34

APPENDIX B

PAVEMENT INVESTIGATION REPORT

Pavement Investigation Report

To: City of Blaine
10801 Town Square Dr NE
Blaine, MN, 55449

Date: October 4, 2023

Re: Pavement Investigation
Blaine Northwest Area Street Reconstruction
R-023569-000
Blaine, Minnesota

WSB is pleased to submit this report detailing the results of our field pavement investigation and recommendations for pavement rehabilitation.

Our field investigation included documenting the existing pavement conditions, obtaining 6" pavement cores, power or hand auger drilling through any existing aggregate base and measuring and visually classify both the aggregate base and the immediate underlying subbase or subgrade material. Samples of the existing aggregate base were also obtained by combining aggregate base material from multiple coring locations.

Based on the field data obtained and summarized in our report, we are providing recommendations on reconstruction or rehabilitation techniques that we feel would be both viable and bring the most value to meet the project goals. The recommendations provided are based solely on our understanding of those goals. Therefore many other pavement rehabilitation techniques may also be feasible.

An aerial map with the approximate core locations and a summary table of the field data obtained at each location are presented in this report. Photographs of the pavement cores obtained, along with photographs of the existing pavement surface conditions at those locations can be found in the **Appendix.**

We appreciate the opportunity to provide our professional services as part of your project and we look forward to working with you again.

If you have any questions about this report or the recommendations it contains, please don't hesitate to contact us.

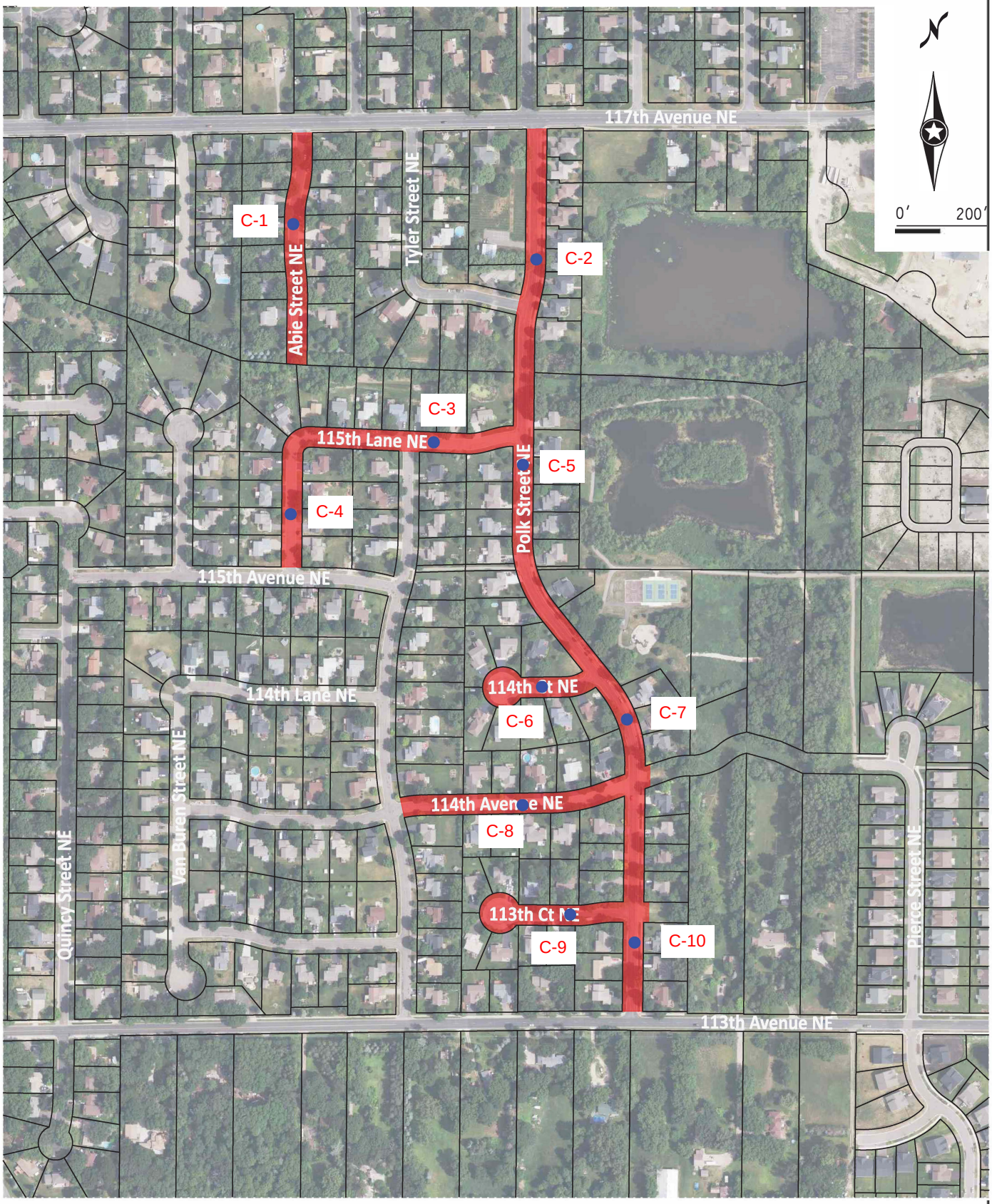
Sincerely,

Matt Indihar, PE
Pavement Management
mindihar@wsbeng.com
218.341.3614

Sam Lundquist
Pavement Management
slundquist@wsbeng.com
612.214.5949

540 GATEWAY BLVD | BURNSVILLE, MN | 55337 | 952.737.4660 | WSBENG.COM

Figure 1



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2024 Northwest Area Street Reconstruction Project

City of Blaine, Minnesota

Coring Locations - Area 1

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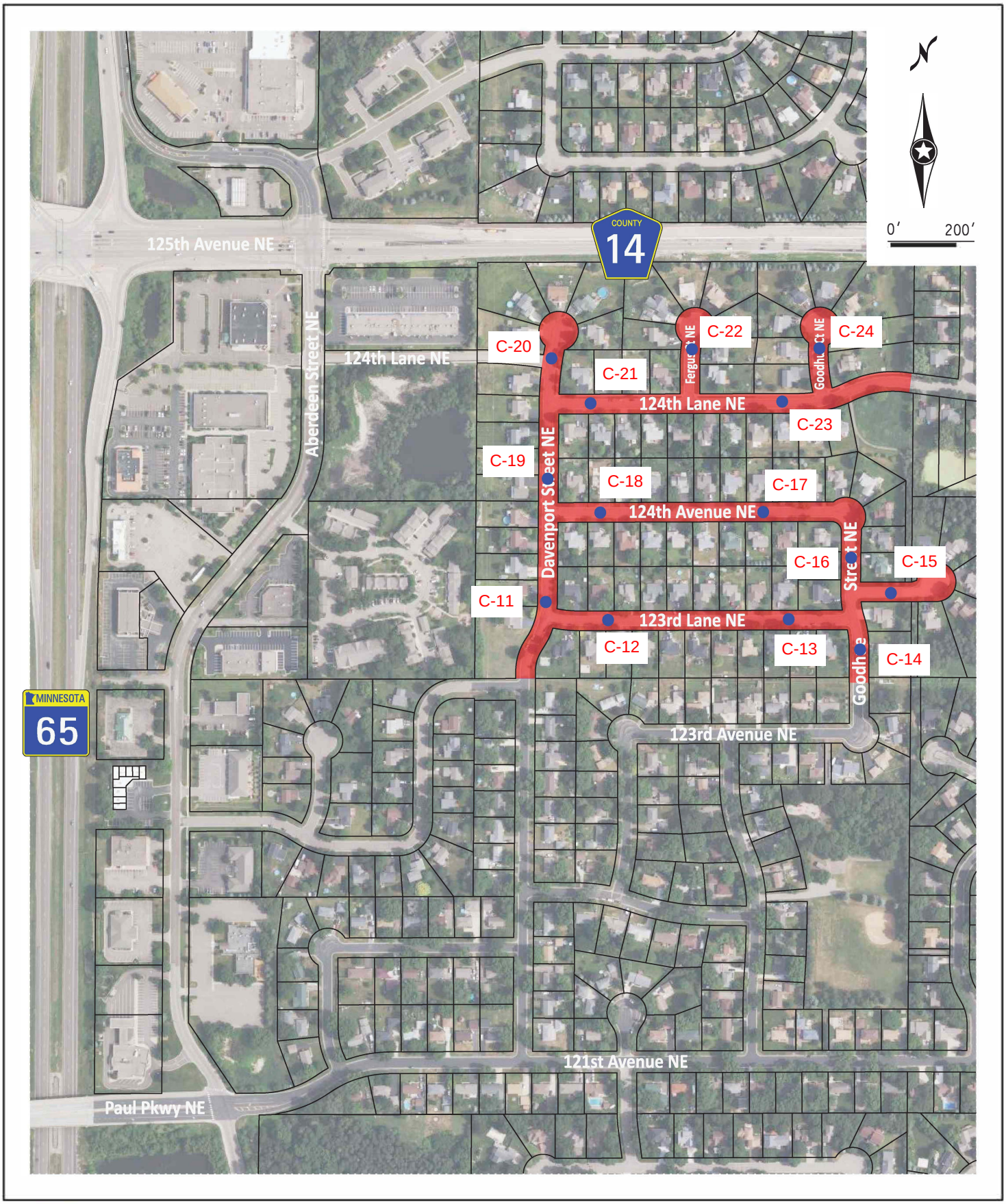
Figure 2



BlaineMN.gov

2024 Northwest Area Street Reconstruction Project

City of Blaine, Minnesota

Coring Locations - Area 2

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Project Understanding:

We understand the city of Blaine is seeking to improve their existing bituminous pavements at streets located with their 2024 Northwest Area Street Reconstruction area through reconstruction or rehabilitation construction techniques. We understand our services were requested to aid the design team in preparing projects plans and specifications. The proposed pavement rehabilitation area includes various residential streets. We have assumed the streets receive standard daily traffic typical of residential streets.

Field Exploration:

WSB performed the field exploration outlined in this report on September 18, 2023. A total of twenty-four (24) locations were cored and bored within the proposed pavement rehabilitation area. The approximate locations investigated and presented in this report are shown in **Figures 1 and 2.**

Summary of Field Exploration:

The twenty-four (24) cores obtained in this area had bituminous depths ranging from 2.25 inches to 5 inches, with a wear or top lift ranging from 1 inch to 2 inches, and a base layer ranging from 1.25 inches to 3 inches. The condition of each core and it's apparent lifts of asphalt were classified based on condition, and the condition of the cores and lifts ranged from poor to good condition with poor cores exhibiting varying amounts of raveling and cracking. The aggregate base was very consistent throughout and appeared to be sand with gravel, brown in color, and ranged in depths from 5 inches to greater than 10 inches. Gradation samples for the aggregate base were performed on combined samples. All samples from Polk Street NE were combined and samples from area 2 were split in approximately a north and south half with locations 11-18 combined, and 19-24 combined. Test results varied from passing the MnDOT 3138 - Class 5 gradation requirements to failing with too much material passing the #40 sieve in the aggregate sampled. **MnDOT requirements for Aggregate Base sampling after placing and prior to compaction were not able to be followed, therefore test results could be affected by sampling material through 6" core holes and combining material. Gradation results are attached in the **Appendix.** Hand augers were performed to a depth of 24" at all locations. Soils beneath the apparent aggregate base were very consistent and appeared to be fine-medium grained sand, brown in color. Core 15 on 123rd Lane NE had brown fine-medium grained sand from 3-10" and dark brown silty sand from 10-24". The pavement in the Project Area exhibited various amounts of alligator cracking, patching, surface stripping and transverse and longitudinal cracking throughout. Refer to field notes for more detailed distresses for each sample location. Our Field Data is further detailed in **Table 1** and **Table 2.**

Table 1: Existing Pavement Observations

Core ID	Location	Number of Lanes	Lane Width (ft)	Functional Classification	Curb and Gutter	Surface Distresses	Drainage Condition
1	Able St NE	2	13	Residential Street	Yes	Some Longitudinal and Transverse Cracking, Surface Stripping	Good
2	Polk St NE	2	11	Residential Through Street	Yes	Surface Stripping, Some Alligator Cracking, Extensive Patching	Good
3	115th Lane NE	2	12	Residential Street	Yes	Surface Stripping, Alligator Cracking, Extensive Patching	Good
4	Able St NE	2	12	Residential Street	Yes	Some Longitudinal and Transverse Cracking	Good
5	Polk St NE	2	11	Residential Through Street	Yes	Surface Stripping, Some Alligator Cracking, Extensive Patching	Good
6	114th Ct NE	2	12	Residential Street	Yes	Surface Stripping	Good
7	Polk St NE	2	11	Residential Through Street	Yes	Surface Stripping, Some Alligator Cracking, Extensive Patching	Good
8	114th Ave NE	2	13	Residential Street	Yes	Some Longitudinal and Transverse Cracking, Surface Stripping	Good
9	113th Ct NE	2	13	Residential Street	Yes	Some Longitudinal and Transverse Cracking, Surface Stripping	Good
10	Polk St NE	2	13	Residential Through Street	Yes	Surface Stripping, Some Alligator Cracking, Extensive Patching	Good
11	Davenport St NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
12	123rd Lane NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
13	123rd Lane NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
14	Goodhue St NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
15	123rd Lane NE	2	13	Residential Street	Yes	Some Transverse Cracking	Good
16	Goodhue St NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
17	124th Ave NE	2	13	Residential Street	Yes	Patching, Transverse and Longitudinal Cracking	Good
18	124th Ave NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
19	Davenport St NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
20	Davenport St NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good

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Core ID	Location	Number of Lanes	Lane Width (ft)	Functional Classification	Curb and Gutter	Surface Distresses	Drainage Condition
21	124th Lane NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
22	Fergus Ct NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
23	124th Lane NE	2	13	Residential Street	Yes	Patching, Alligator, Transverse and Longitudinal Cracking	Good
24	Goodhue Ct NE	2	13	Residential Street	Yes	Transverse and Longitudinal Cracking	Good

Table 2: Existing Pavement Section Details

Core ID	Location	Bituminous Depth (in)	Lift Thickness (in) and Condition	Hand Augers from 0-24"
1	Able St NE	3.75	1.5" Wear 2.25" Base Fair - Some raveling in base layer	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
2	Polk St NE	4.5	2" Wear 2.5" Base Poor - Raveling throughout core	0-7" - Sand with gravel, Brown 7-24" - Sand, Fine-medium grained, Brown
3	115th Lane NE	3	1.5" Wear 1.5" Base Fair - Some raveling in base layer	0-6" - Sand with gravel, Brown 6-24" - Sand, Fine-medium grained, Brown
4	Able St NE	3.5	1.5" Wear 2" Base Fair - Some raveling in base layer	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
5	Polk St NE	3.25	1.5" Wear 1.75" Base Fair - Some raveling throughout core	0-7" - Sand with gravel, Brown 7-24" - Sand, Fine-medium grained, Brown
6	114th Ct NE	3	1.5" Wear 1.5" Base Poor - Raveling throughout core	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
7	Polk St NE	4.5	2" Wear 2.5" Base Fair - Some raveling in base layer	0-5" - Sand with gravel, Brown 5-24" - Sand, Fine-medium grained, Brown
8	114th Ave NE	3.5	1.5" Wear 2" Base Fair - Some raveling in base layer	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown

Core ID	Location	Bituminous Depth (in)	Lift Thickness (in) and Condition	Hand Augers from 0-24"
9	113th Ct NE	4.5	2" Wear 2.5" Base Good Condition	0-3 - Sand with gravel, Brown 3-24" - Sand, Fine-medium grained Brown
10	Polk St NE	3.5	1.5" Wear 2" Base Fair - Some raveling in base layer	0-6" - Sand with gravel, Brown 6-24" - Sand, Fine-medium grained, Brown
11	Davenport St NE	4	2" Wear 2" Base Good Condition	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
12	123rd Lane NE	2.5	1.25" Wear 1.25" Base Fair - Some raveling in base layer	0-6" - Sand with gravel, Brown 6-24" - Sand, Fine-medium grained, Brown
13	123rd Lane NE	3	1.5" Wear 1.5" Base Poor - Raveling throughout core	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
14	Goodhue St NE	3	1.5" Wear 1.5" Base Poor - Raveling throughout core	0-2" - Sand with gravel, Brown 2-24" - Sand, Fine-medium grained, Brown
15	123rd Lane NE	3	1.5" Wear 1.5" Base Good Condition	0-3" - Sand with gravel, Brown 3-10" - Sand, Fine-medium grained, Brown 10-24" - Silty Sand, Dark Brown
16	Goodhue St NE	2.5	1" Wear 1.5" Base Good Condition	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
17	124th Ave NE	3	1.5" Wear 1.5" Base Good Condition	0-5" - Sand with gravel, Brown 5-24" Sand, Fine-medium grained, Brown
18	124th Ave NE	3	1.5" Wear 1.5" Base Fair - Some raveling in base layer	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
19	Davenport St NE	4	2" Wear 2" Base Fair - Some raveling throughout core	0-3" - Sand with gravel, Brown 3-24" - Sand, Fine-medium grained, Brown
20	Davenport St NE	3.5	1.5" Wear 2" Base Poor - Raveling throughout core	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
21	124th Lane NE	2.25	1" Wear 1.25" Base Fair - Some raveling in base layer	0-4" - Sand with gravel, Brown 4-24" - Sand, Fine-medium grained, Brown
22	Fergus Ct NE	5	2" Wear 3" Base Fair - Raveling in base layer	0-2" - Sand with gravel, Brown 2-24" - Sand, Fine-medium grained, Brown
23	124th Lane NE	2.25	1" Wear 1.25" Base Fair - Some raveling in base layer	0-3" - Sand with gravel, Brown 3-24" - Sand, Fine-medium grained, Brown
24	Goodhue Ct NE	2.75	1.5" Wear 1.25" Base Fair - Some raveling in base layer	0-5" - Sand with gravel, Brown 5-24" - Sand, Fine-medium grained, Brown

Recommendations for Rehabilitation:

Based on the conditions of the existing bituminous and subsurface data gathered by WSB, we are recommending the rehabilitation technique outlined below be considered.

With the majority of locations showing minimal bituminous thickness we recommend a full depth pavement removal and replacement. This would entail the complete removal and disposal of the existing bituminous pavements. The underlying soils should be compacted, shaped and test rolled immediately prior to bituminous placement.

Key Considerations:

The import or export of any excess base aggregates associated with the recommended rehabilitation technique should be considered. The quantity will be highly dependent on designed profiles and structure limitations such as utility structures and any adjacent curb/gutter or driveway tie in elevations.

Any unstable base soils discovered during a test roll would likely require sub cutting and replacement. Potential costs associated with these corrections should be anticipated.

Pavement Design:

The new bituminous pavement section and pavement mix type should be designed and specified by a Civil Engineer in consideration of the loads, climate, desired life expectancy and other key factors. If requested, WSB can provide a pavement design for this project.

Limitations:

The field data presented should be considered approximate and only valid for the location investigated. We have assumed smooth transitions of similar materials between locations when formulating the recommendations provided.

Our recommendations are based solely on the data obtained through our limited field investigations and our experience with similar reconstructive and rehabilitation work for the locale. We consider local contractor experience and industry costs associated with the various rehabilitation techniques available in conjunction with project specific details.

Appendix:

- Aggregate Base Gradations
- Photographs of Cores
- Photographs of Existing Surface Condition

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Appendix

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Material Test Report

Report No: MAT:23-5112-S01
Issue No: 1

Client: City of Blaine **CC:** Sam Lundquist

Project: Blaine Northwest Area Street Reconstruction

Job No: R-023569-000

Date of Issue: 9/22/2023
Reviewed By: Jenna Wipper
Title: Materials Lab Manager

Sample Details

Date Sampled	9/19/2023
Sampled By	Sam Lundquist
Specification	3138.2-3 Class 5 (<25% Recycled)
Location	Polk St NE

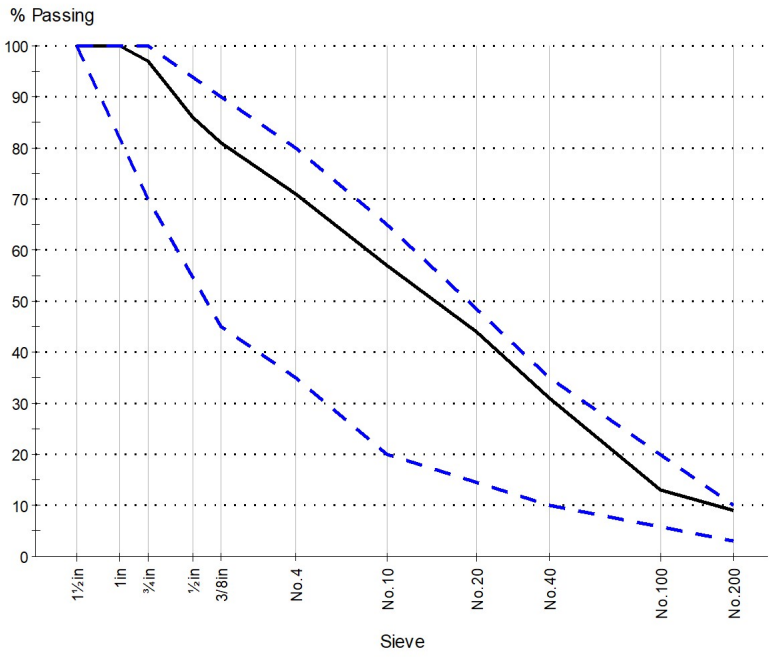
Other Test Results

Description	Method	Result	Limits
200/1 Granular Ratio	MnDOT 1202, MnDOT 1203		
40/10 Granular Ratio			
200/10 Granular Ratio			

Particle Size Distribution

Method: MnDOT 1202, MnDOT 1203

Date Tested: 9/22/2023
Tested By: Jenna Wipper



Sieve Size	% Passing	Limits
1½in	100	100
1in	100	
¾in	97	70 to 100
½in	86	
3/8in	81	45 to 90
No.4	71	35 to 80
No.10	57	20 to 65
No.20	44	
No.40	31	10 to 35
No.100	13	
No.200	8.9	3.0 to 10.0

Comments

Test results meet the above referenced specifications.

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Material Test Report

Report No: MAT:23-5112-S02
Issue No: 1

Client: City of Blaine **CC:** Sam Lundquist

Project: Blaine Northwest Area Street Reconstruction

Job No: R-023569-000

Date of Issue: 9/22/2023
Reviewed By: Jenna Wipper
Title: Materials Lab Manager

Sample Details

Date Sampled	9/19/2023
Sampled By	Sam Lundquist
Specification	3138.2-3 Class 5 (<25% Recycled)
Location	Core Locations 20-24

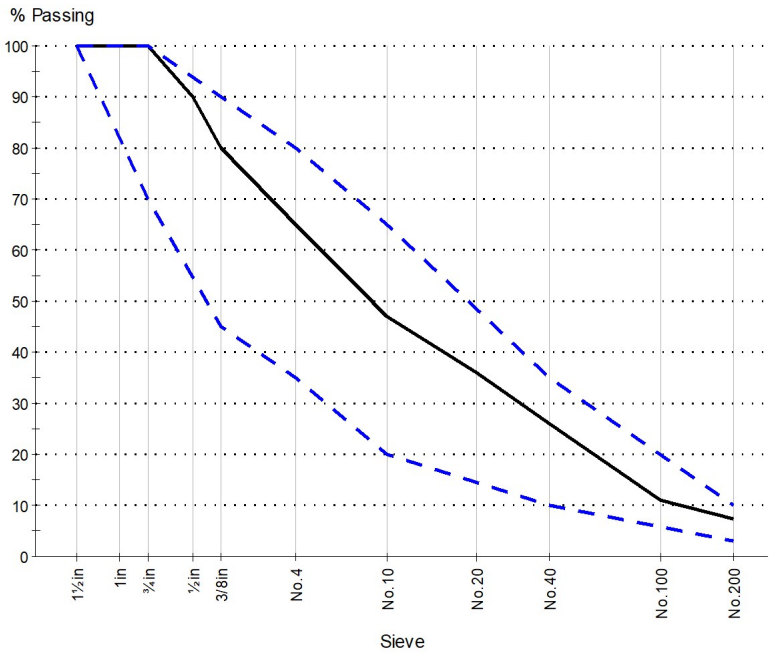
Other Test Results

Description	Method	Result	Limits
200/1 Granular Ratio	MnDOT 1202, MnDOT 1203		
40/10 Granular Ratio			
200/10 Granular Ratio			

Particle Size Distribution

Method: MnDOT 1202, MnDOT 1203

Date Tested: 9/22/2023
Tested By: Jenna Wipper



Sieve Size	% Passing	Limits
1½in	100	100
1in	100	
¾in	100	70 to 100
½in	90	
3/8in	80	45 to 90
No.4	65	35 to 80
No.10	47	20 to 65
No.20	36	
No.40	26	10 to 35
No.100	11	
No.200	7.5	3.0 to 10.0

Comments

Test results meet the above referenced specifications.

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Material Test Report

Report No: MAT:23-5112-S03
Issue No: 1

Client: City of Blaine **CC:** Sam Lundquist

Project: Blaine Northwest Area Street Reconstruction

Job No: R-023569-000

Date of Issue: 9/25/2023
Reviewed By: Sam Lundquist
Title: Project Manager

Sample Details

Date Sampled	9/19/2023
Sampled By	Sam Lundquist
Specification	3138.2-3 Class 5 (<25% Recycled)
Location	Core Locations 11-19

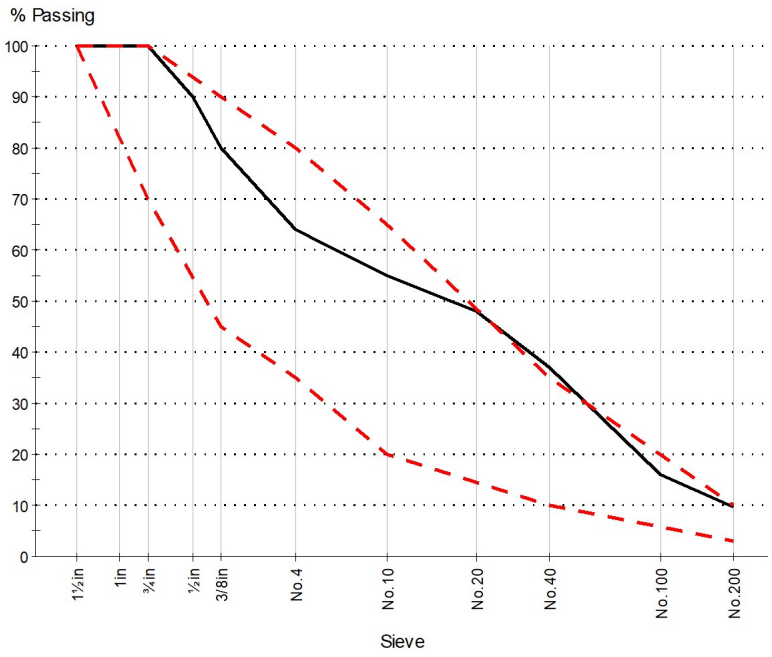
Other Test Results

Description	Method	Result	Limits
200/1 Granular Ratio	MnDOT 1202, MnDOT 1203		
40/10 Granular Ratio			
200/10 Granular Ratio			

Particle Size Distribution

Method: MnDOT 1202, MnDOT 1203

Date Tested: 9/22/2023
Tested By: Jenna Wipper



Sieve Size	% Passing	Limits
1½in	100	100
1in	100	
¾in	100	70 to 100
½in	90	
3/8in	80	45 to 90
No.4	64	35 to 80
No.10	55	20 to 65
No.20	48	
No.40	37	10 to 35
No.100	16	
No.200	9.8	3.0 to 10.0

Comments

Test results do not meet the above referenced specifications.

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Core 1

Core 1

Core 2

Core 2

Core 3

Core 3

Core 4

Core 4

Core 5

Core 5

Core 6

Core 6

Core 7

Core 7

Core 8

Core 8

Core 9

Core 9

Core 10

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Core 11

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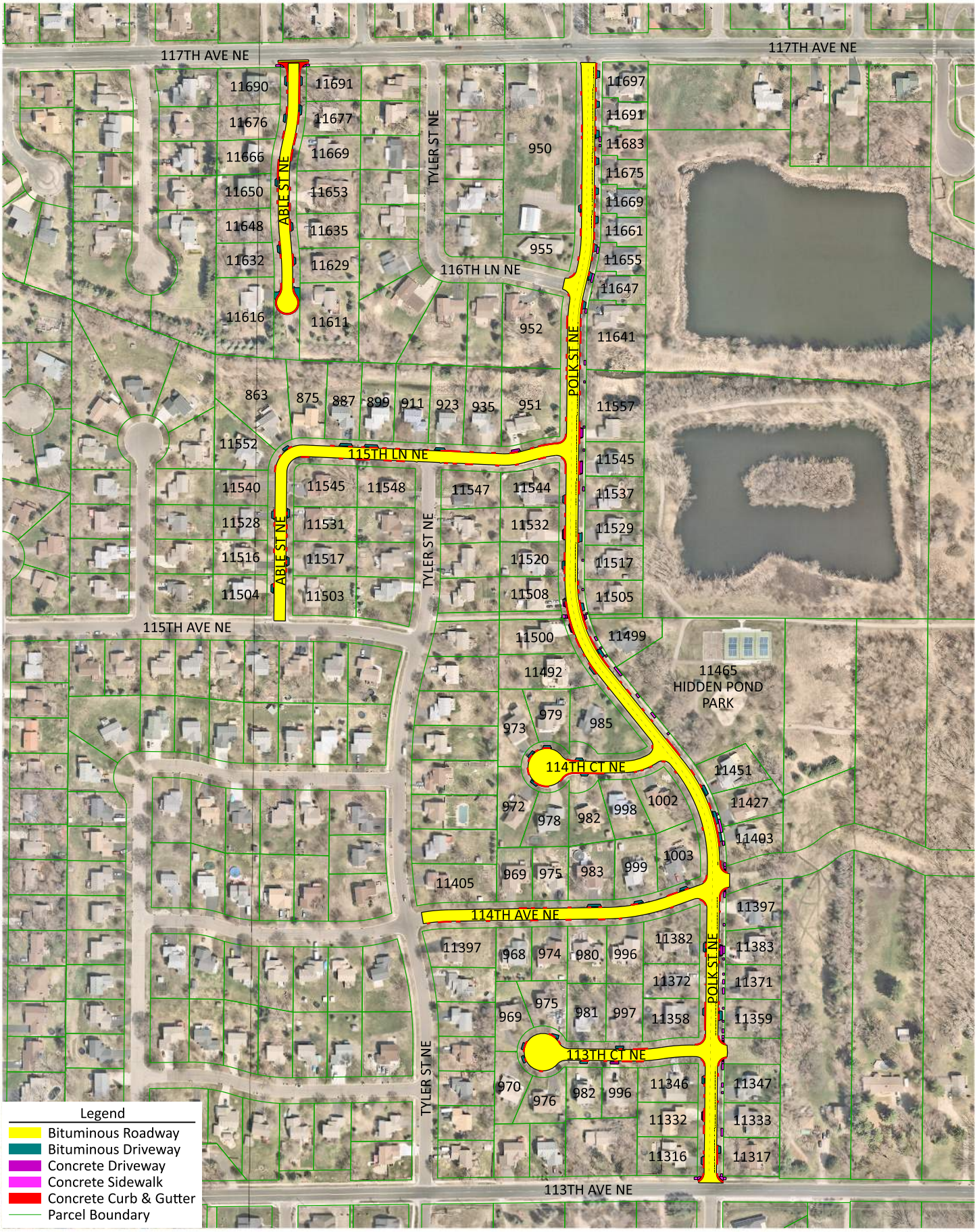

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BlaineMN.gov

Exhibit 1: Area 1 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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wsb

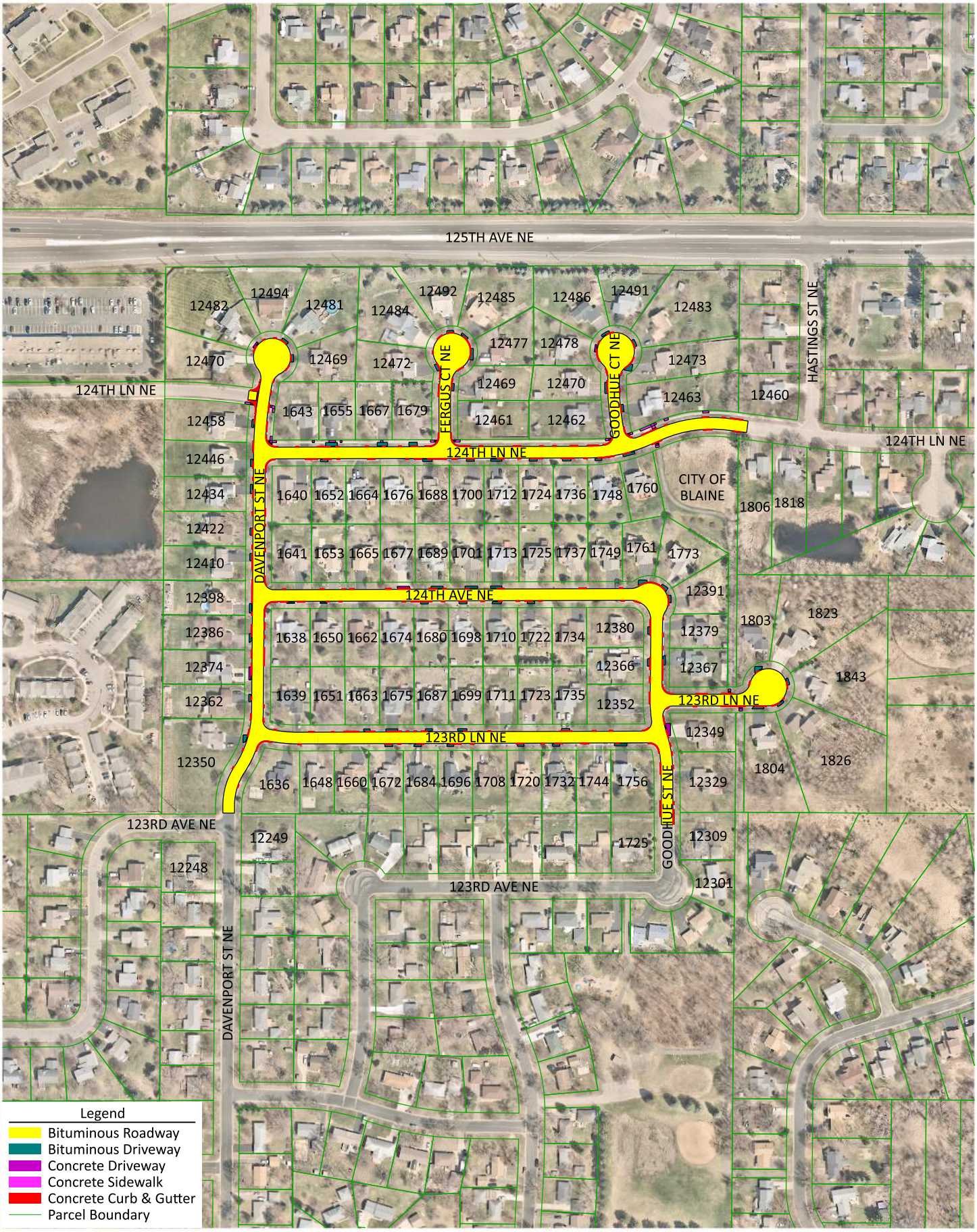

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Exhibit 1: Area 2 Project Map

Northwest Area Street Reconstruction
Feasibility Assessment Report
City of Blaine, Minnesota

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City of Blaine
Staff Report

File Number: RES 23-177

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Approval of Consent Agenda: - Daniel Schluender, Director of Engineering

Agenda Item # 8.8

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Pleasure Creek Area Street Reconstructions, Improvement Project No. 24-06

Executive Summary

Council is asked to receive the feasibility report for the 2024 Pleasure Creek Area Street Reconstructions, Improvement Project No. 24-06 and order a public hearing.

Background

At the August 7, 2023 City Council meeting, Council initiated the 2024 Pleasure Creek Area Street Reconstructions project and ordered the preparation of a feasibility report. The 2024 Pleasure Creek Area Street Reconstruction project consists of reconstruction of the following streets:

Area 1:

- Territorial Road from University Avenue to Jefferson Street

Area 2:

- 99th Lane from Washington Street to Madison Street
- 100th Court from Pleasure Creek Parkway to east cul-de-sac
- 100th Court from Pleasure Creek Parkway to west cul-de-sac
- 101st Avenue from Pleasure Creek Parkway to Jackson Street
- 101st Court from Pleasure Creek Parkway to west cul-de-sac
- Clover Leaf Parkway from 99th Avenue to Pleasure Creek Parkway
- Madison Street from 99th Lane to Pleasure Creek Parkway
- Pleasure Creek Parkway from 101st Avenue to north dead end
- Pleasure Creek Parkway from Clover Leaf Parkway to 101st Avenue

- Pleasure Creek Parkway from Madison Street east to dead end
- Pleasure Creek Parkway from President Drive to Clover Leaf Parkway
- Pleasure Creek Parkway from President Drive to Madison Street
- President Drive from Pleasure Creek Parkway to Territorial Road
- Terrace Court from Pleasure Creek Parkway to cul-de-sac
- Washington Court from Pleasure Creek Parkway to cul-de-sac
- Washington Street from 99th Lane to Pleasure Creek Parkway

The project will consist of the following work for each project area:

Area 1 is proposed to be reconstructed with full depth bituminous pavement removal, bituminous curb removal, installation of concrete curb and gutter, new bituminous pavement, storm sewer improvements, spot water main repair, and appurtenant construction.

Area 2 is proposed to be reconstructed with full depth bituminous pavement removal, spot concrete curb and gutter replacement, new bituminous pavement, minor storm sewer improvements, spot water main repair, and appurtenant construction.

The estimated cost of these proposed improvements is $6,572,381 with $1,303,843 to be assessed to the benefitting properties over a 15-year period. Replacement of existing sanitary sewer castings/rings at an estimated cost of $184,470 and replacement of malfunctioning gate valves and broken access valve boxes at an estimated cost of $385,099 is proposed to be paid for by City Public Utility Funds. The remaining portion of $4,698,969 is proposed to be paid from the City's Pavement Management Program Fund.

The proposed project is necessary, cost-effective, and feasible and will result in a benefit to the properties proposed to be assessed.

Schedule of Actions

8/7/2023	Initiate Project and Order Preparation of Feasibility Report
12/18/2023	Receive Feasibility Report and Order Public Hearing
12/20/2023	Public Information Meeting
1/3/2024	Hold Public Hearing, Order Improvement, and Order Preparation of Plans and Specifications
4/8/2024	Approve Plans & Specifications and Order Advertisement for Bids
4/24/2024	Open Bids
5/6/2024	Award Contract
May-October 2024	Construction of Improvements
Spring 2025	Assess Improvements
Jan 2026	First Assessment Payment Due with Real Estate Taxes

Strategic Plan Relationship

The project aligns with the City's strategic initiatives for Growth Management and providing a well-maintained infrastructure by providing high-quality street surfaces.

Board/Commission Review

N/A

Financial Impact

The project will be funded by a combination of assessments and bond proceeds placed in the City Pavement Management Program fund, and Public Utility Funds. The 2023 project budget included $155,500 for consulting. The 2024 project budget in the 2024-2028 Capital Improvement Plan is $3,949,700 and includes consulting, construction, and contingency. Total project budget of $4,105,200. With estimated improvement costs of $6,572,381, the 2024 budget and CIP may need amended in 2024 and additional bond proceeds may may need to be issued to finance project costs or the project could be split into multiple years or reject bids and the project rebid in 2025. Any or all of these options will be brought to council when the contract is proposed to be awarded.

Public Outreach/Input

The project will follow the public outreach guidelines set forth in MN Chapter 429 Statues.

Staff Recommendation

By motion, approve the Resolution.

Attachment List

1. Location Map
2. 24-06 Feasibility Report - Signed

City of Blaine

Signature Copy

Resolution: RES 23-177

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Pleasure Creek Area Street Reconstructions, Improvement Project No. 24-06

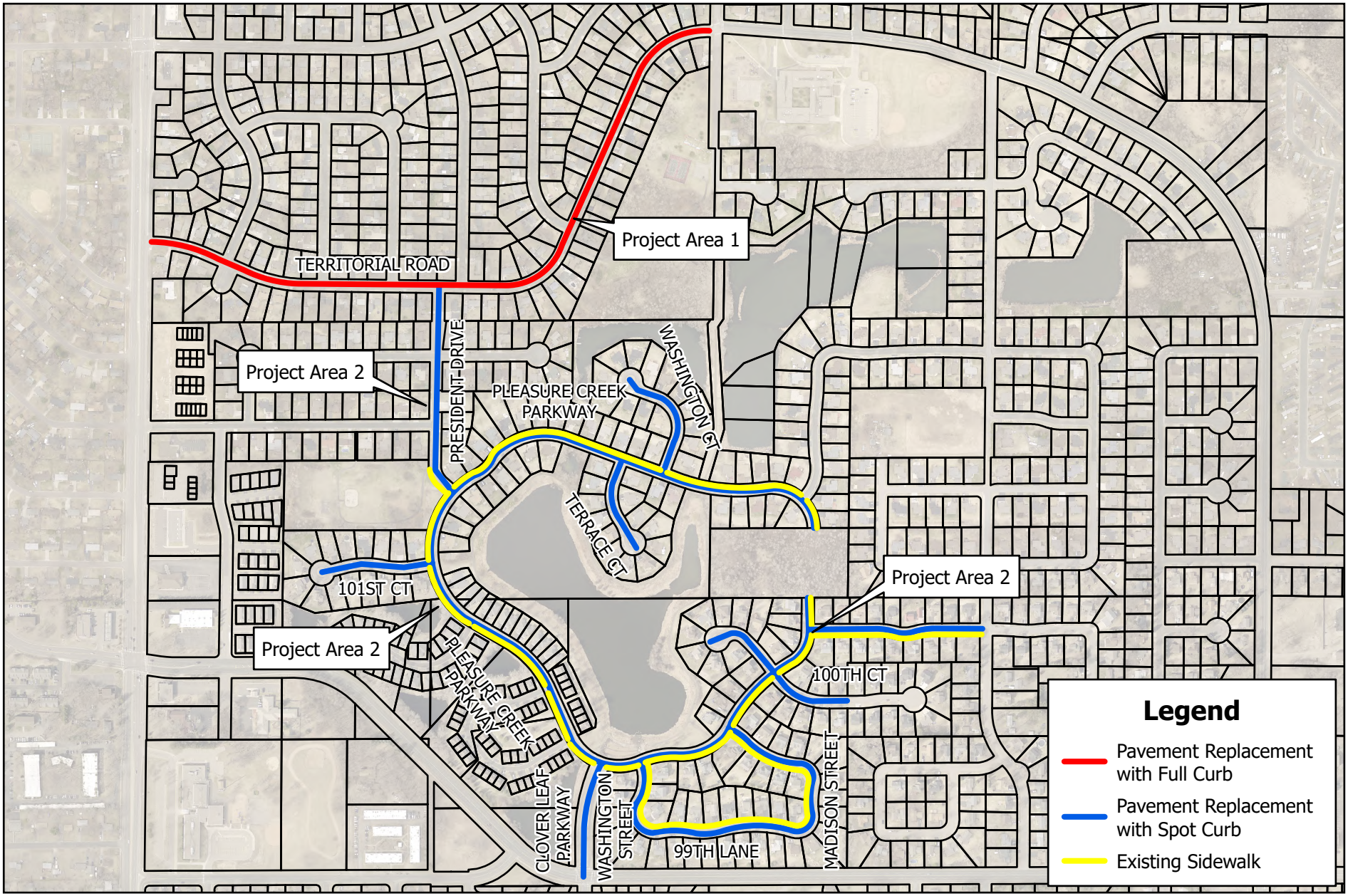
WHEREAS, pursuant to Resolution No. 23-126 adopted on the 7th day of August, 2023, by the Blaine City Council, a report has been prepared for the City of Blaine Engineering Department, with reference to the reconstructions of Territorial Road from University Avenue to Jefferson Street, 99th Lane from Washington Street to Madison Street, 100th Court from Pleasure Creek Parkway to east cul-de-sac, 100th Court from Pleasure Creek Parkway to west cul-de-sac, 101st Avenue from Pleasure Creek to Jackson Street, 101st Court from Pleasure Creek Parkway to west cul-de-sac, Clover Leaf Parkway from 99th Avenue to Pleasure Creek Parkway, Madison Street from 99th Lane to Pleasure Creek Parkway, Pleasure Creek Parkway from 101st Avenue to north dead end, Pleasure Creek Parkway from Clover Leaf Parkway to 101st Avenue, Pleasure Creek Parkway from Madison Street east to dead end, Pleasure Creek Parkway from President Drive to Clover Leaf Parkway, Pleasure Creek Parkway from President Drive to Madison Street, President Drive from Pleasure Creek Parkway to Territorial Road, Terrace Court from Pleasure Creek Parkway to cul-de-sac, Washington Court from Pleasure Creek Parkway to cul-de-sac, Washington Street from 99th Lane to Pleasure Creek Parkway and this report received by the Council on the 18th day of December 2023.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Blaine as follows:

1. The Council will consider the improvement in accordance with the report finding the improvement necessary, cost-effective, and feasible, resulting in a benefit to the properties proposed to be assessed and will consider the assessment of benefiting property for all or a portion of the cost of the improvement pursuant to the Minnesota Statutes, Chapter 429, at an estimated total cost of the improvement of $6,572,381.

2. A Public Hearing shall be held on such proposed improvement on the 17th day of January 2024, at 7:00 PM in the Council Chambers of City Hall, and the City Clerk shall give mailed and published notice of such hearing and improvement as required by law.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.



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SEH

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ST. PAUL, MN 55110
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FAX: (651) 490-2150
WATTS: 800-325-2055
www.sehinc.com

Print Date: 11/16/2023

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2024 STREET RECONSTRUCTION

BLANE, MINNESOTA

N

Exhibit 1

This map is neither a legally recorded map nor a survey map and is not intended to be used as one. This map is a compilation of records, information, and data gathered from various sources listed on this map and is to be used for reference purposes only. SEH does not warrant that the Geographic Information System (GIS) Data used to prepare this map are error free, and SEH does not represent that the GIS Data can be used for navigational, tracking, or any other purpose requiring exacting measurement of distance or direction or precision in the depiction of geographic features. The user of this map acknowledges that SEH shall not be liable for any damages which arise out of the user's access or use of data provided.

Feasibility Report

2024 Pleasure Creek Area Street Reconstruction

City of Blaine, Minnesota

City No. 24-06

BLAIN 174596 | December 8, 2023

SEH

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Engineers | Architects | Planners | Scientists

Feasibility Report

2024 Pleasure Creek Area Street Reconstruction
City of Blaine, Minnesota

City No. 24-06
SEH No. BLAIN 174596

December 8, 2023

I hereby certify that this 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.

Greg Anderson, PE

Date: December 8, 2023 License No.: 26859

Reviewed By: Dustin Cesafsky Date: December 8, 2023

Short Elliott Hendrickson Inc.
3535 Vadnais Center Drive
St. Paul, MN 55110-3507
651.490.2000

Executive Summary

The proposed project will reconstruct Territorial Road from University Avenue to Jefferson Street which will include bituminous curb and pavement removal, concrete curb installation, new bituminous pavement, minor storm drainage improvements, spot water main repair, and appurtenant construction. The project will also include the streets near Pleasure Creek Parkway as listed in section 2. The project area near Pleasure Creek Parkway will include spot concrete curb and gutter replacement, minor storm drainage improvements, spot water main repair, bituminous pavement replacement, traffic control signage, and appurtenant construction.

The estimated cost of improvements is $6,572,381 with $1,303,843 proposed to be assessed over a 15-year period. Replacement of existing sanitary sewer castings/rings at an estimated cost of $184,470 and replacement of malfunctioning gate valves and broken access valve boxes at an estimated cost of $385,099 is proposed to be paid for by City Public Utility Funds. The remaining portion of $4,698,969 is proposed to be paid from the City's Pavement Management Program Fund.

The project is necessary, cost-effective, and feasible and will result in a benefit to the properties proposed to be assessed.

Contents

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List of Exhibits

Exhibit 1 – 2024 Pleasure Creek Area Street Reconstruction Area

Exhibit 2 – Typical Sections (Project Area 1 & 2)

Exhibit 3 – Utility Information (Project Area 1)

Exhibit 4 – Utility Information (Project Area 2)

Exhibit 5 – Parcel Assessment Map (Project Area 1)

Exhibit 6 – Parcel Assessment Map (Project Area 2)

Exhibit 7 – Proposed Assessment Roll - Single Family Residential (Project Area 1)

Exhibit 8 – Proposed Assessment Roll - Single Family Residential (Project Area 2)

Exhibit 9 – Proposed Assessment Roll – High Density Residential 35% (Project Area 2)

Exhibit 10 – Proposed Assessment Roll – High Density Residential 50% (Project Area 2)

List of Appendices

Appendix A Engineers Estimate

Appendix B Geotechnical Report

SEH is a registered trademark of Short Elliott Hendrickson Inc.

Feasibility Report

2024 Pleasure Creek Area Street Reconstruction

Prepared for City of Blaine, Minnesota

1 Project History

The Blaine City Council initiated the project and ordered the preparation of a feasibility report on August 7, 2023, with Resolution No. 23-126.

This report is based on field observations, record drawing information, 2023 aerial photography, and a 2023 topographic survey.

2 Project Area Characteristics

The project areas include the following streets:

- **Project Area 1:**
  - Territorial Road from University Avenue to Jefferson Street
- **Project Area 2:**
  - 99th Lane from Washington Street to Madison Street
  - 100th Court from Pleasure Creek Parkway to 360’ west towards cul-de-sac
  - 100th Court from Pleasure Creek Parkway to west cul-de-sac
  - 101st Avenue from Pleasure Creek Parkway to Jackson Street
  - 101st Court from Pleasure Creek Parkway to west cul-de-sac
  - Clover Leaf Parkway from 99th Avenue to Pleasure Creek Parkway
  - Madison Street from 99th Lane to Pleasure Creek Parkway
  - Pleasure Creek Parkway from 101st Avenue to north dead end
  - Pleasure Creek Parkway from Clover Leaf Parkway to 101st Avenue
  - Pleasure Creek Parkway from Madison Street east to south dead end
  - Pleasure Creek Parkway from President Drive to Clover Leaf Parkway
  - Pleasure Creek Parkway from President Drive to Madison Street
  - President Drive from Pleasure Creek Parkway to Territorial Road
  - Terrace Court from Pleasure Creek Parkway to south cul-de-sac
  - Washington Court from Pleasure Creek Parkway to cul-de-sac
  - Washington Street from 99th Lane to Pleasure Creek Parkway

2.1 2024 Pleasure Creek Area Street Reconstruction Areas

2.1.1 Project Area 1 (Territorial Road)

The street that occupies Project Area 1 was constructed in the late 1950's with a roadway section consisting of 4 inches of bituminous pavement on 4 inches of aggregate base and are 31 feet wide from back of curb to back of curb. The street is an urban section with bituminous barrier curb. There has been no recent maintenance performed on the street.

The pavement has reached the point of failure with transverse and longitudinal cracking, large patch areas, spot chip seal patching and has failed to a point where an overlay is not feasible (see photo 1). In addition, the bituminous curb has reached the end of its service life (see photo 2).

There is a shared use path near the intersection of Washington Boulevard that leads to the southeast. The trail entrance was reviewed and has settled between the bituminous curb and the roadway that currently holds water. The rest of the trail was not reviewed with this project.

Photo 1

Photo 2

2.1.2 Project Area 2 (Pleasure Creek Parkway Area)

Project Area 2 contains President Drive from Pleasure Creek Parkway to Territorial Road which was constructed in the early 1980's with a roadway section consisting of 3 inches of bituminous pavement on 4 inches of aggregate base and is an urban section that is 31 feet wide from back of curb to back of curb. The project area also contains Pleasure Creek Parkway and several surrounding streets that were constructed in 2000 which were constructed with a roadway section that varies from 3"-5" of bituminous pavement over 3"-5" of aggregate base. The street segments on and surrounding Pleasure Creek Parkway consist of a surmountable curb and vary from 27'-31' in width from back of curb to back of curb. Clover Leaf Parkway intersects Pleasure Creek Parkway on the south side of the neighborhood. The section aligns with the rest of the streets in the neighborhood with 3" of bituminous over 4" of aggregate base. The street has a landscaped median that divides two 17' lanes (back of curb to back of curb) along with 10' turn lanes. The median is maintained by the local residents. There has been no recent maintenance performed on the project streets.

The pavement has reached the point of failure with transverse and longitudinal cracking and has failed to a point where alternative pavement rehabilitation is not feasible (see photo 3). The in-

place concrete curb and gutter has moderate cracking, deteriorated joints along with several areas that have settled (see photo 4). The curb has reached the point of needing partial replacement which will consist of approximately 30% of the total curb which is still considered to be cost effective.

There is sidewalk along one side of Pleasure Creek Parkway and several of the other adjoining streets (see Exhibit 1). The sidewalk was reviewed and there are isolated areas that display fatigue cracking and settlements. There is also a shared use path that surrounds the drainage pond in the center of the development, The trail entrances were reviewed, and minor improvements will be made to make the access points ADA compliant. The rest of the trail was not reviewed with this project.

Photo 3

Photo 4

3 Proposed Improvements

The proposed improvements will include replacement of the existing street section, additional storm sewer, replacement of select water main valves and sanitary and storm sewer manhole castings and rings in both project areas.

Each improvement is further described as follows:

3.1 Sanitary Sewer

Public Works and Engineering staff have reviewed the existing sanitary sewer in project areas 1 and 2 and concur that there are no issues with the existing services or mains. The sanitary sewer lines throughout the project are lined VCP or polyvinyl chloride (PVC). The project will include the removal of the existing manhole castings/rings and installation of new castings/rings on all sanitary manholes.

3.2 Water Main

Public Works and Engineering staff has reviewed the water main installation dates and water main break data throughout project areas 1 and 2 and concur that the existing ductile pipe has no

issues indicating the need for replacement or repair. The project will include gate valve repairs and replacement for deficient gate valves as identified by the public works staff inspections.

3.3 Street Construction

3.3.1 Project Area 1 (Territorial Road)

The streets in project area 1 will consist of 3.5 inches of bituminous pavement over 4 inches of aggregate base (see Exhibit 2). The bituminous curb will be replaced in full with B418 as the existing bituminous curb is near the end of life expectancy. The new curb will improve drainage and allow for better snow plowing practices.

It is not anticipated that additional right-of-way will be needed for the project area.

3.3.2 Project Area 2 (Pleasure Creek Area)

The streets in project area 2 will consist of 3.5 inches of bituminous pavement over 4 inches of aggregate base (see Exhibit 2). Approximately 30% of the D412 curb will be replaced as a portion of the existing curb is beyond the point of repair. The new curb will repair deteriorated joints and improve segments with insufficient grade for drainage.

Project Area 2 has several cul-de-sacs that contain center island medians on Washinton Court, Terrace Court, 101st Court, and 100th Court W. It is recommended that the medians be removed and replaced with bituminous pavement to better convey emergency vehicles and snow plowing.

It is not anticipated that additional right-of-way will be needed for the project area.

3.4 Stormwater Drainage

3.4.1 Existing Conditions Capacity Analysis

The storm sewer systems were analyzed for capacity using the rational method for the 10-yr design storm event from Atlas 14 rainfall data in accordance with the City of Blaine design standards. The soil in the project area is assumed to be hydrologic soil group A, according to the web soil survey database. The analyses were performed for the following project areas, Territorial Road, and the Pleasure Creek Parkway Area. In Project Area 1, majority of the storm sewer is undersized to meet the current design standards, however, there are no drainage issues reported throughout the project area. To maintain existing drainage patterns, the trunk storm capacity will remain as is. Improvements will be made to storm leads and inlets to accommodate the new concrete curb and gutter. In Project Area two, majority of trunk line does meet the current design standards. The trunk main will remain in place with minor improvements to storm leads inlets to accommodate deteriorated curb and gutter.

3.4.1.1 Project Area 1 (Territorial Road):

This section of the project features a single storm sewer system that eventually releases water into the University Avenue storm network. The main storm sewer trunk line predominantly runs from east to west beneath the northern stretch of Territorial Road. Overall, the trunk line falls short of a 10-year design capacity, prompting recommendations for enlarging specific segments. Furthermore, adjustments will be made to catch basins and leads to match the new concrete curb and gutter. To improve standing water concerns during significant events, multiple additional catch basins are being proposed for implementation (refer to Exhibit 3).

3.4.1.2 Project Area 2 (Pleasure Creek Area):

The project area of Pleasure Creek Parkway incorporates ten separate storm sewer networks that discharge water into various ponds situated within the Pleasure Creek Parkway area. The trunk line originating from the eastern terminus of 101st Ave. and flowing west discharges into the central pond. Similarly, the trunk line commencing at Madison St. and proceeding west also discharges into the central pond. Another trunk line begins at 99th Lane, runs north, and discharges into the central pond. The trunk line connecting Clover Leaf Parkway and Pleasure Creek Circle links the central pond to the pond west of Clover Leaf Parkway. Additionally, the trunk line between Pleasure Creek Circle and 100th Court, running southwest, discharges into the pond south of Pleasure Creek Parkway.

The trunk line starting at President Drive, moving northeast on Pleasure Creek Parkway, discharges into the central pond. Likewise, the trunk line on Washington Court, running south to north, releases water into the pond north of Washington Court. The trunk line originating from Terrace Court, running east, discharges into the central pond. Furthermore, the trunk line on 101st Court, running north to south, discharges into the pond south of the street. While many of the trunk lines meet the requirements for a 10-year storm event, additional catch basins are proposed to mitigate standing water issues on the roadway during larger events (refer to Exhibit 4).

3.4.2 Proposed Conditions Capacity Analysis

The recommended improvements to the storm sewer networks will address spread capacity issues. The undersized trunk lines are recommended to remain in place as there have been no reports of flooding. Additional leads are proposed to improve standing water in the roadway. (Exhibits 3-4) Altering the current trunk line could alter the time of concentration causing adverse impacts downstream.

Sump catch basin structures and stormwater treatment will be utilized where appropriate to aid in the removal of sediments to comply with Coon Creek Watershed District requirements.

3.4.3 Stormwater Permitting Requirements

The following entities and associated design requirements will be consulted and adhered to as part of this project, unless noted otherwise in this report.

- Coon Creek Watershed District – a watershed district permit will be required, which will include a full project submittal to the District, as well as District staff conducting a plan review for the project. Coordination meetings are anticipated throughout the final design phase of the project, including one presentation meeting to the District Board as part of final approval.
- Minnesota Pollution Control Agency – a Storm Water Pollution Prevention Plan will need to be prepared and included in the project plans. This plan will be designed to meet MPCA requirements for stormwater management during and after project construction. A National Pollutant Discharge Elimination Program (NPDES) permit will need to be submitted, most likely by the Contractor, who will use the prepared SWPPP and plans as supporting documentation.

4 Impact of Proposed Improvements

The proposed street improvements will not create new maintenance issues for the Public Works staff other than the annual cleaning of the sump manholes. The City will work with affected property owners and the Contractor to resolve any situation that may arise during construction. Short term traffic delays, construction dust and noise, and erosion will occur. Efforts to minimize these impacts include the restriction of work hours and dust and erosion control measures included in the project. Any disruptions that occur to existing yards and driveways will be restored. Any disruptions that occur to existing sprinkler systems will be repaired and landscape items in the city right of way will be removed and provided to the owner.

5 Summary of Estimated Project Costs and Funding

Project: 24-06
Description: 2024 Pleasure Creek Area Street Reconstruction Project

Cost Item	Percent		Amount
Construction Costs			
Street Construction		$	4,617,547
Water Main			296,230
Sanitary Sewer			141,900
Total Construction Costs		**$**	**5,055,677**
Administrative Costs			
Engineering	18%	$	910,022
Assessment	1%		50,557
Legal	1%		50,557
Administration	5%		252,784
Capitalized Interest	4%		202,227
Bonding	1%		50,557
Total Administrative Costs		**$**	**1,516,704**
TOTAL ESTIMATED PROJECT COSTS		**$**	**6,572,381**

Temporary Funding Source	City Internal Funds
Permanent Funding Source	Assessments, Pavement Management Program Funds (PMP Funds), and Public Utility Funds

Funding		
Total Paid from Public Utility Funds	**$**	**569,569**
Total Generation from Assessments	**$**	**1,303,843**
Total Paid from PMP Funds	**$**	**4,698,969**

6 Assessment Methodology

It is proposed that the project be assessed over 15 years in accordance with the City's Assessment Policy. It is proposed to assess this project using the unit method for the single-family residential properties throughout the project areas with the exception of the high-density units in project area 2 which will be assessed by the front foot. Proposed assessments are based on 35% of the entire cost of the improved street section for single family residential properties and varies between 35% and 50% for the high-density parcels depending on the dwelling configuration. The assessments do not include costs for sidewalk, driveway, irrigation, water main, and sanitary sewer work.

See Exhibits 5 and 6 for the proposed parcel assessment map and Exhibits 7-10 for the proposed assessment rolls.

7 Finance

The proposed project will be temporarily financed by the City. Permanent funding will be provided by the Pavement Management Program Funds, public utility funds, and the costs assessed to the benefiting parcels in accordance with current City Assessment Policy and Minnesota Statutes Chapter 429, Special Assessment Laws.

7.1 Finance Director Statement

With reference to this Feasibility Report for Improvement Project 24-06 as prepared by the City of Blaine Engineering Department dated December 8th, 2023, I find the following:

1. The project will be temporarily funded through existing City internal funds until permanent financing be obtained through the Pavement Management Program Funds, Public Utility Funds, and assessments.
2. Sufficient moneys are currently available from the City's internal funds to temporarily fund the special assessment portion of the project. It is estimated that $1,303,843 will be assessed.
3. Sufficient moneys are currently available from the City's Public Utility Funds to pay for proposed utility improvements for street reconstruction at an estimated cost of $569,569.

Jason Zimmerman, Finance Director

8 Projected Schedule

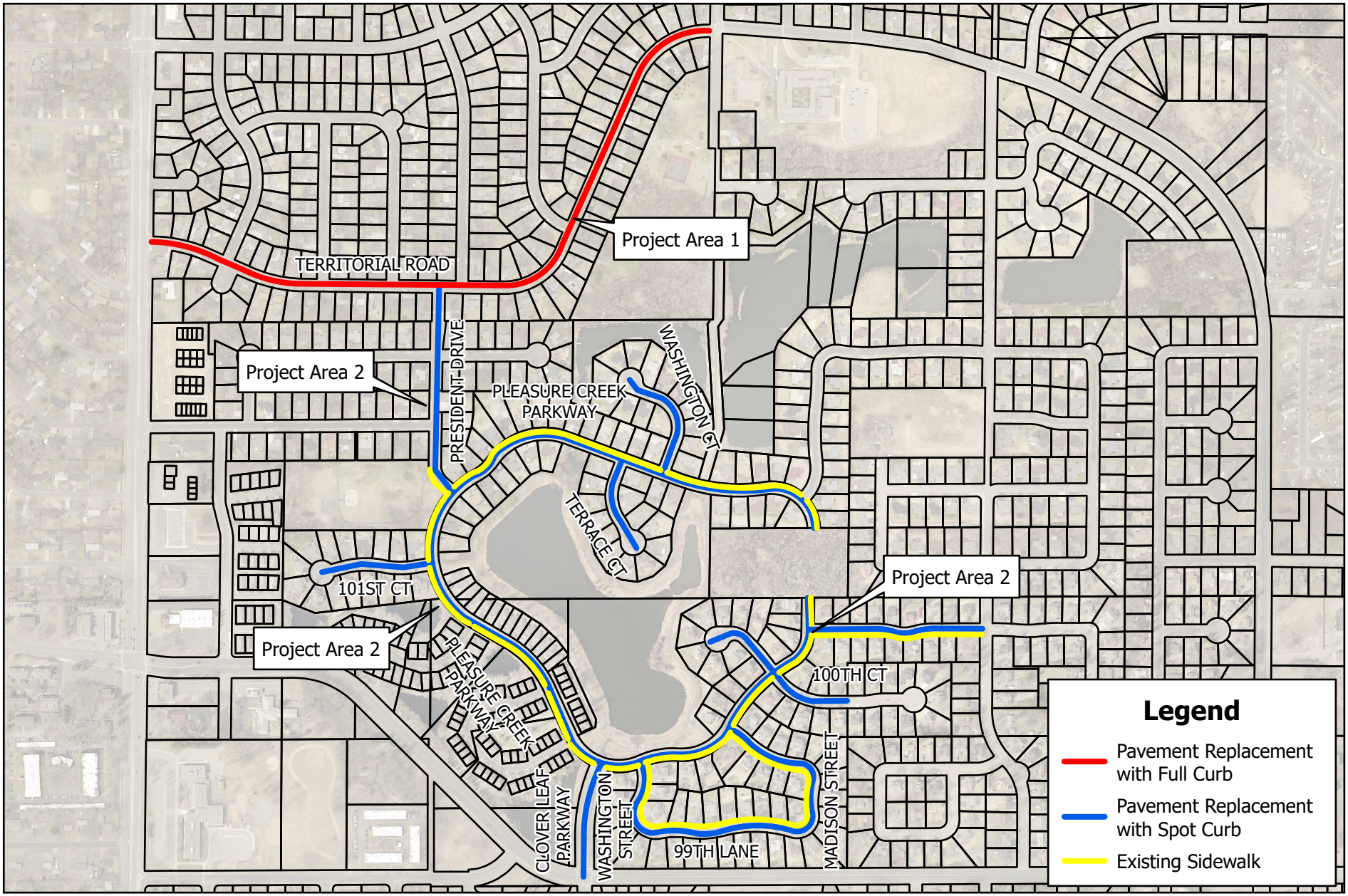
- Receive Feasibility Report, Order Public Hearing..... Dec. 18, 2023
- Resident Open House..... Dec. 20, 2023
- Hold Public Hearing, Order Improvements (Order Preparation of Plans and Specifications).....Jan. 17, 2024
- Approve Plans and Specifications, Order Advertisement for Bids..... April 8, 2024
- Open Bids..... April 24, 2024
- Award Contract .....May 6, 2024
- Construct Improvements .....May-October 2024
- Assess Project ..... Spring 2025
- First assessment payment due with real estate taxes .....Jan. 2026

9 Project Feasibility and Recommendation

The project as proposed is technically and financially feasible, cost effective, and will result in a benefit to the properties proposed to be assessed. It is recommended that the Council accept this report, hold the public hearing, and order the improvements.

Exhibits

Exhibit 1 – 2024 Pleasure Creek Area Street Reconstruction Area
Exhibit 2 – Typical Sections (Project Area 1 & 2)
Exhibit 3 – Utility Information (Project Area 1)
Exhibit 4 – Utility Information (Project Area 2)
Exhibit 5 – Parcel Assessment Map (Project Area 1)
Exhibit 6 – Parcel Assessment Map (Project Area 2)
Exhibit 7 – Proposed Assessment Roll - Single Family Residential (Project Area 1)
Exhibit 8 – Proposed Assessment Roll - Single Family Residential (Project Area 2)
Exhibit 9 – Proposed Assessment Roll – High Density Residential 35% (Project Area 2)
Exhibit 10 – Proposed Assessment Roll – High Density Residential 50% (Project Area 2)



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SEH

3535 VADNAIS CENTER DR.
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www.sehinc.com

Print Date: 11/16/2023

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2024 STREET RECONSTRUCTION

BLANE, MINNESOTA

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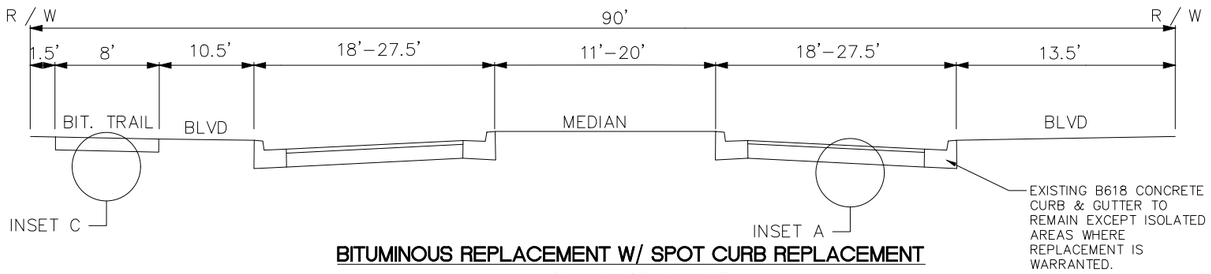
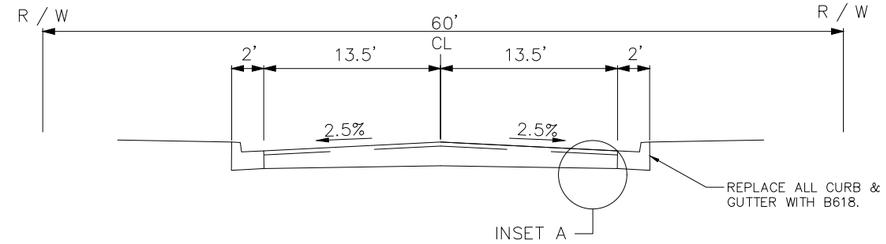
Exhibit 1

This map is neither a legally recorded map nor a survey map and is not intended to be used as one. This map is a compilation of records, information, and data gathered from various sources listed on this map and is to be used for reference purposes only. SEH does not warrant that the Geographic Information System (GIS) Data used to prepare this map are error free, and SEH does not represent that the GIS Data can be used for navigational, tracking, or any other purpose requiring exacting measurement of distance or direction or precision in the depiction of geographic features. The user of this map acknowledges that SEH shall not be liable for any damages which arise out of the user's access or use of data provided.



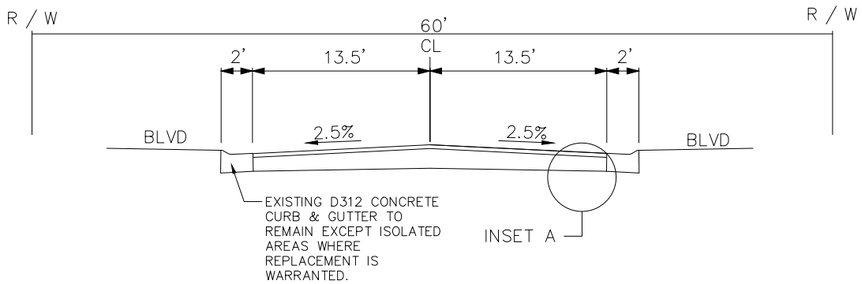
BITUMINOUS REPLACEMENT W/ SPOT CURB REPLACEMENT

Clover Leaf Parkway NE



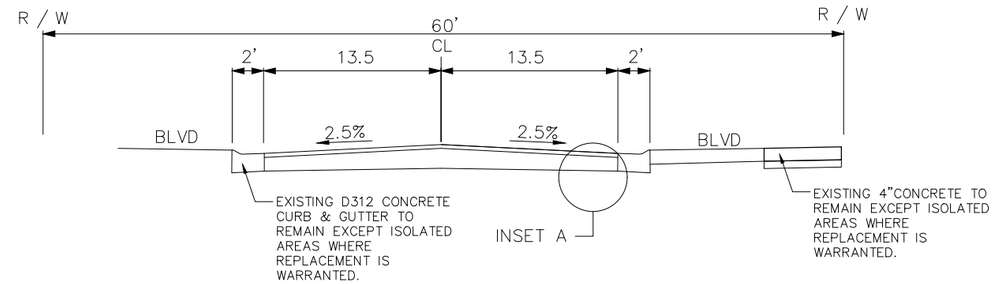
BITUMINOUS REPLACEMENT W/ FULL CURB REPLACEMENT

Territorial Road NE



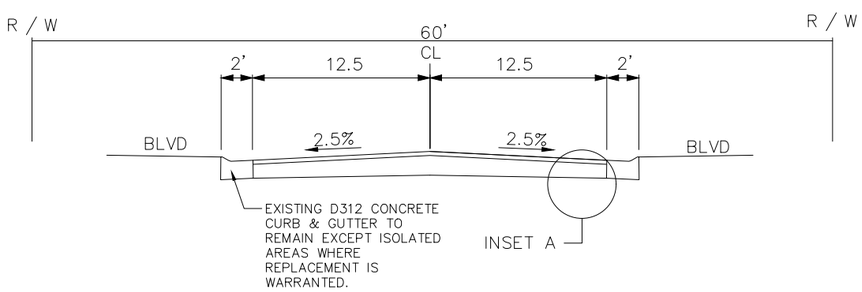
BITUMINOUS REPLACEMENT W/ SPOT CURB REPLACEMENT

President Drive NE



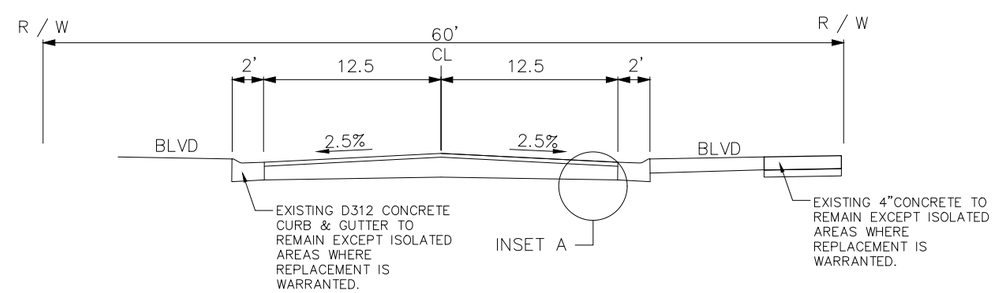
BITUMINOUS REPLACEMENT W/ SPOT CURB REPLACEMENT

Pleasure Creek Parkway NE



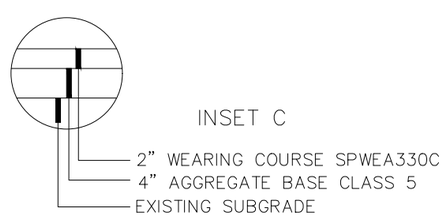
BITUMINOUS REPLACEMENT W/ SPOT CURB REPLACEMENT

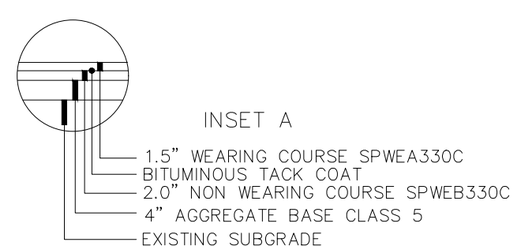
100th Court NE (NW)
100th Court NE (SE)
101st Court NE
Washington Court NE
Terrace Court NE



BITUMINOUS REPLACEMENT W/ SPOT CURB REPLACEMENT

101st Avenue NE
Madison Street NE
Washington Street NE
99th Lane NE





SEH	PROJECT NO. 174596 DATE: 12/4/2023	**TYPICAL SECTIONS** **PROJECT AREA'S 1 & 2** **'24 BLAINE STREET IMPROVEMENTS**	EXHIBIT NO. 2

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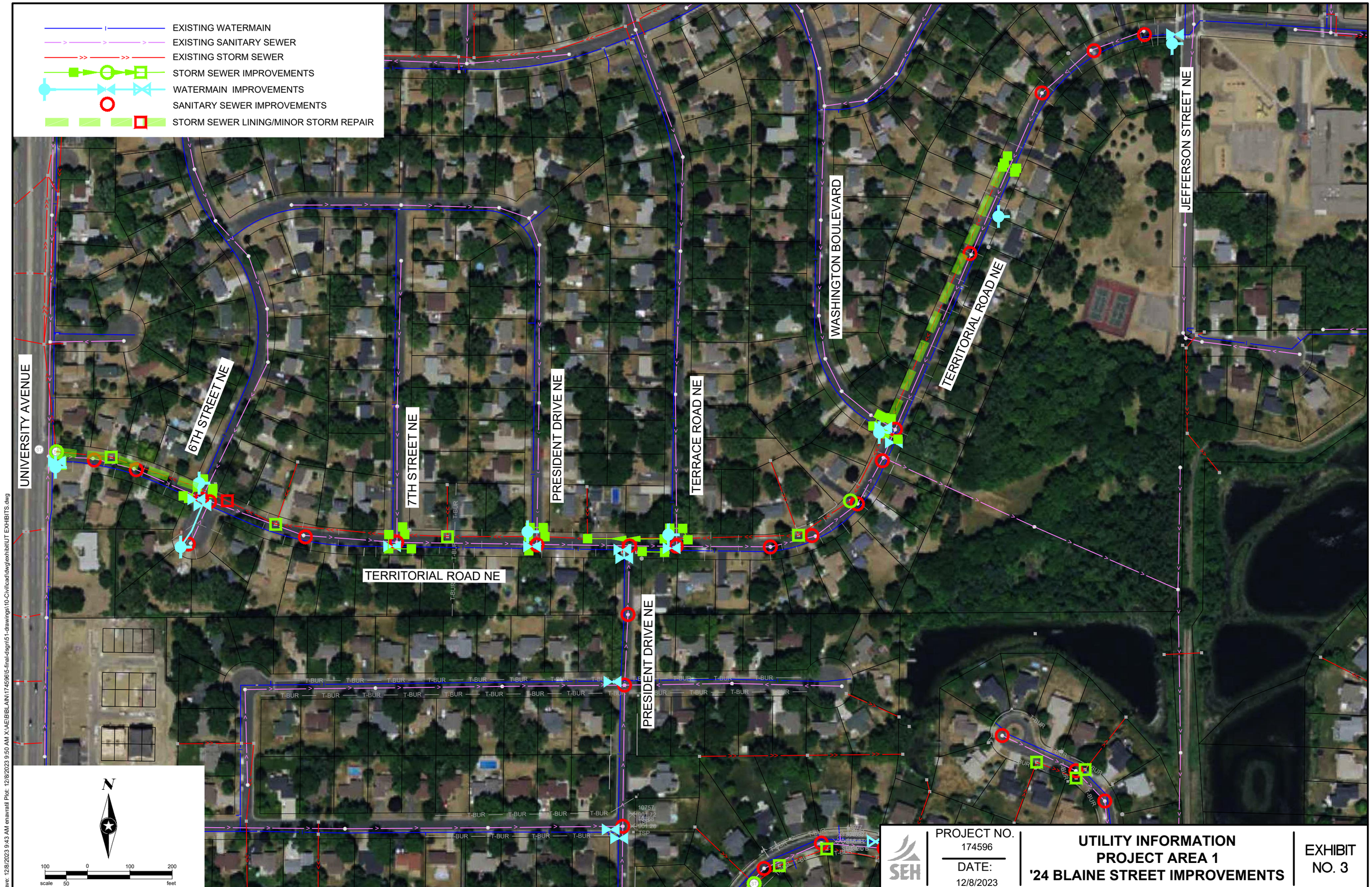

PROJECT NO. 174596

DATE: 12/8/2023

UTILITY INFORMATION
PROJECT AREA 1
'24 BLAINE STREET IMPROVEMENTS

EXHIBIT NO. 3

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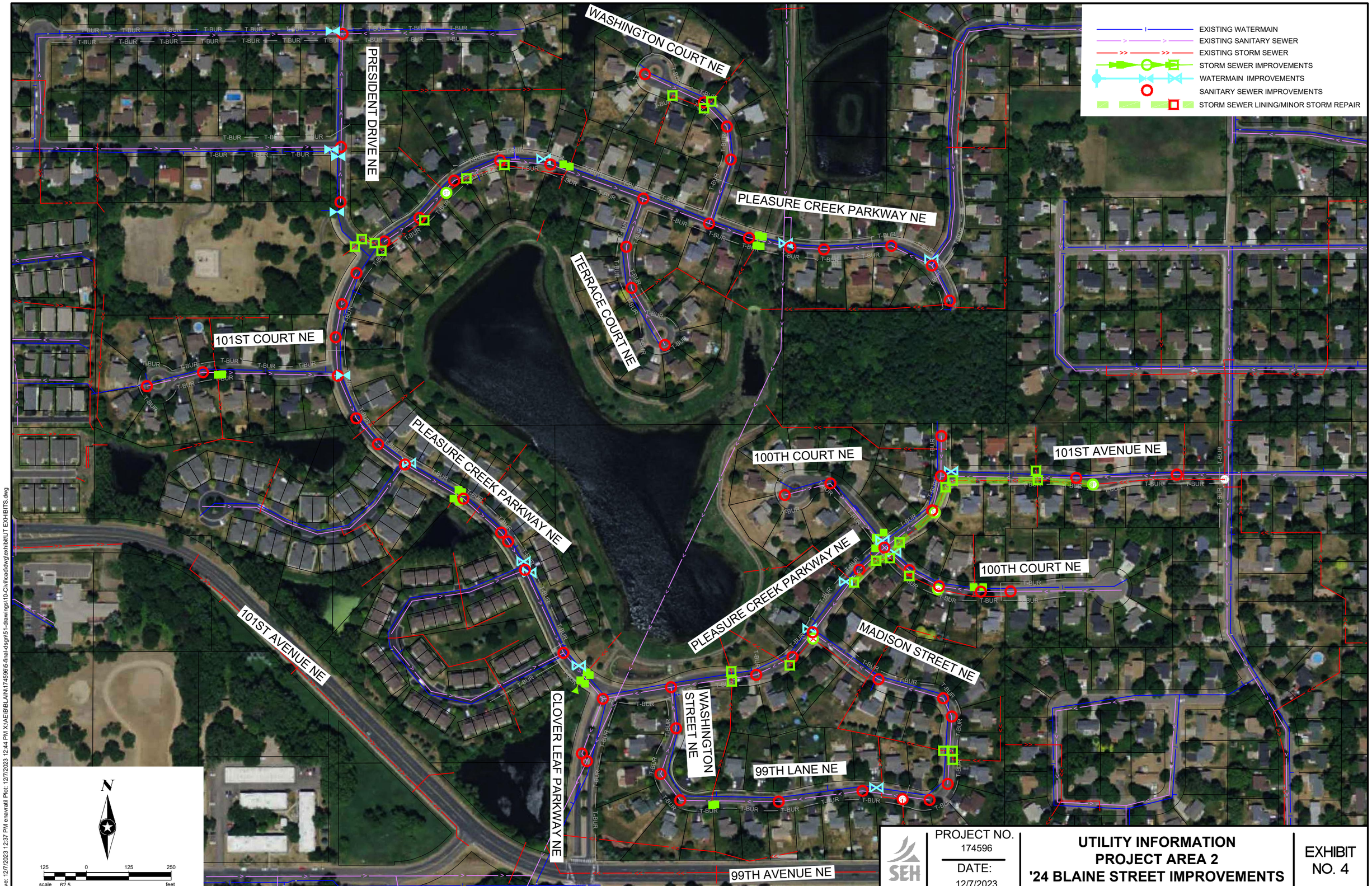

SEH

PROJECT NO. 174596

DATE: 12/7/2023

UTILITY INFORMATION
PROJECT AREA 2
'24 BLAINE STREET IMPROVEMENTS

EXHIBIT NO. 4

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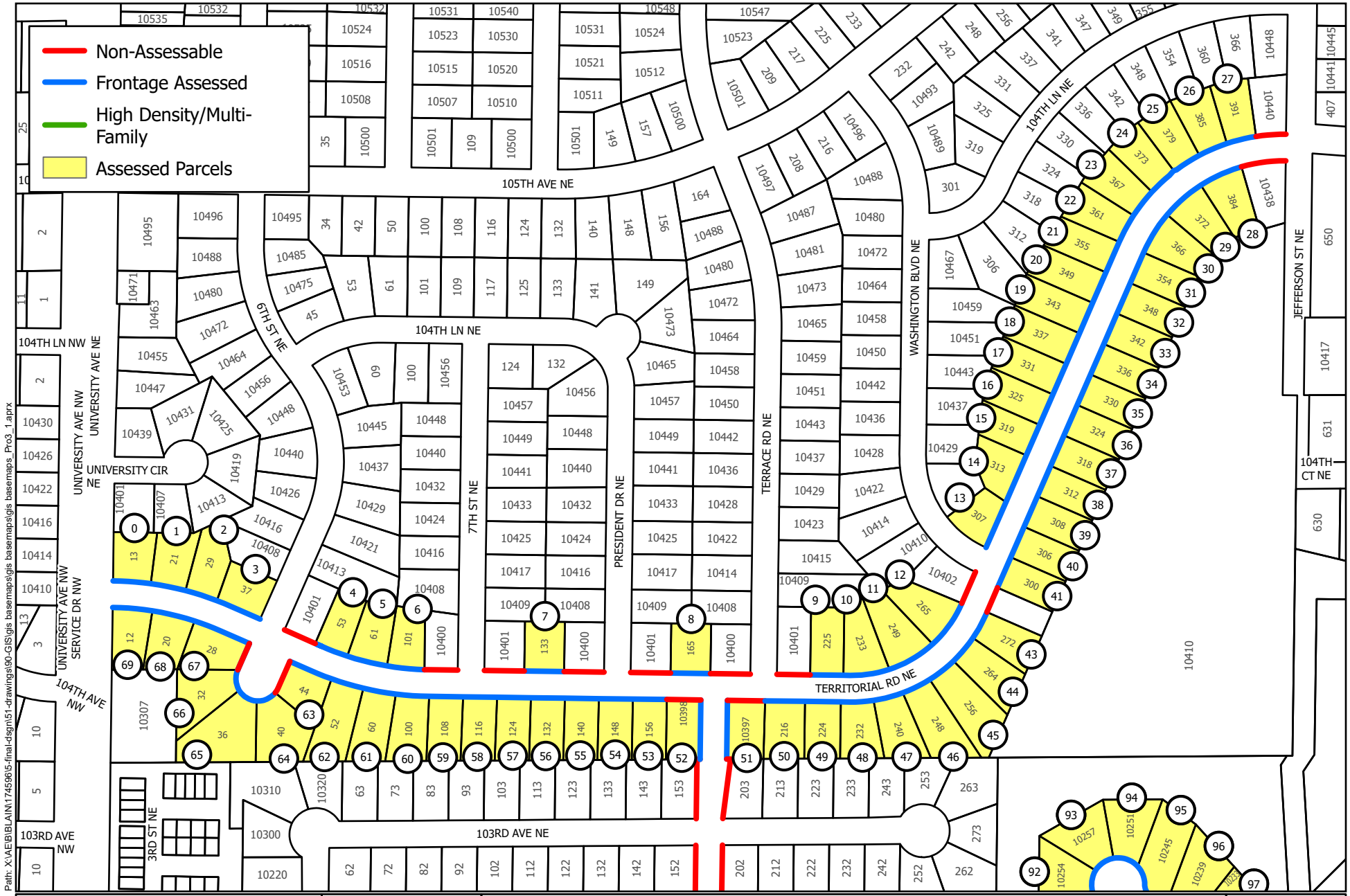

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0 150 300 Feet

Print Date: 11/9/2023

Map by: tschwarz
Projection: NAD 1983 HARN Adj MN Anoka Feet NAD
Source: City of Blaine, Anoka County, SEH, Inc.

ASSESSMENT MAP

2024 STREET RECONSTRUCTION
Blaine, Minnesota

Exhibit 5

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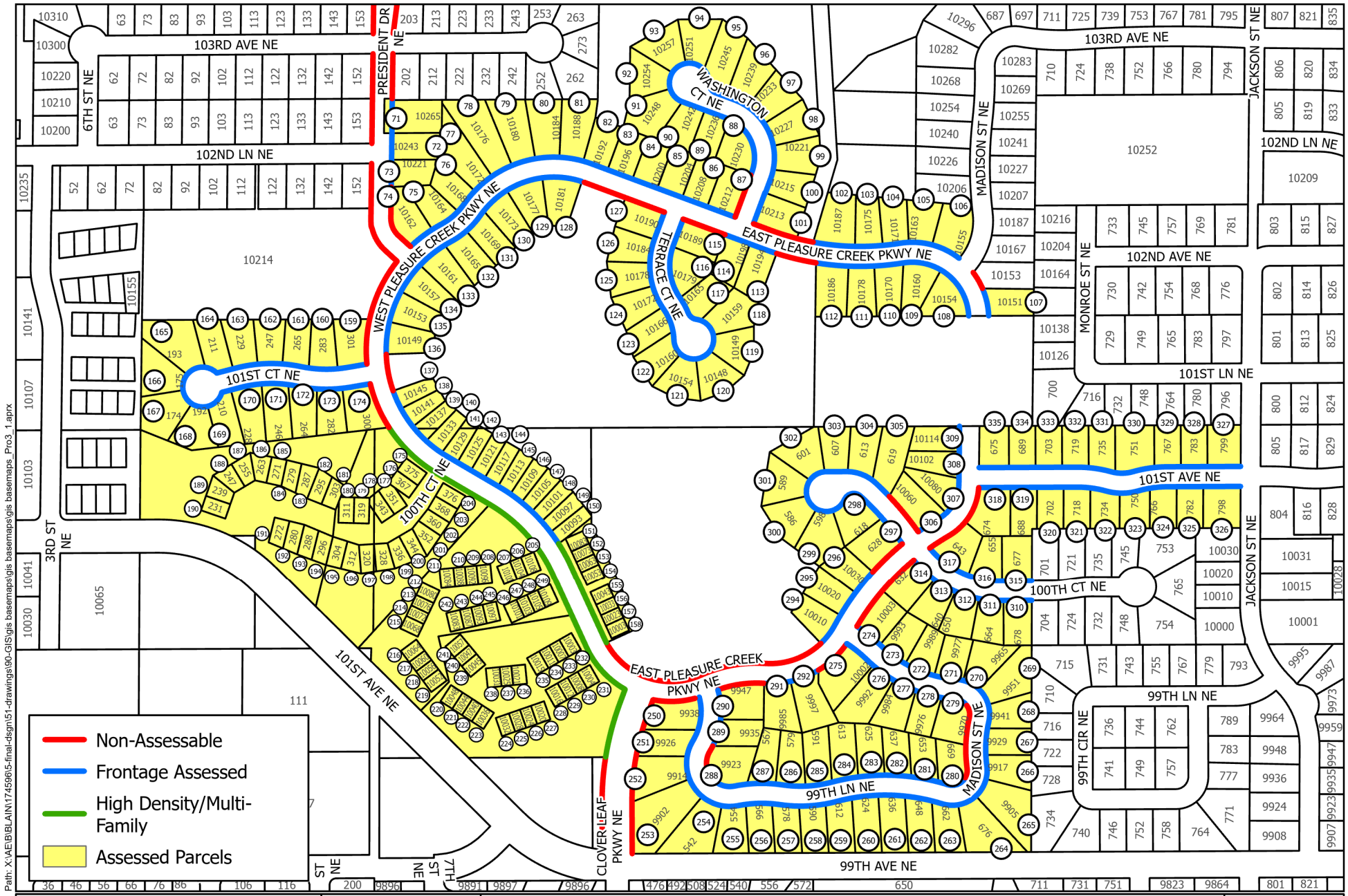

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SEH

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0 200 400 Feet

Print Date: 10/24/2023

Map by: tschwarz
Projection: NAD 1983 HARN Adj MN Anoka Feet NAD
Source: City of Blaine, Anoka County, SEH, Inc.

ASSESSMENT MAP

2024 STREET RECONSTRUCTION
Blaine, Minnesota

Exhibit 6

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PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 1 (Territorial Road)

CITY OF BLAINE

EXHIBIT NO. 7 - SINGLE FAMILY RESIDENTIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$1,234,718	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$370,415				RESIDENTIAL
TOTAL COST		$1,605,133				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$561,797**	÷	**6587.0 LF**	=	**$85.29**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$85.29	**X**	**5390.0 LF**	**=**	**$459,713.10**	**÷**	**67**	**=**	**$6,861.39**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
0	193123320016	13 TERRITORIAL RD NE	REISS DOMINICK	1	$6,861.39	$6,861.39
1	193123320015	21 TERRITORIAL RD NE	GARCIA, ANDRES M	1	$6,861.39	$6,861.39
2	193123320014	29 TERRITORIAL RD NE	TRYBA ERWIN J & SHARON L	1	$6,861.39	$6,861.39
3	193123320013	37 TERRITORIAL RD NE	WALVATNE, RENEE	1	$6,861.39	$6,861.39
4	193123320044	53 TERRITORIAL RD NE	BEATTY TAYLOR	1	$6,861.39	$6,861.39
5	193123320087	61 TERRITORIAL RD NE	RYAN, ANNA L	1	$6,861.39	$6,861.39
6	193123320086	101 TERRITORIAL RD NE	BRENDON ZACKARY MICHAEL	1	$6,861.39	$6,861.39
7	193123320117	133 TERRITORIAL RD NE	JACOBSON, THEODORE J	1	$6,861.39	$6,861.39
8	193123320094	165 TERRITORIAL RD NE	BENSON, BARBARA	1	$6,861.39	$6,861.39
9	193123310067	225 TERRITORIAL RD NE	KNOX ELVINA	1	$6,861.39	$6,861.39
10	193123310066	233 TERRITORIAL RD NE	NORMAN, JENIFER E	1	$6,861.39	$6,861.39
11	193123310065	249 TERRITORIAL RD NE	SAMMET TRUSTEE GARY J	1	$6,861.39	$6,861.39
12	193123310064	265 TERRITORIAL RD NE	LEE ADAM CHENG	1	$6,861.39	$6,861.39
13	193123310040	307 TERRITORIAL RD NE	PHILLIPS ALISHA MAY	1	$6,861.39	$6,861.39
14	193123310041	313 TERRITORIAL RD NE	LEE, LARRY DEWAYNE	1	$6,861.39	$6,861.39
15	193123310042	319 TERRITORIAL RD NE	EDGETT HEIDI	1	$6,861.39	$6,861.39
16	193123310043	325 TERRITORIAL RD NE	SHAKIR, MOHAMMED	1	$6,861.39	$6,861.39
17	193123310044	331 TERRITORIAL RD NE	LEE-YANG SHEE	1	$6,861.39	$6,861.39
18	193123310045	337 TERRITORIAL RD NE	ALPHA CAPITAL SERVICES LLC	1	$6,861.39	$6,861.39
19	193123310046	343 TERRITORIAL RD NE	WALDRON, DAVID	1	$6,861.39	$6,861.39
20	193123310047	349 TERRITORIAL RD NE	LEO ANDREW T	1	$6,861.39	$6,861.39
21	193123310048	355 TERRITORIAL RD NE	GOULD-LOPEZ VALERIE S	1	$6,861.39	$6,861.39
22	193123310049	361 TERRITORIAL RD NE	PIVEC, LUCAS L	1	$6,861.39	$6,861.39
23	193123310050	367 TERRITORIAL RD NE	JANCSEK, CHRISTOPHER J	1	$6,861.39	$6,861.39
24	193123240062	373 TERRITORIAL RD NE	BRUNER, MARCIA J	1	$6,861.39	$6,861.39
25	193123240063	379 TERRITORIAL RD NE	SCHMIDT JOHN R & SANDRA J	1	$6,861.39	$6,861.39
26	193123240064	385 TERRITORIAL RD NE	MACCAFFERTY NIALL P & MELISSA	1	$6,861.39	$6,861.39
27	193123240065	391 TERRITORIAL RD NE	LUNDHOLM TRUSTEE DONALD C	1	$6,861.39	$6,861.39
28	193123310069	384 TERRITORIAL RD NE	ERICKSON, SHERRY V	1	$6,861.39	$6,861.39
29	193123310070	372 TERRITORIAL RD NE	ANDERSON RICHARD P & C A	1	$6,861.39	$6,861.39
30	193123310071	366 TERRITORIAL RD NE	PEREZ BRENDA MARQUEZ	1	$6,861.39	$6,861.39
31	193123310072	354 TERRITORIAL RD NE	KRAWCZYK DEBBIE M	1	$6,861.39	$6,861.39
32	193123310073	348 TERRITORIAL RD NE	FLEISCHER JONATHAN F & JOAN C	1	$6,861.39	$6,861.39
33	193123310074	342 TERRITORIAL RD NE	STRUCKMAN GARY L & S K	1	$6,861.39	$6,861.39
34	193123310075	336 TERRITORIAL RD NE	SANFORD MICHAEL E	1	$6,861.39	$6,861.39
35	193123310076	330 TERRITORIAL RD NE	XIONG, SAMUEL	1	$6,861.39	$6,861.39

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 1 (Territorial Road)

CITY OF BLAINE

EXHIBIT NO. 7 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$1,234,718	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$370,415				RESIDENTIAL
TOTAL COST		$1,605,133				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$561,797**	÷	**6587.0 LF**	=	**$85.29**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$85.29	**X**	**5390.0 LF**	**=**	**$459,713.10**	÷	**67**	**=**	**$6,861.39**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
36	193123310077	324 TERRITORIAL RD NE	TYRA, JOSHUA PAUL	1	$6,861.39	$6,861.39
37	193123310078	318 TERRITORIAL RD NE	ANDERSON, JACOB S	1	$6,861.39	$6,861.39
38	193123310079	312 TERRITORIAL RD NE	OLSON, ASHLEY	1	$6,861.39	$6,861.39
39	193123310080	308 TERRITORIAL RD NE	RIHS, SUSAN CAROL	1	$6,861.39	$6,861.39
40	193123310081	306 TERRITORIAL RD NE	THOENNES ZACHARY	1	$6,861.39	$6,861.39
41	193123310082	300 TERRITORIAL RD NE	LINDEMAN, KYLE R	1	$6,861.39	$6,861.39
43	193123310083	272 TERRITORIAL RD NE	SANNES GENE J & HELEN	1	$6,861.39	$6,861.39
44	193123310084	264 TERRITORIAL RD NE	HURTADO MANUEL V & SUSAN J	1	$6,861.39	$6,861.39
45	193123310085	256 TERRITORIAL RD NE	MANN JOHN M	1	$6,861.39	$6,861.39
46	193123310086	248 TERRITORIAL RD NE	SWEET, JAMES L	1	$6,861.39	$6,861.39
47	193123310087	240 TERRITORIAL RD NE	HOMMERDING, BRIANNA R	1	$6,861.39	$6,861.39
48	193123310088	232 TERRITORIAL RD NE	CLEMONS, TRAVIS	1	$6,861.39	$6,861.39
49	193123310089	224 TERRITORIAL RD NE	KAYSER JOE	1	$6,861.39	$6,861.39
50	193123310027	216 TERRITORIAL RD NE	OPSAL KRISTEN M	1	$6,861.39	$6,861.39
53	193123320119	156 TERRITORIAL RD NE	LOGAN, DAJON	1	$6,861.39	$6,861.39
54	193123320120	148 TERRITORIAL RD NE	MOLEAZAY BAKHT	1	$6,861.39	$6,861.39
55	193123320121	140 TERRITORIAL RD NE	BARBOSA ABRAHM S	1	$6,861.39	$6,861.39
56	193123320122	132 TERRITORIAL RD NE	ONEILL GEORGE M & HIROKO	1	$6,861.39	$6,861.39
57	193123320088	124 TERRITORIAL RD NE	THOMPSON DIANE S	1	$6,861.39	$6,861.39
58	193123320089	116 TERRITORIAL RD NE	KOCH COURTNEY	1	$6,861.39	$6,861.39
59	193123320090	108 TERRITORIAL RD NE	MCPHEE KRIS A	1	$6,861.39	$6,861.39
60	193123320091	100 TERRITORIAL RD NE	LE ANGELA THERESE	1	$6,861.39	$6,861.39
61	193123320092	60 TERRITORIAL RD NE	KRENELKA, CAROLYN J	1	$6,861.39	$6,861.39
62	193123320093	52 TERRITORIAL RD NE	SMITH SARAH	1	$6,861.39	$6,861.39
63	193123320046	44 TERRITORIAL RD NE	STOLARZYK WALTER J & CARITA J	1	$6,861.39	$6,861.39
64	193123320047	40 TERRITORIAL RD NE	EWERT PAUL C & PATRICIA A B	1	$6,861.39	$6,861.39
65	193123320048	36 TERRITORIAL RD NE	FOLEY, BRUCE D	1	$6,861.39	$6,861.39
66	193123320049	32 TERRITORIAL RD NE	MIHALOW ALLISON JEANNE	1	$6,861.39	$6,861.39
67	193123320050	28 TERRITORIAL RD NE	MILLER TRUSTEE WILLIAM I	1	$6,861.39	$6,861.39
68	193123320051	20 TERRITORIAL RD NE	TRATTLES, KEVIN D	1	$6,861.39	$6,861.39
69	193123320052	12 TERRITORIAL RD NE	NELSON, DAVID B	1	$6,861.39	$6,861.39

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
51	193123310028	10397 PRESIDENT DR NE	PETERSON, JOEL A	1	$4,186.59	$4,186.59
52	193123320118	10398 PRESIDENT DR NE	HENDRICKSON RICHARD J	1	$4,186.59	$4,186.59
71	193123340030	10265 PRESIDENT DR NE	KNOLL PHILIP J & JUDITH	1	$4,186.59	$4,186.59
72	193123340089	10243 PRESIDENT DR NE	JAMBIK, JENNIFER L	1	$4,186.59	$4,186.59
73	193123340077	10221 PRESIDENT DR NE	BURLAK MIKHAIL & TATYANA	1	$4,186.59	$4,186.59
76	193123340074	10168 WEST PLEASURE CREEK PKWY NE	JOHNSON RICHARD A & RUTH M	1	$4,186.59	$4,186.59
74	193123340076	10162 WEST PLEASURE CREEK PKWY NE	OLSON, JENNIFER J	1	$4,186.59	$4,186.59
75	193123340075	10164 WEST PLEASURE CREEK PKWY NE	LANG, ANA MERCEDES MARCELO	1	$4,186.59	$4,186.59
77	193123340088	10172 WEST PLEASURE CREEK PKWY NE	ALBERT, CALEB J	1	$4,186.59	$4,186.59
78	193123340087	10176 WEST PLEASURE CREEK PKWY NE	FEYEREISN SCOTT	1	$4,186.59	$4,186.59
79	193123340086	10180 WEST PLEASURE CREEK PKWY NE	SANDERS, ANDREW A	1	$4,186.59	$4,186.59
80	193123340085	10184 WEST PLEASURE CREEK PKWY NE	ENSTAD, REBECCA J	1	$4,186.59	$4,186.59
81	193123340084	10188 WEST PLEASURE CREEK PKWY NE	BERMUDEZ ANGEL ERNESTO	1	$4,186.59	$4,186.59
82	193123340068	10192 WEST PLEASURE CREEK PKWY NE	PODOLYANCHUK GEORGIY & VIRA	1	$4,186.59	$4,186.59
83	193123340067	10196 WEST PLEASURE CREEK PKWY NE	ERICKSON JOSEPH	1	$4,186.59	$4,186.59
84	193123340066	10200 WEST PLEASURE CREEK PKWY NE	LEONARD, DOUGLAS R	1	$4,186.59	$4,186.59
85	193123340065	10204 WEST PLEASURE CREEK PKWY NE	TAHIRO, GEBI J	1	$4,186.59	$4,186.59
86	193123340064	10208 WEST PLEASURE CREEK PKWY NE	PHAN, TU	1	$4,186.59	$4,186.59
87	193123340063	10212 WEST PLEASURE CREEK PKWY NE	FEENY, CHAD S	1	$4,186.59	$4,186.59
88	193123340091	10230 WASHINGTON CT NE	DIEP MINHCHAU QUANG	1	$4,186.59	$4,186.59
89	193123340092	10236 WASHINGTON CT NE	NGUYEN THUAN J & PHUONG L	1	$4,186.59	$4,186.59
90	193123340093	10242 WASHINGTON CT NE	METCALF BRANDON R	1	$4,186.59	$4,186.59
91	193123340094	10248 WASHINGTON CT NE	YAJ, YING	1	$4,186.59	$4,186.59
92	193123340095	10254 WASHINGTON CT NE	SALMINEN, JOEL D	1	$4,186.59	$4,186.59
93	193123340096	10257 WASHINGTON CT NE	ABRAHAM CARY M & PATRICIA A	1	$4,186.59	$4,186.59
94	193123340097	10251 WASHINGTON CT NE	ENGEN, LORIANN	1	$4,186.59	$4,186.59
95	193123340098	10245 WASHINGTON CT NE	ABDULA RAMADAN	1	$4,186.59	$4,186.59
96	193123340099	10239 WASHINGTON CT NE	MOEN DEAN M & LEILANE P	1	$4,186.59	$4,186.59
97	193123340100	10233 WASHINGTON CT NE	OLSON CHAD J & TRISHA F	1	$4,186.59	$4,186.59
98	193123340101	10227 WASHINGTON CT NE	NGUYEN, TUAN Q	1	$4,186.59	$4,186.59
99	193123340102	10221 WASHINGTON CT NE	TOWEH CHEENA T	1	$4,186.59	$4,186.59
100	193123340103	10215 WASHINGTON CT NE	PALDEN, THUBTEN	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
101	193123340079	10213 WASHINGTON CT NE	SUPERIOR NATIONAL PROPERTIES L	1	$4,186.59	$4,186.59
102	193123430015	10187 EAST PLEASURE CREEK PKWY NE	PERSAUD, TOOLSIE	1	$4,186.59	$4,186.59
103	193123430016	10175 EAST PLEASURE CREEK PKWY NE	KAHLER, RACHEL A	1	$4,186.59	$4,186.59
104	193123430017	10171 EAST PLEASURE CREEK PKWY NE	NGUYEN THAI Q & NGUYET M	1	$4,186.59	$4,186.59
105	193123430018	10163 EAST PLEASURE CREEK PKWY NE	MUZZY PATRICIA LEESE	1	$4,186.59	$4,186.59
106	193123430019	10155 EAST PLEASURE CREEK PKWY NE	MAPES, CHRISTOPHER E	1	$4,186.59	$4,186.59
107	193123430038	10151 EAST PLEASURE CREEK PKWY NE	SWENO CHAD D & ROBIN R	1	$4,186.59	$4,186.59
108	193123430014	10154 EAST PLEASURE CREEK PKWY NE	VANG CHA & MOUA YER	1	$4,186.59	$4,186.59
109	193123430013	10160 EAST PLEASURE CREEK PKWY NE	BROOKS JASON A	1	$4,186.59	$4,186.59
110	193123430012	10170 EAST PLEASURE CREEK PKWY NE	DERIYE, KALTUN Y	1	$4,186.59	$4,186.59
111	193123430011	10178 EAST PLEASURE CREEK PKWY NE	GULBRANDSON MICHAEL C	1	$4,186.59	$4,186.59
112	193123430010	10186 EAST PLEASURE CREEK PKWY NE	RUSNAK, AARON	1	$4,186.59	$4,186.59
113	193123340033	10194 EAST PLEASURE CREEK PKWY NE	SOK, EM	1	$4,186.59	$4,186.59
114	193123340034	10198 EAST PLEASURE CREEK PKWY NE	AHMED, AMIR A	1	$4,186.59	$4,186.59
115	193123340035	10189 TERRACE CT NE	HANG, BRANDON	1	$4,186.59	$4,186.59
116	193123340036	10179 TERRACE CT NE	KROPACEK DAVID L & SANDRA L	1	$4,186.59	$4,186.59
117	193123340037	10165 TERRACE CT NE	CRUZ ARGENIS	1	$4,186.59	$4,186.59
118	193123340038	10159 TERRACE CT NE	ANDERSON NICHOLAS	1	$4,186.59	$4,186.59
119	193123340039	10149 TERRACE CT NE	HAYES DANIEL	1	$4,186.59	$4,186.59
120	193123340040	10148 TERRACE CT NE	LARSON, DEBRA K	1	$4,186.59	$4,186.59
121	193123340041	10154 TERRACE CT NE	SAR, ANNA	1	$4,186.59	$4,186.59
122	193123340042	10160 TERRACE CT NE	SHAW DALE R	1	$4,186.59	$4,186.59
123	193123340043	10166 TERRACE CT NE	HONG TONG & BACHLIEN P	1	$4,186.59	$4,186.59
124	193123340044	10172 TERRACE CT NE	MAHAMED MAHAMED	1	$4,186.59	$4,186.59
125	193123340045	10178 TERRACE CT NE	LASEY MARINA A & VYACHESLAV P	1	$4,186.59	$4,186.59
126	193123340046	10184 TERRACE CT NE	WILSON FREDERICK P & JESSICA L	1	$4,186.59	$4,186.59
127	193123340047	10190 TERRACE CT NE	PHAN, PHAT HUU	1	$4,186.59	$4,186.59
128	193123340048	10181 WEST PLEASURE CREEK PKWY NE	OOMS KYLE	1	$4,186.59	$4,186.59
129	193123340049	10177 WEST PLEASURE CREEK PKWY NE	MANLEY, KATHLEEN A	1	$4,186.59	$4,186.59
130	193123340050	10173 WEST PLEASURE CREEK PKWY NE	FEDJE NOAH	1	$4,186.59	$4,186.59
131	193123340051	10169 WEST PLEASURE CREEK PKWY NE	PETIT, ALAIN P	1	$4,186.59	$4,186.59
132	193123340052	10165 WEST PLEASURE CREEK PKWY NE	TOLLEFSON, LAURA L	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
133	193123340053	10161 WEST PLEASURE CREEK PKWY NE	BARKEMA, MICHELLE	1	$4,186.59	$4,186.59
134	193123340054	10157 WEST PLEASURE CREEK PKWY NE	GATES, STUART D	1	$4,186.59	$4,186.59
135	193123340055	10153 WEST PLEASURE CREEK PKWY NE	ABUSAIF EZZEDEAN & SAWSAN	1	$4,186.59	$4,186.59
136	193123340056	10149 WEST PLEASURE CREEK PKWY NE	MARTINEZ-AYALA DANIEL	1	$4,186.59	$4,186.59
159	193123330077	301 101ST CT NE	ANDERSEN GORDON JAMES	1	$4,186.59	$4,186.59
160	193123330076	283 101ST CT NE	TYNER, BRYAN D	1	$4,186.59	$4,186.59
161	193123330075	265 101ST CT NE	WILLETT, RONALD A	1	$4,186.59	$4,186.59
162	193123330074	247 101ST CT NE	LEWANDOWSKI THOMAS P & SILVIA	1	$4,186.59	$4,186.59
163	193123330073	229 101ST CT NE	DANINGER, DEBORAH JEAN	1	$4,186.59	$4,186.59
164	193123330072	211 101ST CT NE	CALANDER, JEFFREY B	1	$4,186.59	$4,186.59
165	193123330071	193 101ST CT NE	HAUSMANN, SCOTT D	1	$4,186.59	$4,186.59
166	193123330070	175 101ST CT NE	JACOBSON, JARED	1	$4,186.59	$4,186.59
167	193123330069	174 101ST CT NE	JOHNSON, ERIN	1	$4,186.59	$4,186.59
168	193123330068	192 101ST CT NE	BURNES ROBERT P & DANA J	1	$4,186.59	$4,186.59
169	193123330067	210 101ST CT NE	VILENE, TARA	1	$4,186.59	$4,186.59
170	193123330066	228 101ST CT NE	GADDISSA FIROMSA	1	$4,186.59	$4,186.59
171	193123330065	246 101ST CT NE	WIGGINS JANET	1	$4,186.59	$4,186.59
172	193123330064	264 101ST CT NE	GRABOWSKE, JAMES M	1	$4,186.59	$4,186.59
173	193123330063	282 101ST CT NE	LEHMAN RICHARD P & MONA V	1	$4,186.59	$4,186.59
174	193123330062	300 101ST CT NE	NELSON DANIEL L & CANDICE L	1	$4,186.59	$4,186.59
250	303123210020	9938 WASHINGTON ST NE	PETERSON BRIAN D & LINDA R	1	$4,186.59	$4,186.59
251	303123210019	9926 WASHINGTON ST NE	KOTALIK BECKY C & DAVID P	1	$4,186.59	$4,186.59
252	303123210018	9914 WASHINGTON ST NE	DORJEE, TSERING	1	$4,186.59	$4,186.59
253	303123210017	9902 WASHINGTON ST NE	EDWARDS KEVAN R & CHRISTINE K	1	$4,186.59	$4,186.59
254	303123210016	542 99TH LN NE	ANSHUUR, ABDULRAZAK ALI	1	$4,186.59	$4,186.59
255	303123210015	554 99TH LN NE	GISEMBA, KENNEDY	1	$4,186.59	$4,186.59
256	303123210014	566 99TH LN NE	MARTHALER MICHAEL & HEIDI	1	$4,186.59	$4,186.59
257	303123210013	578 99TH LN NE	MULUGETA, ESTELA K	1	$4,186.59	$4,186.59
258	303123210012	590 99TH LN NE	TSERING, KARMA	1	$4,186.59	$4,186.59
259	303123120059	612 99TH LN NE	NGUYEN TAN P & CAO TONGA H	1	$4,186.59	$4,186.59
260	303123120058	624 99TH LN NE	FALZ JAY C & LAURIE J	1	$4,186.59	$4,186.59
261	303123120057	636 99TH LN NE	MACK, DAVID G	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
262	303123120056	648 99TH LN NE	RUTH JAMIEN F	1	$4,186.59	$4,186.59
263	303123120055	662 99TH LN NE	AZAD, LOVELEEN J	1	$4,186.59	$4,186.59
264	303123120054	676 99TH LN NE	VANG, CHARLENE C	1	$4,186.59	$4,186.59
265	303123120053	9905 MADISON ST NE	KRAUSE JOHN	1	$4,186.59	$4,186.59
266	303123120052	9917 MADISON ST NE	NGUYEN, MINH Q	1	$4,186.59	$4,186.59
267	303123120051	9929 MADISON ST NE	TUSLER, DAVID D	1	$4,186.59	$4,186.59
268	303123120050	9941 MADISON ST NE	LARSON, JAMIE	1	$4,186.59	$4,186.59
269	303123120049	9951 MADISON ST NE	KELLNER DAVID J & JULIE A	1	$4,186.59	$4,186.59
270	303123120048	9965 MADISON ST NE	SZAFLARSKI DAVID J & DEBRA E	1	$4,186.59	$4,186.59
271	303123120047	9977 MADISON ST NE	SZAFLARSKI DAVID J & DEBRA E	1	$4,186.59	$4,186.59
272	303123120046	9989 MADISON ST NE	ABDURAHMAN FEYNUZA	1	$4,186.59	$4,186.59
273	303123120089	9993 MADISON ST NE	BEHUTAKER BIRHANU	1	$4,186.59	$4,186.59
274	303123120090	10003 MADISON ST NE	CARLSON TERRY E & POLLY A	1	$4,186.59	$4,186.59
275	303123120060	10002 MADISON ST NE	LILYA TRUSTEE MICHAEL ROY	1	$4,186.59	$4,186.59
276	303123120061	9992 MADISON ST NE	O'DONNELL, ROBERT GREGORY	1	$4,186.59	$4,186.59
277	303123120062	9984 MADISON ST NE	NGUYEN, GAIL THI	1	$4,186.59	$4,186.59
278	303123120063	9976 MADISON ST NE	BORN DAVID	1	$4,186.59	$4,186.59
279	303123120064	9970 MADISON ST NE	EDWARD SANDRA	1	$4,186.59	$4,186.59
280	303123120065	669 99TH LN NE	REID, THOMAS CHARLES	1	$4,186.59	$4,186.59
281	303123120066	653 99TH LN NE	KAIN JARED	1	$4,186.59	$4,186.59
282	303123120067	637 99TH LN NE	SALEM, SALEM S	1	$4,186.59	$4,186.59
283	303123120068	625 99TH LN NE	BLUMENFELD TRUSTEE, ERIC S	1	$4,186.59	$4,186.59
284	303123120069	613 99TH LN NE	REYNOLDS, BRYAN	1	$4,186.59	$4,186.59
285	303123210021	591 99TH LN NE	BOWMAN, CHRISTOPHER W	1	$4,186.59	$4,186.59
286	303123210022	579 99TH LN NE	KITTS DAVID J	1	$4,186.59	$4,186.59
287	303123210023	567 99TH LN NE	MUJDZIC, HARIS	1	$4,186.59	$4,186.59
288	303123210024	9923 WASHINGTON ST NE	KNIGHT, MICHAEL A	1	$4,186.59	$4,186.59
289	303123210025	9935 WASHINGTON ST NE	CONLEY, JANE M	1	$4,186.59	$4,186.59
290	303123210026	9947 WASHINGTON ST NE	BANSE, ANDREW P	1	$4,186.59	$4,186.59
291	303123210027	9985 EAST PLEASURE CREEK PKWY NE	STULC PHILIP W & SARA A	1	$4,186.59	$4,186.59
292	303123210028	9997 EAST PLEASURE CREEK PKWY NE	WILLIAMS, SHAWN E	1	$4,186.59	$4,186.59
294	303123120096	10010 EAST PLEASURE CREEK PKWY NE	MADSEN KRAIG P & KATHY A	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
295	303123120097	10020 EAST PLEASURE CREEK PKWY NE	KUNKEL, MICHAEL W	1	$4,186.59	$4,186.59
296	303123120098	10030 EAST PLEASURE CREEK PKWY NE	SINGH, JASPAL	1	$4,186.59	$4,186.59
297	303123120099	628 100TH CT NE	BROWN, JOANNA R	1	$4,186.59	$4,186.59
298	303123120100	618 100TH CT NE	WAKE MOHAMED E	1	$4,186.59	$4,186.59
299	303123120101	598 100TH CT NE	WAIWAIOLE BRENT K & LINDA M	1	$4,186.59	$4,186.59
300	303123210029	586 100TH CT NE	MUSANI, KHATIJABAI	1	$4,186.59	$4,186.59
301	303123210030	589 100TH CT NE	TRAN RICH V & LY PHEAN	1	$4,186.59	$4,186.59
302	303123210031	601 100TH CT NE	SCHANKE, JOEL DAVID	1	$4,186.59	$4,186.59
303	303123120102	607 100TH CT NE	METZGER, ROBERT E	1	$4,186.59	$4,186.59
304	303123120103	613 100TH CT NE	WENIGER RICHARD J & DIANE K	1	$4,186.59	$4,186.59
305	303123120104	619 100TH CT NE	TYO, DEAN A	1	$4,186.59	$4,186.59
306	303123120105	10060 EAST PLEASURE CREEK PKWY NE	BRANDT, PATRICK A	1	$4,186.59	$4,186.59
307	303123120106	10080 EAST PLEASURE CREEK PKWY NE	LOEHR, JEFFREY T	1	$4,186.59	$4,186.59
308	303123120107	10102 EAST PLEASURE CREEK PKWY NE	GALLOWAY MARINE G	1	$4,186.59	$4,186.59
309	303123120108	10114 EAST PLEASURE CREEK PKWY NE	THEIS, JOHN P	1	$4,186.59	$4,186.59
310	303123120095	678 100TH CT NE	VINK JOSHUA	1	$4,186.59	$4,186.59
311	303123120094	664 100TH CT NE	SMITH, DAVID G JR	1	$4,186.59	$4,186.59
312	303123120093	650 100TH CT NE	MOSS JEFFREY & JENNIFER	1	$4,186.59	$4,186.59
313	303123120092	640 100TH CT NE	BELANGER, TODD M	1	$4,186.59	$4,186.59
314	303123120091	632 100TH CT NE	CAMPBELL LOUIS A & MARIVIC F	1	$4,186.59	$4,186.59
315	303123120109	677 100TH CT NE	RHODES, BENJAMIN J	1	$4,186.59	$4,186.59
316	303123120110	655 100TH CT NE	WOTICHA AMANO WAYU	1	$4,186.59	$4,186.59
317	303123120111	643 100TH CT NE	YANG, VICTOR Y	1	$4,186.59	$4,186.59
318	303123120112	674 101ST AVE NE	CLARK, JESSICA	1	$4,186.59	$4,186.59
319	303123120113	688 101ST AVE NE	STOKES, ANDREW D	1	$4,186.59	$4,186.59
320	303123120086	702 101ST AVE NE	SLAIKEU, JOSEPH R	1	$4,186.59	$4,186.59
321	303123120085	718 101ST AVE NE	MASSOP LOGAN J	1	$4,186.59	$4,186.59
322	303123120084	734 101ST AVE NE	AL-HADAD, KAIS	1	$4,186.59	$4,186.59
323	303123120083	750 101ST AVE NE	RABI, ISSAM	1	$4,186.59	$4,186.59
324	303123120082	766 101ST AVE NE	VUE, TONG	1	$4,186.59	$4,186.59
325	303123120081	782 101ST AVE NE	SAROYA, KASHIF	1	$4,186.59	$4,186.59
326	303123120080	798 101ST AVE NE	ZEMLIN, ROBERT	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 8 - SINGLE FAMILY RESIDENTIAL

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				RESIDENTIAL
TOTAL COST		$3,200,864				ASSESSMENT RATE
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	÷	**22398.6 LF**	=	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$50.02	**X**	**14145.0 LF**	=	**$707,532.90**	÷	**169**	=	**$4,186.59**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
327	303123120073	799 101ST AVE NE	IGBAVBOA URULE	1	$4,186.59	$4,186.59
328	303123120074	783 101ST AVE NE	GAGA, KALBESSA D	1	$4,186.59	$4,186.59
329	303123120075	767 101ST AVE NE	KNIGHT, SCOTT JOSEPH	1	$4,186.59	$4,186.59
330	303123120076	751 101ST AVE NE	SABURN, KEITH	1	$4,186.59	$4,186.59
331	303123120077	735 101ST AVE NE	TABISZEWSKI, MAREK J	1	$4,186.59	$4,186.59
332	303123120078	719 101ST AVE NE	RAYMOND DONNA J	1	$4,186.59	$4,186.59
333	303123120079	703 101ST AVE NE	BAO NGUYEN DUY MINH	1	$4,186.59	$4,186.59
334	303123120115	689 101ST AVE NE	SARGENT BRENT E & NANCY J	1	$4,186.59	$4,186.59
335	303123120114	675 101ST AVE NE	MONTGOMERY, CONSTANCE M	1	$4,186.59	$4,186.59

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 9 - High Density Residential (35%)

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				
TOTAL COST		$3,200,864				RESIDENTIAL ASSESSMENT
	RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		RATE PER FRONT FOOT
ASSESSABLE COST		**$1,120,302**	**÷**	**22398.6 LF**	**=**	**$50.02**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE HIGH-DENSITY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT FRONT FOOTAGE		ASSESSMENT RATE PER RESIDENTIAL FRONT FOOT
$50.02	**X**	**691.6 LF**	**=**	**$34,593.83**	**÷**	**691.6**	**=**	**$50.02**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
137	193123340104	10145 WEST PLEASURE CREEK PKWY NE	KOLAND KIMBERLY ANN	49.4	$50.02	$2,470.99
138	193123340105	10141 WEST PLEASURE CREEK PKWY NE	ZANDLO, SANDRA K	49.4	$50.02	$2,470.99
139	193123340106	10137 WEST PLEASURE CREEK PKWY NE	KEHN BRIAN J & BARBARA J	49.4	$50.02	$2,470.99
140	303123210209	10133 WEST PLEASURE CREEK PKWY NE	BIZAL TRUSTEE JOHN A	49.4	$50.02	$2,470.99
141	303123210197	10129 WEST PLEASURE CREEK PKWY NE	LUEHNE, JANET	49.4	$50.02	$2,470.99
142	303123210198	10125 WEST PLEASURE CREEK PKWY NE	PETERSON MERRILL J & MARGARET	49.4	$50.02	$2,470.99
143	303123210199	10121 WEST PLEASURE CREEK PKWY NE	WYNN, DONALD	49.4	$50.02	$2,470.99
144	303123210200	10117 WEST PLEASURE CREEK PKWY NE	MITCHELL EDGAR A & JUDITH A	49.4	$50.02	$2,470.99
145	303123210126	10113 WEST PLEASURE CREEK PKWY NE	BAKER, JUDITH M	49.4	$50.02	$2,470.99
146	303123210127	10109 WEST PLEASURE CREEK PKWY NE	DANIELSON TRUSTEE, LORALEE G	49.4	$50.02	$2,470.99
147	303123210128	10105 WEST PLEASURE CREEK PKWY NE	WIENS, JOHN H	49.4	$50.02	$2,470.99
148	303123210129	10101 WEST PLEASURE CREEK PKWY NE	WIENS TRUSTEE JUDITH L	49.4	$50.02	$2,470.99
149	303123210130	10097 WEST PLEASURE CREEK PKWY NE	MCCOMB MARNA D	49.4	$50.02	$2,470.99
150	303123210131	10093 WEST PLEASURE CREEK PKWY NE	CRIEGO TRUSTEE, ROSE M	49.4	$50.02	$2,470.99

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 10 - High Density Residential (50%)

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				
TOTAL COST		$3,200,864				
	HIGH DENSITY RATE	x 50%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$1,600,432**	÷	**22398.6 LF**	=	**$71.45**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE HIGH-DENSITY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT FRONT FOOTAGE		ASSESSMENT RATE PER RESIDENTIAL FRONT FOOT
$71.45	**X**	**1427.6 LF**	=	**$102,002.02**	÷	**1427.6**	=	**$71.45**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
151	303123210153	10083 WEST PLEASURE CREEK PKWY NE	COLSTON LINDA M	17.2	$71.45	$1,228.94
152	303123210154	10073 WEST PLEASURE CREEK PKWY NE	MILLER, DEBORAH J	17.2	$71.45	$1,228.94
153	303123210155	10063 WEST PLEASURE CREEK PKWY NE	NEWCOMB, JONATHAN H	17.2	$71.45	$1,228.94
154	303123210156	10053 WEST PLEASURE CREEK PKWY NE	GALVIN, RENEE B	17.2	$71.45	$1,228.94
155	303123210149	10043 WEST PLEASURE CREEK PKWY NE	TAUER TRUSTEE, CHARLES L	17.2	$71.45	$1,228.94
156	303123210150	10033 WEST PLEASURE CREEK PKWY NE	MATROS, BRENDA	17.2	$71.45	$1,228.94
157	303123210151	10023 WEST PLEASURE CREEK PKWY NE	SUNDAL, KEVIN W	17.2	$71.45	$1,228.94
158	303123210152	10003 WEST PLEASURE CREEK PKWY NE	DOOLEY JAMES T	17.2	$71.45	$1,228.94
175	303123210132	375 100TH CT NE	BART, BEVERLY J	17.2	$71.45	$1,228.94
176	303123210133	367 100TH CT NE	LARSEN KATHLEEN D	17.2	$71.45	$1,228.94
177	303123210134	351 100TH CT NE	CHRISTENSEN DEAN L	17.2	$71.45	$1,228.94
178	303123210193	343 100TH CT NE	DUBIN ROZALIA	17.2	$71.45	$1,228.94
179	303123220046	319 100TH CT NE	WESEN RICHARD W & KATHY M	17.2	$71.45	$1,228.94
180	303123220047	311 100TH CT NE	LUNGSTROM DOUGLAS R & JOAN C	17.2	$71.45	$1,228.94
181	303123220067	303 100TH CT NE	MATT JEFFREY	17.2	$71.45	$1,228.94
182	303123220066	295 100TH CT NE	CLARK, SHARAN R	17.2	$71.45	$1,228.94
183	303123220065	287 100TH CT NE	HANSON, RICHARD	17.2	$71.45	$1,228.94
184	303123220064	279 100TH CT NE	JOHNSON DOREEN J	17.2	$71.45	$1,228.94
185	303123220063	271 100TH CT NE	DORSO TRUSTEE, MICHAEL A	17.2	$71.45	$1,228.94
186	303123220062	263 100TH CT NE	HILLIARD, RUTH	17.2	$71.45	$1,228.94
187	303123220061	255 100TH CT NE	HECK BERNADETTE M	17.2	$71.45	$1,228.94
188	303123220060	247 100TH CT NE	WILLFORD GARY	17.2	$71.45	$1,228.94
189	303123220059	239 100TH CT NE	LARSON PATRICIA O	17.2	$71.45	$1,228.94
190	303123220058	231 100TH CT NE	PEARSON VONDA K	17.2	$71.45	$1,228.94
191	303123220057	272 100TH CT NE	THORPE JENENE E	17.2	$71.45	$1,228.94
192	303123220056	280 100TH CT NE	JOHNSON CAROL Y	17.2	$71.45	$1,228.94
193	303123220055	288 100TH CT NE	HANNO, JAMES D	17.2	$71.45	$1,228.94
194	303123220054	296 100TH CT NE	GREGG, RICHARD	17.2	$71.45	$1,228.94
195	303123220053	304 100TH CT NE	SPRANGER BARBARA A & SCOTT C	17.2	$71.45	$1,228.94
196	303123220052	312 100TH CT NE	LASSOW, RONALD R	17.2	$71.45	$1,228.94
197	303123220051	320 100TH CT NE	HAKARINE, KEVIN J	17.2	$71.45	$1,228.94
198	303123210207	328 100TH CT NE	LEE SHENG	17.2	$71.45	$1,228.94
199	303123210206	336 100TH CT NE	ANDERSON, MARJORIE	17.2	$71.45	$1,228.94
200	303123210205	344 100TH CT NE	EMMERT, LARRY A	17.2	$71.45	$1,228.94
201	303123210204	352 100TH CT NE	GALLAGHER PAULA	17.2	$71.45	$1,228.94
202	303123210203	360 100TH CT NE	WOJTOWICZ, ANNA	17.2	$71.45	$1,228.94
203	303123210202	368 100TH CT NE	SCHUNK MARILYN J	17.2	$71.45	$1,228.94
204	303123210201	376 100TH CT NE	ZEIEN LINDA	17.2	$71.45	$1,228.94
205	303123210183	10108 PLEASURE CREEK CIR NE	REDEPENNING, RANDY	17.2	$71.45	$1,228.94
206	303123210182	10104 PLEASURE CREEK CIR NE	AROCHO, JOEL	17.2	$71.45	$1,228.94

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 10 - High Density Residential (50%)

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				
TOTAL COST		$3,200,864				
	HIGH DENSITY RATE	x 50%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$1,600,432**	÷	**22398.6 LF**	=	**$71.45**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE HIGH-DENSITY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT FRONT FOOTAGE		ASSESSMENT RATE PER RESIDENTIAL FRONT FOOT
$71.45	**X**	**1427.6 LF**	=	**$102,002.02**	÷	**1427.6**	=	**$71.45**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
207	303123210181	10100 PLEASURE CREEK CIR NE	SYLVESTER STACEY	17.2	$71.45	$1,228.94
208	303123210180	10096 PLEASURE CREEK CIR NE	HEINN SHARON	17.2	$71.45	$1,228.94
209	303123210179	10092 PLEASURE CREEK CIR NE	BENGTSON MARY A	17.2	$71.45	$1,228.94
210	303123210178	10088 PLEASURE CREEK CIR NE	HUEBNER, EUGENIA	17.2	$71.45	$1,228.94
211	303123210177	10084 PLEASURE CREEK CIR NE	DOPP DOUGLAS D	17.2	$71.45	$1,228.94
212	303123210176	10080 PLEASURE CREEK CIR NE	FALKOWSKI, DAVID T	17.2	$71.45	$1,228.94
213	303123210175	10076 PLEASURE CREEK CIR NE	GROESS MICHAEL F	17.2	$71.45	$1,228.94
214	303123210174	10072 PLEASURE CREEK CIR NE	OTTERNESS BARBARA A	17.2	$71.45	$1,228.94
215	303123210173	10068 PLEASURE CREEK CIR NE	PRIEBE DEANNE M	17.2	$71.45	$1,228.94
216	303123210172	10064 PLEASURE CREEK CIR NE	GRUBER SHEILA	17.2	$71.45	$1,228.94
217	303123210171	10060 PLEASURE CREEK CIR NE	SCHULTZ, LINDSEY A	17.2	$71.45	$1,228.94
218	303123210170	10056 PLEASURE CREEK CIR NE	WING SANDRA A	17.2	$71.45	$1,228.94
219	303123210169	10052 PLEASURE CREEK CIR NE	MOLLOY BRETT	17.2	$71.45	$1,228.94
220	303123210148	10048 PLEASURE CREEK CIR NE	SPLEISS, CHARLES CONROY	17.2	$71.45	$1,228.94
221	303123210147	10044 PLEASURE CREEK CIR NE	SCHUNEMAN KAREN ANN	17.2	$71.45	$1,228.94
222	303123210146	10040 PLEASURE CREEK CIR NE	KLINGBERG, BRYAN E	17.2	$71.45	$1,228.94
223	303123210145	10036 PLEASURE CREEK CIR NE	NEWSTROM BERNICE L	17.2	$71.45	$1,228.94
224	303123210144	10032 PLEASURE CREEK CIR NE	FISHER MITCHELL	17.2	$71.45	$1,228.94
225	303123210143	10028 PLEASURE CREEK CIR NE	TROMBLEY, MICHAEL JORDAN	17.2	$71.45	$1,228.94
226	303123210142	10024 PLEASURE CREEK CIR NE	ST CLAIR TRUSTEE SUSAN C	17.2	$71.45	$1,228.94
227	303123210141	10020 PLEASURE CREEK CIR NE	SWANSTROM MICHELLE	17.2	$71.45	$1,228.94
228	303123210140	10016 PLEASURE CREEK CIR NE	STENSLIE RODNEY	17.2	$71.45	$1,228.94
229	303123210139	10012 PLEASURE CREEK CIR NE	BERGMAN KATHLEEN	17.2	$71.45	$1,228.94
230	303123210138	10008 PLEASURE CREEK CIR NE	BROBERG, PATRICIA K	17.2	$71.45	$1,228.94
231	303123210137	10004 PLEASURE CREEK CIR NE	BEBERG, PATRICIA A	17.2	$71.45	$1,228.94
232	303123210168	10003 PLEASURE CREEK CIR NE	THOMPSON, DUANE R	17.2	$71.45	$1,228.94
233	303123210167	10007 PLEASURE CREEK CIR NE	KARP CATHERINE L & CHRISTOPHER	17.2	$71.45	$1,228.94
234	303123210166	10011 PLEASURE CREEK CIR NE	TORRES TORRES SERGIO	17.2	$71.45	$1,228.94
235	303123210165	10015 PLEASURE CREEK CIR NE	MCNEILL, SHEILA M	17.2	$71.45	$1,228.94
236	303123210164	10021 PLEASURE CREEK CIR NE	SCHROEDER JAYNE	17.2	$71.45	$1,228.94
237	303123210163	10025 PLEASURE CREEK CIR NE	NELSON TREVOR JOHN	17.2	$71.45	$1,228.94
238	303123210162	10031 PLEASURE CREEK CIR NE	JOHNSON, JAYNA	17.2	$71.45	$1,228.94
239	303123210161	10045 PLEASURE CREEK CIR NE	HOMAN, TERRI LYNN	17.2	$71.45	$1,228.94
240	303123210160	10047 PLEASURE CREEK CIR NE	AGUAYO JUAN CLAUDIO	17.2	$71.45	$1,228.94
241	303123210159	10057 PLEASURE CREEK CIR NE	SPARROWGROVE YVONNE C	17.2	$71.45	$1,228.94
242	303123210188	10083 PLEASURE CREEK CIR NE	CLAPP GARY	17.2	$71.45	$1,228.94
243	303123210189	10087 PLEASURE CREEK CIR NE	HEFFKEN NAN L	17.2	$71.45	$1,228.94
244	303123210190	10093 PLEASURE CREEK CIR NE	SEBASTIAN, GWEN L	17.2	$71.45	$1,228.94
245	303123210191	10097 PLEASURE CREEK CIR NE	MCLEAN, LEAH	17.2	$71.45	$1,228.94
246	303123210184	10101 PLEASURE CREEK CIR NE	BOSACKER SONIA M	17.2	$71.45	$1,228.94

PROJECT 24-06

2024 STREET RECONSTRUCTIONS

PROJECT AREA 2 (Pleasure Creek Pkwy Area)

CITY OF BLAINE

EXHIBIT NO. 10 - High Density Residential (50%)

PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*		$2,462,203	*(CONSTRUCTION COSTS DO NOT INCLUDE SIDEWALK, WATER MAIN OR SANITARY SEWER COSTS)			
ADMINISTRATIVE COSTS		$738,661				
TOTAL COST		$3,200,864				
	HIGH DENSITY RATE	x 50%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST		**$1,600,432**	÷	**22398.6 LF**	=	**$71.45**

RESIDENTIAL PROPERTY

ASSESSMENT RATE		ASSESSABLE HIGH-DENSITY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT FRONT FOOTAGE		ASSESSMENT RATE PER RESIDENTIAL FRONT FOOT
$71.45	**X**	**1427.6 LF**	=	**$102,002.02**	÷	**1427.6**	=	**$71.45**

SPECIAL ID	PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
247	303123210185	10103 PLEASURE CREEK CIR NE	SNC PROPERTIES LLC	17.2	$71.45	$1,228.94
248	303123210186	10105 PLEASURE CREEK CIR NE	DAML, CHERYL A	17.2	$71.45	$1,228.94
249	303123210187	10109 PLEASURE CREEK CIR NE	PATENAUDE, LISA	17.2	$71.45	$1,228.94

Appendix A

Engineers Estimate

Pleasure Creek Pkwy Area
Blaine, MN
December 2023

					TOTAL PROJECT		PROJECT AREA 1 (Territorial Rd.)		PROJECT AREA 2	
LINE NO.	ITEM NO.	ITEM DESCRIPTION	UNIT	UNIT PRICE	ESTIMATED TOTAL QUANTITY	TOTAL COST	ESTIMATED TOTAL QUANTITY	TOTAL COST	ESTIMATED TOTAL QUANTITY	TOTAL COST
1	2021.501	MOBILIZATION	LS	$228,000.00	1.00	$228,000.00	0.36	$82,080.00	0.64	$145,920.00
2	2101.524	CLEARING	TREE	$400.00	15	$6,000.00	10	$4,000.00	5	$2,000.00
3	2101.504	GRUBBING	TREE	$150.00	15	$2,250.00	10	$1,500.00	5	$750.00
4	2104.502	SALVAGE MAILBOX SUPPORT	EACH	$65.00	96	$6,240.00	42	$2,730.00	54	$3,510.00
5	2104.502	REMOVE MANHOLE OR CATCH BASIN	EA	$600.00	33	$19,800.00	21	$12,600.00	12	$7,200.00
6	2104.502	REMOVE CASTING (STORM)	EA	$220.00	37	$8,140.00	6	$1,320.00	31	$6,820.00
7	2104.503	REMOVE SEWER PIPE (STORM)	LF	$20.00	939	$18,780.00	645	$12,900.00	294	$5,880.00
8	2104.503	REMOVE CURB AND GUTTER	LF	$5.00	14721	$73,605.00	7016	$35,080.00	7705	$38,525.00
9	2104.504	REMOVE CONCRETE DRIVEWAY PAVEMENT	SY	$12.00	1175	$14,097.60	858	$10,296.00	317	$3,801.60
10	2104.504	REMOVE BITUMINOUS DRIVEWAY PAVEMENT	SY	$8.00	1560	$12,478.40	616	$4,928.00	944	$7,550.40
11	2104.504	REMOVE BITUMINOUS PAVEMENT	SY	$6.00	387	$2,322.00			387	$2,322.00
12	2104.504	REMOVE CONCRETE PAVEMENT	SY	$8.00	1360	$10,881.78	60	$480.00	1300	$10,401.78
13	2104.502	SALVAGE SIGN	EACH	$40.00	62	$2,480.00	21	$840.00	41	$1,640.00
14	2104.603	EDGE MILL BITUMINOUS PAVEMENT	LF	$5.00	400	$2,000.00	210	$1,050.00	190	$950.00
15	2106.501	EXCAVATION-COMMON (EV) (P)	CY	$25.00	12885	$322,125.00	3627	$90,675.00	9258	$231,450.00
16	2111.519	TEST ROLLING	RDST	$100.00	151	$15,100.00	34	$3,400.00	117	$11,700.00
17	2112.519	SUBGRADE PREPARATION	RDST	$180.00	151	$27,180.00	34	$6,120.00	117	$21,060.00
18	2123.510	COMMON LABORER	HR	$90.00	40	$3,600.00	9	$810.00	31	$2,790.00
19	2123.510	3.0 CU YD FRONT END LOADER	HR	$180.00	40	$7,200.00	9	$1,620.00	31	$5,580.00
20	2123.610	3 C.Y. BACKHOE	HR	$180.00	40	$7,200.00	9	$1,620.00	31	$5,580.00
21	2123.610	STREET SWEEPER (WITH PICKUP BROOM)	HR	$150.00	229	$34,350.00	51	$7,650.00	178	$26,700.00
22	2130.523	WATER	MGAL	$45.00	302	$13,590.00	68	$3,060.00	234	$10,530.00
23	2211.507	AGGREGATE BASE CL V	TON	$15.00	11339	$170,085.00	2743	$41,145.00	8596	$128,940.00
24	2215.504	FULL DEPTH RECLAMATION	SY	$1.50	51486	$77,229.00	12468	$18,702.00	39018	$58,527.00
25	2357.506	BITUMINOUS MATERIAL FOR TACK COAT	GAL	$3.50	2593	$9,075.50	623	$2,180.50	1970	$6,895.00
26	2360.509	TYPE SP 9.5 WEARING COURSE MIX (3,C)	TON	$95.00	5024	$477,280.00	1216	$115,520.00	3808	$361,760.00
27	2361.509	TYPE SP 9.5 WEARING COURSE MIX (3,C)(BIT. TRAIL)	TON	$200.00	51	$10,200.00			51	$10,200.00
28	2360.509	TYPE SP 9.5 WEARING COURSE MIX (3,C) (DRIVEWAYS)	TON	$200.00	310	$61,936.18	123	$24,608.89	187	$37,327.29
29	2360.509	TYPE SP 12.5 NON WEAR COURSE MIX (3,C)	TON	$90.00	6698	$602,820.00	1621	$145,890.00	5077	$456,930.00
30	2501.502	36" RC SAFETY APRON	EACH	$1,800.00	1	$1,800.00			1	$1,800.00
31	2503.503	12" RC PIPE SEWER CL V	LF	$70.00	147	$10,290.00	46	$3,220.00	101	$7,070.00
32	2503.503	15" RC PIPE SEWER CL V	LF	$75.00	556	$41,700.00	416	$31,200.00	140	$10,500.00
33	2503.503	18" RC PIPE SEWER CL V	LF	$80.00	150	$12,000.00	90	$7,200.00	60	$4,800.00
34	2503.503	21" RC PIPE SEWER CL III	LF	$90.00	37	$3,330.00	37	$3,330.00		
35	2503.503	24" RC PIPE SEWER CL III	LF	$110.00	267	$29,370.00	257	$28,270.00	10	$1,100.00
36	2503.503	30" RC PIPE SEWER CL III	LF	$160.00	70	$11,200.00	60	$9,600.00	10	$1,600.00
37	2502.503	33" RC PIPE SEWER CL III	LF	$250.00	10	$2,500.00	10	$2,500.00		
38	2503.503	36" RC PIPE SEWER CL III	LF	$240.00	68	$16,320.00			68	$16,320.00
39	2503.602	MINOR STORM REPAIR	EA	$1,500.00	1	$1,500.00	1	$1,500.00		
40	2503.603	LINING SEWER PIPE 18"	LF	$110.00	650	$71,500.00	650	$71,500.00		
41	2503.603	LINING SEWER PIPE 30" (ARCH)	LF	$220.00	163	$35,860.00			163	$35,860.00
42	2503.603	LINING SEWER PIPE 33"	LF	$270.00	345	$93,150.00	345	$93,150.00		
43	2503.603	LINING SEWER PIPE 36" (ARCH)	LF	$320.00	684	$218,880.00			684	$218,880.00
44	2503.604	4" INSULATION	SY	$60.00	60	$3,600.00	36	$2,160.00	24	$1,440.00
45	2506.502	CONSTRUCT DRAINAGE STRUCTURE TYPE K	EA	$2,500.00	25	$62,500.00	14	$35,000.00	11	$27,500.00
46	2506.502	CONSTRUCT DRAINAGE STRUCTURE 48-4020	EA	$5,000.00	20	$100,000.00	11	$55,000.00	9	$45,000.00
47	2506.502	CONSTRUCT DRAINAGE STRUCTURE 60-4020	EA	$7,500.00	7	$52,500.00	6	$45,000.00	1	$7,500.00
48	2506.502	CONSTRUCT DRAINAGE STRUCTURE 72-4020	EA	$9,000.00	7	$63,000.00	5	$45,000.00	2	$18,000.00
49	2506.502	CASTING ASSEMBLY- STORM	EA	$850.00	37	$31,450.00	6	$5,100.00	31	$26,350.00
50	2507.502	CONNECT TO EXISTING STORM SEWER (PIPE & STRUCTURE)	EA	$1,500.00	28	$42,000.00	16	$24,000.00	12	$18,000.00
51	2506.618	F&I MANHOLE BAFFLE	SF	$400.00	177	$70,800.00	83	$33,200.00	94	$37,600.00
52	2511.507	RANDOM RIP RAP CLASS III	CY	$130.00	19	$2,470.00			19	$2,470.00
53	2531.503	CONCRETE CURB AND GUTTER (SPOT SURMOUNTABLE)	LF	$24.00	7705	$184,920.00			7705	$184,920.00
54	2531.503	CONCRETE CURB AND GUTTER (B418)	LF	$18.00	7185	$129,330.00	7016	$126,288.00	169	$3,042.00
55	2531.504	6" CONCRETE DRIVEWAY PAVEMENT	SY	$75.00	1183	$88,760.00	867	$65,000.00	317	$23,760.00
56	2531.618	TRUNCATED DOMES	SF	$70.00	344	$24,080.00			344	$24,080.00
57	2521.518	4" CONCRETE SIDEWALK	SF	$6.00	3796	$22,776.00			3796	$22,776.00
58	2521.518	6" CONCRETE SIDEWALK	SF	$8.00	3487	$27,896.00			3487	$27,896.00
59	2531.604	8" CONCRETE VALLEY GUTTER	SY	$120.00	551	$66,120.00	60	$7,200.00	491	$58,920.00
60	2540.601	IRRIGATION ALLOWANCE	LS	$30,000.00	1.00	$30,000.00	0.36	$10,800.00	0.64	$19,200.00
61	2540.601	LANDSCAPE ALLOWANCE	LS	$30,000.00	1.00	$30,000.00	0.36	$10,800.00	0.64	$19,200.00
62	2540.601	STORMWATER TREATMENT ALLOWANCE	LS	$50,000.00	1.00	$50,000.00	0.36	$18,000.00	0.64	$32,000.00
63	2540.602	TEMP MAILBOX BANK	EA	$2,000.00	4	$8,000.00	1	$2,000.00	3	$6,000.00

Pleasure Creek Pkwy Area
Blaine, MN
December 2023

					TOTAL PROJECT		PROJECT AREA 1 (Territorial Rd.)		PROJECT AREA 2	
LINE NO.	**ITEM NO.**	**ITEM DESCRIPTION**	**UNIT**	**UNIT PRICE**	**ESTIMATED TOTAL QUANTITY**	**TOTAL COST**	**ESTIMATED TOTAL QUANTITY**	**TOTAL COST**	**ESTIMATED TOTAL QUANTITY**	**TOTAL COST**
64	2540.602	INSTALL SALVAGED MAIL BOX SUPPORT	EA	$85.00	96	$8,160.00	42	$3,570.00	54	$4,590.00
65	2540.602	NEW MAIL BOX SUPPORT	EA	$105.00	20	$2,100.00	10	$1,050.00	10	$1,050.00
66	2563.601	TRAFFIC CONTROL	LS	$20,000.00	1.00	$20,000.00	0.36	$7,200.00	0.64	$12,800.00
67	2564.518	SIGN PANEL TYPE C	SF	$65.00	260	$16,900.00	60	$3,900.00	200	$13,000.00
68	2564.518	INSTALL SIGN TYPE C	EA	$220.00	50	$11,000.00	21	$4,620.00	29	$6,380.00
69	2564.602	INSTALL SIGN SUPPORT	EA	$150.00	29	$4,350.00			29	$4,350.00
70	2573.502	CONIFEROUS TREE 6' HT B&B	TREE	$700.00	14	$9,800.00	5	$3,500.00	9	$6,300.00
71	2573.502	DECIDUOUS TREE 2.5" CAL B&B	TREE	$800.00	8	$6,000.00	5	$4,000.00	3	$2,000.00
72	2573.502	STORM DRAIN INLET PROTECTION (WIMCO)	EA	$200.00	96	$19,200.00	42	$8,400.00	54	$10,800.00
73	2573.503	SILT FENCE, TYPE MS	LF	$3.00	1000	$3,000.00			1000	$3,000.00
74	2573.503	SEDIMENT CONTROL LOG TYPE STRAW	LF	$5.00	100	$500.00			100	$500.00
75	2574.507	COMMON TOPSOIL BORROW (CV)	CY	$25.00	2160	$54,000.00	1030	$25,750.00	1130	$28,250.00
76	2575.504	SODDING TYPE LAWN	SY	$8.00	19640	$157,120.00	9350	$74,800.00	10290	$82,320.00
							SUBTOTAL	$1,505,610.00	SUBTOTAL	$2,692,160.00
							CONTINGENCIES 10%	$150,561.00	CONTINGENCIES 10%	$269,216.00
							CONSTRUCTION TOTAL	$1,656,171.00	STREETS TOTAL	$2,961,376.00
1	2104.502	SALVAGE HYDRANT	EA	$1,500.00	7	$10,500.00	7	$10,500.00		
2	2104.502	REMOVE GATE VALVE & BOX	EA	$500.00	22	$11,000.00	16	$8,000.00	6	$3,000.00
2	2103.503	REMOVE CURB STOP AND BOX	EA	$400.00	3	$1,200.00	3	$1,200.00		
3	2104.503	REMOVE WATERMAIN PIPE	LF	$18.00	238	$4,284.00	178	$3,204.00	60	$1,080.00
4	2104.503	REMOVE WATER SERVICE PIPE	LF	$30.00	205	$6,150.00	205	$6,150.00		
3	2504.602	CONNECT TO EXISTING WATER SERVICE	EA	$725.00	3	$2,175.00	3	$2,175.00		
4	2504.602	ADJUST GATE VALVE & BOX	EA	$600.00	14	$8,400.00			14	$8,400.00
5	2502.602	6" DUCTILE IRON PIPE WATERMAIN	LF	$75.00	90	$6,750.00	70	$5,250.00	20	$1,500.00
6	2502.602	8" DUCTILE IRON PIPE WATERMAIN	LF	$105.00	40	$4,200.00			40	$4,200.00
7	2502.602	10" DUCTILE IRON PIPE WATERMAIN	LF	$130.00	20	$2,600.00	20	$2,600.00		
8	2504.602	INSTALL HYDRANT & VALVE	EA	$8,000.00	8	$64,000.00	8	$64,000.00		
9	2504.602	1" CORPORATION STOP	EA	$425.00	3	$1,275.00	3	$1,275.00		
10	2504.602	6" GATE VALVE & BOX	EA	$3,500.00	10	$35,000.00	8	$28,000.00	2	$7,000.00
11	2504.602	8" GATE VALVE & BOX	EA	$4,500.00	4	$18,000.00			4	$18,000.00
12	2504.602	10" GATE VALVE & BOX	EA	$6,000.00	2	$12,000.00	2	$12,000.00		
13	2504.602	1" CURB STOP & BOX	EA	$700.00	3	$2,100.00	3	$2,100.00		
14	2505.602	1" TYPE PE PIPE	LF	$40.00	205	$8,200.00	205	$8,200.00		
14	2504.603	6" PVC WATERMAIN (C900)	LF	$90.00	118	$10,620.00	118	$10,620.00		
13	2504.602	DUCTILE IRON FITTINGS	LB	$13.00	642	$8,346.00	432	$5,616.00	210	$2,730.00
14	2504.602	CONNECT TO EXISTING WATERMAIN	EA	$1,500.00	35	$52,500.00	25	$37,500.00	10	$15,000.00
							SUBTOTAL	$208,390.00	SUBTOTAL	$60,910.00
							CONTINGENCIES 10%	$20,839.00	CONTINGENCIES 10%	$6,091.00
							CONSTRUCTION TOTAL	$229,229.00	WATER MAIN TOTAL	$67,001.00
1	2104.502	REMOVE CASTING (SANITARY)	EA	$300.00	86	$25,800.00	19	$5,700.00	67	$20,100.00
2	2506.502	CASTING ASSEMBLY - SANITARY	EA	$1,200.00	86	$103,200.00	19	$22,800.00	67	$80,400.00
							SUBTOTAL	$28,500.00	SUBTOTAL	$100,500.00
							CONTINGENCIES 10%	$2,850.00	CONTINGENCIES 10%	$10,050.00
							CONSTRUCTION TOTAL	$31,350.00	SANITARY TOTAL	$110,550.00
							SUBTOTAL CONSTRUCTION COSTS	$1,916,750.00		$3,138,927.00
							ADMINISTRATION COSTS	$575,025.00		$941,678.10
							SUBTOTAL PROJECT COSTS	$2,491,775.00		$4,080,605.10

Appendix B

Geotechnical Report

HAUGO GEOTECHNICAL SERVICES

November 1, 2023 Project Number: 23-0666

Mr. Cody Sylvester
City of Blaine
10801 Town Square Drive NE
Blaine, MN 55449

RE: Geotechnical Data Report, Blaine 2024 Street Improvements, Blaine, Minnesota

Dear Mr. Sylvester:

We have completed the geotechnical data report for the 2024 Blaine Street Improvements project. Very briefly; 22 soil borings and 22 bituminous cores were advanced along the various roadway alignments to determine existing bituminous pavement section thicknesses and to characterize subsurface soil and groundwater conditions. Specific details regarding our procedures and the results of laboratory tests are summarized in the attached geotechnical exploration report.

Thank you for the opportunity to assist you on this project. If you have any questions or need additional information, please contact Lucas Mol or Paul Gionfriddo at 612-729-2959.

Sincerely,

Haugo GeoTechnical Services, LLC

Lucas Mol
Project Manager

Paul S. Gionfriddo, P.E.
Senior Engineer

GEOTECHNICAL DATA REPORT

PROJECT:

2024 Blaine Street Improvements
Blaine, Minnesota.

PREPARED FOR:

City of Blaine
10801 Town Square Drive NE
Blaine, MN 55449

PREPARED BY:

Haugo GeoTechnical Services LLC
2825 Cedar Avenue S
Minneapolis, MN 55407

Haugo GeoTechnical Services Project: 23-0666

November 1, 2023

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Registered Professional Engineer under the laws of the State of Minnesota.

Paul Gionfriddo, P.E.
Senior Engineer
License Number: 23093

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- 7.5 Level of Care 10

APPENDIX 11
- Boring Location Sketch
- Soil Boring Logs; SB-1 thru SB-22
- Grain Size Analyses (22 Sheets)
- Descriptive Terminology

1.0 INTRODUCTION

1.1 Project Description

Short Elliott Hendrickson Inc. (SEH) on behalf of the City of Blaine is preparing design and construction documents to complete roadway improvement within 2 project areas within the City of Blaine during the 2024 construction season. Project Area 1 includes Territorial Road NE. Project Area 2 includes; President Drive NE; East Pleasure Creek Parkway NE; West Pleasure Creek Parkway NE; Terrace Court NE; Washington Court NE; 101st Court NE; 99th Lane NE; Madison Street NE; 100th Court NE; 101st Avenue NE; and Clover Leaf Parkway NE.

To aid in preparing design and construction documents SEH solicited bids to perform soil borings and laboratory testing to characterize subsurface soil and groundwater conditions along the roadway alignments.

Haugo GeoTechnical Services (HGTS), was the successful bidder for the project. This report presents the results of the 22 soil borings completed along the various roadway alignments and associated laboratory tests.

1.2 Purpose

The purpose of this geotechnical exploration was to determine the existing bituminous pavement section thicknesses and to characterize subsurface soil and groundwater conditions along the roadway alignments.

1.3 Site Description

The streets slated for improvements were 2-lane bituminous surfaced residential roadways that generally provide access to single family homes. Each of the streets include concrete curb and gutter. Each of the streets slated for improvement was noted to contain some cracking, both longitudinal and transverse cracks as well as some "alligator" cracking. We also observed some patched areas.

1.4 Scope of Services

Our scope of services was performed in accordance with HGTS proposal 23-0666 dated August 16, 2023 and the SEH Request For Proposal (RFP). Our scope of service included the following tasks:

- Locating public underground utilities through the Gopher State One Call system.
- Providing traffic control cones and signage.
- Completing twenty-two (22) standard penetration soil borings within the roadways each extending to nominal depths of 7 ½ feet.
- Completing twenty-two (22) cores, each extending through the bituminous pavement.
- Sealing the borings in accordance with MDH Regulations, including bituminous patching.
- Visually classifying samples recovered from the soil borings.

- Performing up to 44 moisture content tests, 1 Atterberg Limit test, 22 jar sample sieve analysis tests, 11 P-200 content tests, and 2 Organic Content tests on selected samples.
- Preparing soil boring logs describing the soil types/classifications and presenting results of water level measurements.
- Preparing a final Geotechnical Data Report (GDR) summarizing drilling and testing including boring logs, test results, and boring location map. SEH was to provide a soil boring location map for inclusion in the GDR.

1.5 Documents Provided

We were provided with a 4-pagre document titled "Blaine 2024 Improvement Project – RFP for Drilling and Laboratory Testing Service" (RFP). Very briefly, the RFP included but was not limited to; a map showing the project areas and requested soil boring locations, a requested scope of services, soil boring requirements and laboratory tests.

1.6 Locations and Elevations

The boring/core locations were selected by the SEH and marked in the field in advance our field work. The approximate boring locations are shown on the Figures in the appendix. These Figures were prepared and provided by SEH.

Obtaining ground surface elevations at the boring locations was beyond the scope of our services for this project. We understand that SEH may collect that information but it had not been provided at the time of this report.

2.0 FIELD PROCEDURES

The standard penetration test borings were advanced on September 25th and 26th, 2023 by HGTS with a rotary drilling rig, using continuous flight augers to advance the boreholes. Representative samples were obtained from the borings, using the split-barrel sampling procedures in general accordance with ASTM Specification D-1586. In the split-barrel sampling procedure, a 2-inch O.D. split-barrel spoon is driven into the ground with a 140-pound hammer falling 30 inches. The number of blows required to drive the sampling spoon the last 12 inches of an 18-inch penetration is recorded as the standard penetration resistance value, or "N" value. The results of the standard penetration tests are indicated on the boring logs. The samples were sealed in containers and provided to HGTS for testing and soil classification.

A field log for each boring was prepared by the HGTS drill crew. The logs contained visual classifications of the soil materials encountered during drilling, as well as the driller's interpretation of the subsurface conditions between samples and water observation notes. The final boring logs included with this report represent an interpretation of the field logs and include modifications based on visual/manual method observation of the samples.

The soil boring logs, general terminology for soil description and identification, and classification of soils for engineering purposes are also included in the appendix. The soil boring logs identify and describe the materials encountered, the relative density or consistency based on the Standard Penetration resistance (N-value, "blows per foot") and groundwater observations.

The strata changes were inferred from the changes in the samples and auger cuttings. The depths shown as changes between strata are only approximate. The changes are likely transitions, variations can occur beyond the location of the borings.

The bituminous cores were obtained on September 22nd and 25th, 2023 with a 4-inch diameter diamond studded core barrel using wet coring techniques.

3.0 RESULTS

3.1 Pavement Section

The soil borings and pavement cores encountered varying thicknesses of bituminous and aggregate base underlain by sandy soils composed of poorly graded sand, poorly graded sand with silt and silty sand. The observed pavement section thicknesses and subgrade soil type(s) are summarized in Table 1.

Table 1. Summary of Existing Roadway Section

Boring Number	Approximate Bituminous Thickness (inches)	Approximate Aggregate Base Thickness (inches)	Subgrade Soil Type
Project Area 1 – Territorial Road NE			
SB-01	4 ⅜	3	SP
SB-02	4 ⅝	5	SP
SB-03	4 ⅝	4 ½	SP
SB-04	4 ½	6	SP
Project Area 2 - Various Streets			
SB-05	3	4	SP-SM
SB-06	3 ¼	4	SP-SM
SB-07	3	4	SP-SM
SB-08	4	4	SP-SM
SB-09	3	5	SP-SM
SB-10	5	3	SP
SB-11	3 ¼	4	SP
SB-12	3 ½	3	SP
SB-13	3 ⅜	3	SP
SB-14	3	3	SP
SB-15	2 ¾ Bit. & 4 Conc.	2	SP
SB-16	4 ½ Bit. & 5 Conc.	3 ½	SP
SB-17	3	5	SP
SB-18	3 Bit. & 3 ½ Conc.	3	SP
SB-19	3	4	SP
SB-20	3 ¼	4	SP
SB-21	3	3 ½	SP
SB-22	3 ¾	5	SP

Bit. = Bituminous, Conc. = Concrete SP = Poorly Graded Sand. SP-SM = Poorly Graded Sand with Silt.

3.2 Soil Conditions

Fill Below the pavement section soil boring SB-03 encountered Fill that extended to the termination depth of the boring. The Fill was composed of poorly graded sand and some pieces of bituminous were noted in the Fill at about 7 ½ feet below the ground.

Penetration resistance values (N-Values) shown as blows per foot (bpf) on the boring logs within the Fill ranged from 4 to 11 bpf indicating a very loose to medium dense relative density.

Alluvium Beneath the pavement section the soil borings encountered alluvial deposits that extended to the termination depths of the borings. These deposits consisted of; poorly graded sand with silt and poorly graded sand and silty sand corresponding the ASTM Classifications SP-SM, SP and SM, respectively.

N-Values within the native sands ranged from 2 to 29 bpf. These values indicate the sands had a very loose to medium dense relative density. Most of the lower N-Values, generally less than 5 bpf, were recorded at depths at or near the ground water level.

3.3 Groundwater

Groundwater was encountered in 10 of the borings at depths ranging from about 5 to 7 ½ feet below the ground surface. The depth to water is summarized in Table 2.

Table 2. Summary of Groundwater Levels

Boring Number	Approximate Depth to Groundwater (feet)*
Project Area 1 – Territorial Road	
SB-01	NE
SB-02	NE
SB-03	NE
SB-04	NE
Project Area 2 - Various Streets	
SB-05	NE
SB-06	NE
SB-07	NE
SB-08	NE
SB-09	7 ½
SB-10	NE
SB-11	NE
SB-12	NE
SB-13	7 ½
SB-14	7 ½
SB-15	7 ½
SB-16	NE
SB-17	7 ½
SB-18	7 ½

SB-19	5
SB-20	7 ½
SB-21	7 ½
SB-22	7 ½

* = Depths were rounded to the nearest ½ foot.
NE = Not Encountered

We made water level measurements in the borings at the times and under the conditions stated on the boring logs. The period of observation was relatively short and fluctuations in the groundwater level may occur due to rainfall, flooding, irrigation, spring thaw, drainage, and other seasonal and annual factors not evident at the time the observations were made. The intensity and duration of these events or factors can significantly impact groundwater levels. In addition, "extreme" weather events or other events, such as flooding, spring thaw, etc., could result in groundwater levels higher than estimated or anticipated. Groundwater monitoring wells or piezometers in conjunction with deeper borings would be required to more accurately determine water levels.

3.4 Laboratory Tests

Twenty-two (22) laboratory grain size analyses (gradations) were performed on samples of the apparent aggregate base collected at each boring location. In addition, we performed moisture content tests and percent passing the #200 sieve (P-200) tests on samples of the subgrade soils. SEH selected that samples for laboratory testing.

Results of the moisture content and P-200 tests are summarized in Table 3. Result of moisture content and P-200 tests are presented in Table 3 and are also shown on the boring logs adjacent to the samples tested. The completed grain size analyses (Particle Size Distribution Reports) are included in the Appendix.

Table 3. Summary of Laboratory Analysis

Boring Number	Sample	Depth (feet)	Moisture Content (%)*	P-200 (%)*
Project Area 1 Borings				
SB-01	SS-3	3 ½ -5	7 ½	14 ½
SB-02	SS-7	3 ½ - 5	5	3 ½
SB-03	SS-10	1 - 2 ½	4 ½	7
SB-03	SS-11	3 ½ - 5	8 ½	-
SB-03	SS-12	6 – 7 ½	4	-
Project Area 2 Borings				
SB-09	SS-36	6 - 7 ½	-	5 ½
SB-10	SS-38	1- 2 ½	5	5
SB-13	SS-79	3 ½ - 5	4	4 ½
SB-17	SS-68	6 – 7 ½	-	8 ½
SB-18	SS-62	1 - 2 ½	3	5 ½
SB-18	SS-64	6 – 7 ½	-	7
SB-20	SS-56	6 – 7 ½	-	3
SB-22	SS-48	6 – 7 ½	-	10

*Moisture contents and P-200 contents were rounded to the nearest ½ percent

3.4 OSHA Soil Classification

The soil encountered in the borings consisted of silty sand, poorly graded sand with silt and poorly graded sand corresponding to the ASTM Classifications SM, SP-SM and SP, respectively. The soils identified in the boring will generally be Type C soils under Department of Labor Occupational Safety and Health Administration (OSHA) guidelines.

An OSHA-approved qualified person should review the soil classification in the field. Excavations must comply with the requirements of OSHA 29 CFR, Part 1926, Subpart P, "Excavations and Trenches." This document states excavation safety is the responsibility of the contractor. The project specifications should reference these OSHA requirements.

4.0 DISCUSSION AND RECOMMENDATIONS

4.1 Proposed Construction

This project will include improving the streets within 2 project areas of the City of Blaine. Project Area 1 includes Territorial Road NE. Project Area 2 includes; President Drive NE; East Pleasure Creek Parkway NE; West Pleasure Creek Parkway NE; Terrace Court NE; Washington Court NE; 101st Court NE; 99th Lane NE; Madison Street NE; 100th Court NE; 101st Avenue NE; and Clover Leaf Parkway NE.

We assume roadway improvements could include completely removing and replacing the existing pavements, a mill and overlay or a full depth reclamation. We further assume that improvements will the likely included full or partial replacement of the associated curb and gutter. We do not anticipate that sanitary sewer, storm sewer or watermain utilities will be installed as part of this project.

We anticipate that site grading will consist of earthwork necessary for roadway and curb and gutter replacement and we do not anticipate any significant changes in the roadway alignment or roadway grades. Cuts or fills involving permanent grade change, if any, are assumed to be less than 1 feet.

4.2 Discussion

Pavements We were not provided any information regarding the age of the pavements but based on a brief review of historical aerial photographs available on Google Earth it appears the pavements are at least 20 years old and possibly older.

We observed longitudinal and transvers cracks with some "alligator" or fatigue cracking of the pavement surfaces. Longitudinal cracking are cracks parallel to the pavement centerline or laydown direction. These can be caused by poor joint construction, reflective cracking from an underlying layer, fatigue cracking or top-down cracking resulting from the age of the pavement or due to expansion and contraction of the pavement surface or increased loads/traffic on the pavements. Transverse cracking are cracks perpendicular to the roadway centerline or laydown direction. These are often caused by shrinkage of the pavement surface, reflective cracking from an underlying layer or top-down cracking. Alligator or fatigue cracking can be symptomatic of poor subgrade soils and/or inadequate pavement thickness.

Aggregate Base An aggregate base or apparent aggregate base layer was observed below the pavements at the boring locations. Laboratory grain size analyses of the aggregate base indicate that aggregate base at some locations does not appear to meet MN/DOT gradation specifications for Class 5 aggregate base. It is likely that the aggregate base was initially placed as new or virgin Class 5 aggregate base but may have degraded over time, possibly due to traffic or frost action.

Subgrade Soils The borings generally encountered sandy subgrade soils including; poorly graded sand, poorly grades sand with silt and silty sand which correspond to the ASTM Classifications SP, SP-SM, SM, respectively. The sand soils (SP, SP-SM, SM) encountered in the borings are generally well suited for pavement support and the soil classified as SP and SP-SM are generally considered non-frost susceptible soils and are also free draining materials. The soil classified as SM can be moderately to highly frost susceptible. Frost susceptibility or frost heave refers to the soils ability to heave when frozen. Heave results from frost penetration and the formation of ice lenses within the soil. Heave can result in cracks in the pavement and reduced pavement life. The amount of heave depends, in-part on the available moisture in the subgrade and the subgrade soil type. Silt and clay rich soil are more likely to form ice lenses because of their high capillarity which enables them to draw up moisture. These soils are also slow draining materials and retain moisture. The frozen soil can also experience detrimental strength loss and settlement when they thaw.

Groundwater Ground water was encountered in 10 of the soil borings at depths ranging from about 5 to 7 ½ feet below the ground surface. We do not anticipate that groundwater will be encountered during reconstruction activities and do not anticipate that dewatering will be required.

4.3 Pavement Recommendations

We understand that SEH will design the replacement pavement sections. The following paragraphs provide general recommendations for pavement subgrade preparation.

Reconstruction In areas that will be reconstructed we recommend removing all vegetation and topsoil, organic soils, and any soft or otherwise unsuitable materials, if any, from beneath the pavement subgrade. Prior to placing the aggregate base (Class 5) we recommend compacting the subgrade soils to provide a more uniform surface and to identify soft, weak, loose or unstable areas that may require additional subcuts. Backfill, if needed, to attain pavement subgrade elevation can consist of any mineral soil provided it is free of organic material or other deleterious materials but it may be appropriate to use sandy soils similar to the on-site materials.

Granular fill classified as SP or SP-SM should be placed within 65 percent to 105 percent of its optimum moisture content as determined by the standard Proctor. Other fill soils should be placed with moisture contents within a range of 1 percentage point below and 3 percentage points above its optimum moisture content. The upper 3 feet of fill and backfill should be compacted to a minimum of 100 percent of its standard Proctor maximum dry density.

R-Values Laboratory tests to determine the soils Hveem Stabilometer R-Value (R-Value) was beyond the scope of this project. We understand that SEH will determine the appropriate R-Value(s) for use in pavement design.

Pavement Section We understand that SEH will design the replacement pavement sections.

4.4 Materials

We recommend aggregate base meeting MN/DOT specification 3138 for Class 5 aggregate base. We recommend the aggregate base be compacted to 100 percent of its maximum standard Proctor dry density.

We recommend that the bituminous wear and base courses meet the requirement of MN/DOT specification 2360. We recommend the bituminous pavements be compacted to at least 92% of the maximum theoretical density.

Pavement reconstruction will likely include installing concrete curb and gutter. We recommend specifying concrete that has a minimum 28-day compressive strength of 4,500 psi. We recommend specifying 5 to 8 percent entrained air for exposed concrete to provide resistance to freeze-thaw deterioration. We recommend slump, air content and compressive strength test of Portland cement concrete.

5.0 CONSTRUCTION CONSIDERATIONS

5.1 Excavation

The soil encountered in the borings consisted of silty sand, poorly graded sand with silt and poorly graded sand corresponding to the ASTM Classifications SM, SP-SM and SP, respectively. The soils identified in the boring will generally be Type C soils under Department of Labor Occupational Safety and Health Administration (OSHA) guidelines.

Temporary excavations in Type C soils should be constructed at a minimum of 1 ½ foot horizontal to every 1-foot vertical within excavations. Slopes constructed in this manner may still exhibit surface sloughing. If site constraints do not allow the construction of slopes with these dimensions, then temporary shoring may be required.

5.2 Observations

A geotechnical engineer or qualified engineering technician should observe the excavation subgrade to evaluate if the subgrade soils are similar to those encountered in the borings and adequate to support the proposed construction.

5.3 Backfill and Fills

We anticipate it may be necessary to moisture condition (wet or dry) the soils to achieve the recommended compaction. We recommend that fill and backfill be placed in lifts not exceeding 4 to 12 inches, depending on the size of the compactor and materials used.

5.4 Testing

We recommend density tests of backfill and fills placed for the proposed roadways and utilities. Samples of the proposed materials should be submitted to our laboratory prior to placement for evaluation of their suitability and to determine their optimum moisture content and maximum dry density (Standard Proctor).

5.5 Winter Construction

If site grading and construction is anticipated to proceed during cold weather, all snow and ice should be removed from cut and fill areas prior to additional grading and placement of fill. No fill should be placed on frozen soil and no frozen soil should be used as fill or backfill.

Concrete delivered to the site should meet the temperature requirements of ASTM and/or ACI. Concrete should not be placed on frozen soil. Concrete should be protected from freezing until the necessary strength is obtained.

6.0 PROCEDURES

6.1 Soil Classification

The drill crew chief visually and manually classified the soils encountered in the borings in general accordance with ASTM D 2488, "Description and Identification of Soils (Visual-Manual Procedure)". Soil terminology notes are included in the Appendix. The samples were returned to our laboratory for review of the field classification by a soils engineer. Samples will be retained for a period of 30 days.

6.2 Groundwater Observations

Immediately after taking the final samples in the bottom of the borings, the holes were checked for the presence of groundwater. Immediately after removing the augers from the borehole the holes were once again checked and the depth to water and cave-in depths were noted.

7.0 GENERAL

7.1 Subsurface Variations

The analyses and recommendations presented in this report are based on data obtained from a limited number of soil borings. Variations can occur away from the borings, the nature of which may not become apparent until additional exploration work is completed or construction is conducted. A reevaluation of the recommendations in this report should be made after performing on-site observations during construction to note the characteristics of any variations. The variations may result in additional foundation costs and it is suggested that a contingency be provided for this purpose.

It is recommended that we be retained to perform the observation and testing program during construction to evaluate whether the design is as expected, if any design changes have affected the validity of our recommendations, and if our recommendations have been correctly interpreted and implemented in the designs, specifications and construction methods. This will allow correlation of the soil conditions encountered during construction to the soil borings and will provide continuity of professional responsibility.

7.2 Review of Design

This report is based on the design of the proposed structure as related to us for preparation of this report. It is recommended that we be retained to review the geotechnical aspects of the design and specifications. With the review we will evaluate whether any changes have affected the validity of the recommendations and whether our recommendations have been correctly interpreted and implemented in the design and specifications.

7.3 Groundwater Fluctuations

We made water level measurements in the borings at the times and under the conditions stated on the boring logs. The data was interpreted in the text of this report. The period of observation was relatively short and fluctuations in the groundwater level may occur due to rainfall, flooding, irrigation, spring thaw, drainage, and other seasonal and annual factors not evident at the time the observations were made. Design drawings and specifications and construction planning should recognize the possibility of fluctuations.

7.4 Use of Report

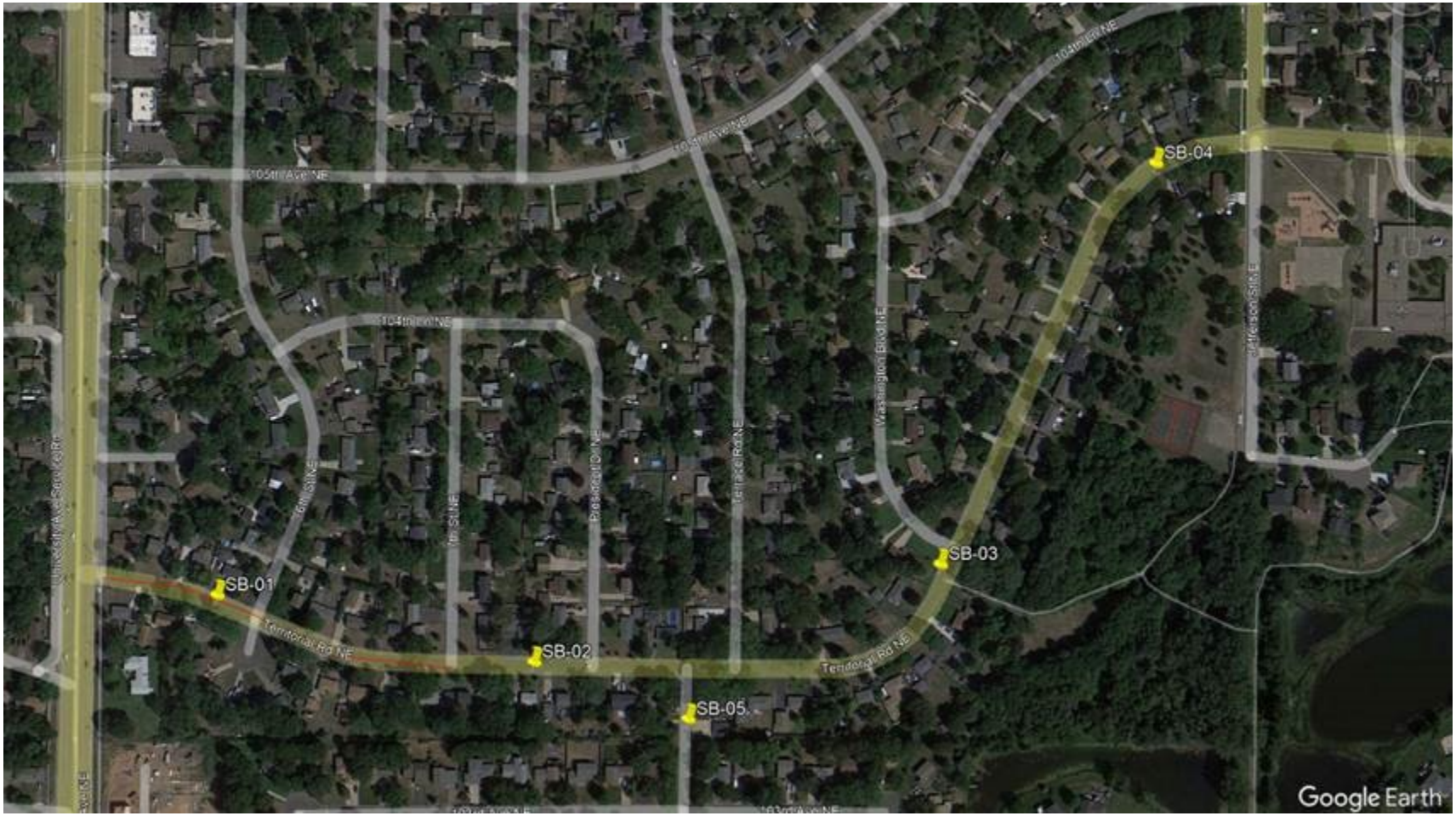
This report is for the exclusive use of Short Elliott Hendrickson Inc. and their design team to use to design the proposed structure and prepare construction documents. In the absence of our written approval, we make no representation and assume no responsibility to other parties regarding this report. The data, analysis and recommendations may not be appropriate for other structures or purposes. We recommend that parties contemplating other structures or purposes contact us.

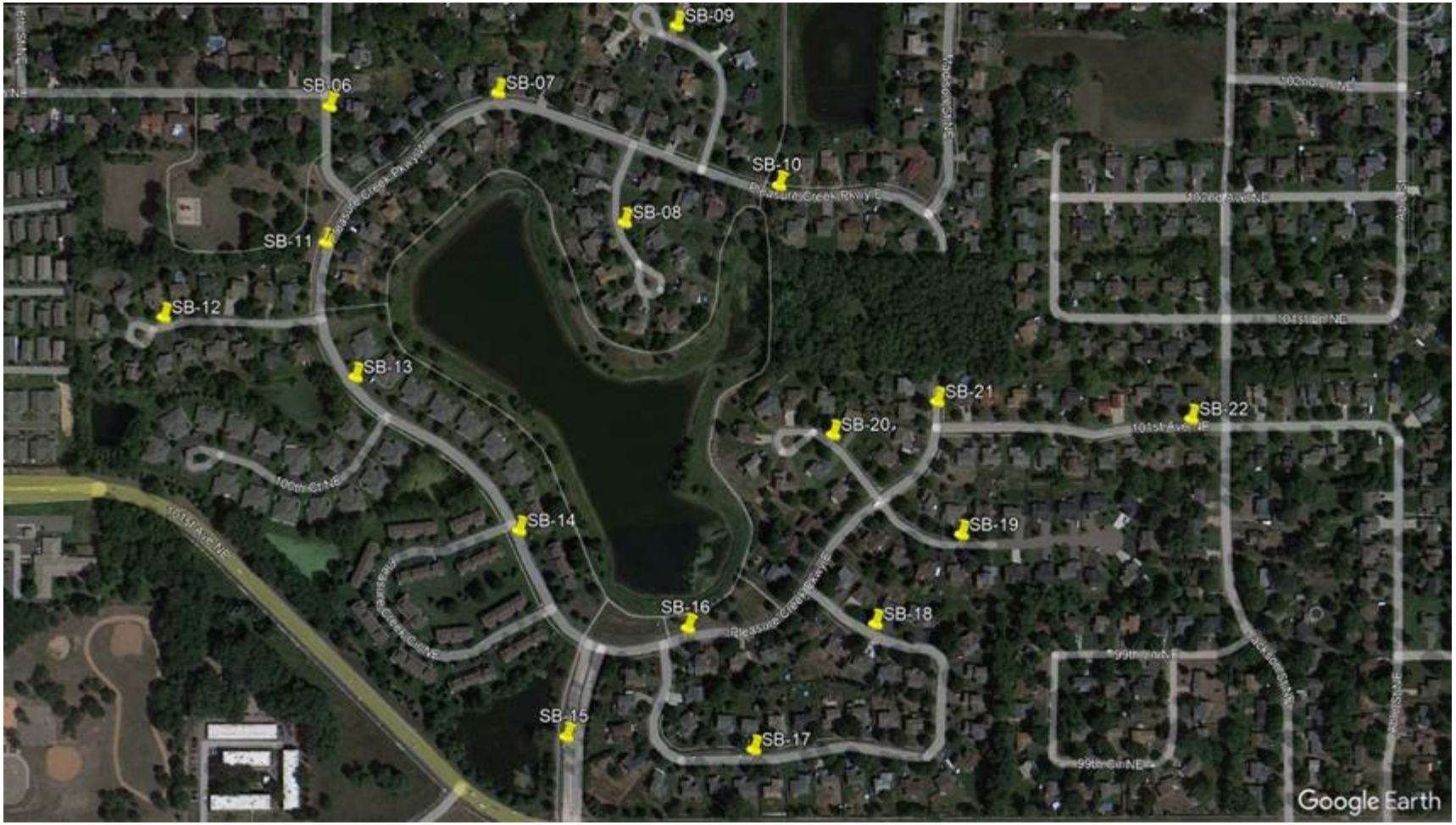
7.5 Level of Care

Haugo GeoTechnical Services, LLC has used the degree of skill and care ordinarily exercised under similar circumstance by members of the profession currently practicing in this locality. No warranty expressed or implied is made.

APPENDIX

Project Area 1
WM TO REMAIN IN PLACE, HYDRANT AND GV REPLACEMENT
Project Area 2
105TH AVE NW
105TH AVE NE
104TH LN NW
104TH LN NE
104TH AVE NW
103RD AVE NW
103RD AVE NE
102ND LN NW
102ND LN NE
102ND AVE NW
102ND AVE NE
101ST LN NW
101ST LN NE
101ST AVE NW
101ST AVE NE
99TH LN NW
99TH LN NE
99TH AVE NE
UNIVERSITY AVE NE
UNIVERSITY AVE NW
UNIVERSITY AVE NW SERVICE DR NW
ALDER ST NW
7TH ST NE
PRESIDENT DR NE
WASHINGTON BLVD NE
TERRITORIAL RD NE
VAN BUREN
104TH CT NE
JACKSON ST NE
VAN BUREN CT NE
3RD ST NE
6TH ST NE
WASHINGTON CT NE
MADISON ST NE
EAST PLEASURE CREEK PKWY NE
TERRACE CT NE
MONROE ST NE
WEST PLEASURE CREEK PKWY NE
100TH CT NE
WEST PLEASURE CREEK CIR NE
EAST PLEASURE CREEK PKWY NE
99TH CT NE
ABLE ST NE


SB-01
SB-02
SB-03
SB-04
SB-05
Google Earth


SB-09
SB-06
SB-07
SB-10
SB-08
SB-11
SB-12
SB-13
SB-21
SB-22
SB-20
SB-14
SB-19
SB-16
SB-18
SB-15
SB-17
Google Earth

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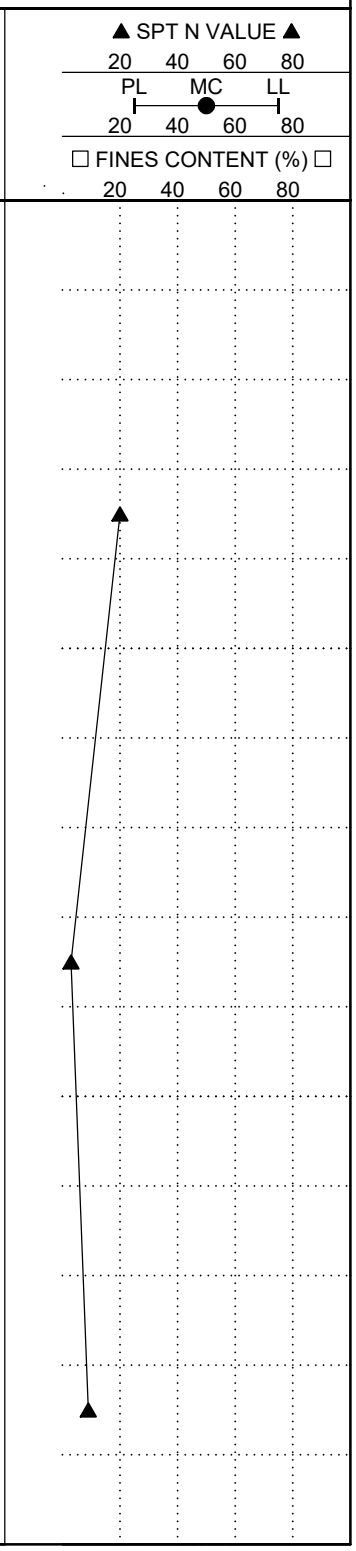
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-1

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 4 3/8 Inches of Bituminous				
		Approximately 3 Inches of Aggregate Base Gradation SB-1	AU 1			
		(SM) Silty Sand, fine grained, trace Gravel, brown, moist, medium dense to very loose (Alluvium)				
			SS 2		9-10-10 (20)	
2.5						
		P-200= 14.5%	SS 3		1-2-1 (3)	7.5
5.0						
		(SP) Poorly Graded Sand, fine grained, light brown, moist, loose (Alluvium)				
			SS 4		3-4-5 (9)	
7.5						



Bottom of borehole at 7.5 feet.

GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

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Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-2

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)	▲ SPT N VALUE ▲ 20 40 60 80 / PL MC LL 20 40 60 80 / ☐ FINES CONTENT (%) ☐ 20 40 60 80
0.0		Approximately 4 5/8 Inches of Bituminous					
		Approximately 5 Inches of Aggregate Base Gradation SB-2	AU 5				
		(SP) Poorly Graded Sand, fine grained, brown, moist, medium dense to loose (Alluvium)					
			SS 6		1-4-7 (5)		▲
2.5							
		P-200= 3.5%	SS 7		1-1-4 (2)	5	▲
5.0							
			SS 8		1-2-5 (3)		▲
7.5							

Bottom of borehole at 7.5 feet.

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BORING NUMBER SB-3

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 4 5/8 Inches of Bituminous				
		Approximately 4 1/2 Inches of Aggregate Base Gradation SB-3	AU 9			
		Poorly Graded Sand, fine grained, brown, moist (Fill)				
		P-200= 7%	SS 10		1-2-9 (11)	4.5
2.5						
			SS 11		3-3-2 (5)	8.5
5.0						
		Poorly Graded Sand, fine grained w/ dark pieces of Bituminous, brown, moist (Fill)	SS 12		3-2-2 (4)	4
7.5						

▲ SPT N VALUE ▲
20 40 60 80
PL MC LL
20 40 60 80
☐ FINES CONTENT (%) ☐
20 40 60 80

Bottom of borehole at 7.5 feet.

GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

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2825 Cedar Ave South
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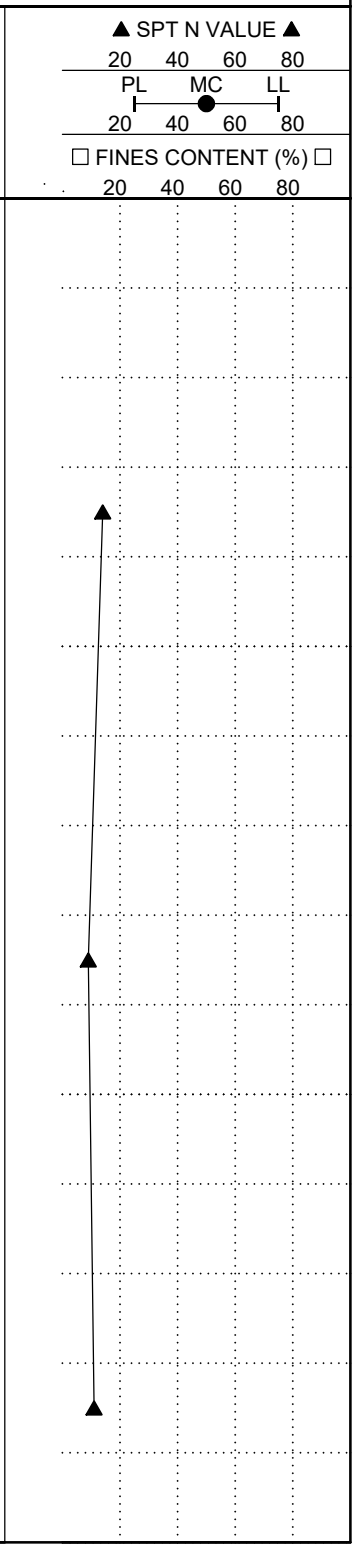
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-4

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 4 1/2 Inches of Bituminous				
		Approximately 4 1/2 Inches of Aggregate Base Gradation SB-4	AU 13			
		(SP) Poorly Graded Sand, fine grained, brown w/ rust staining, moist, loose to medium dense (Alluvium)				
			SS 14		3-7-7 (14)	
2.5						
			SS 15		3-4-5 (9)	
5.0						
			SS 16		3-4-7 (11)	
7.5						



Bottom of borehole at 7.5 feet.

GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

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Minneapolis, MN, 55407
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Fax: 763-445-2238

BORING NUMBER SB-5

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-5	AU 17			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown, moist, medium dense (Alluvium)				
			SS 18		2-8-9 (17)	
2.5						
			SS 19		3-7-9 (16)	
5.0						
		(SP) Poorly Graded Sand, fine grained, brownish grey, moist, medium dense (Alluvium)				
			SS 20		4-7-12 (19)	
7.5						

▲ SPT N VALUE ▲ 20 40 60 80
PL MC LL 20 40 60 80
☐ FINES CONTENT (%) ☐ 20 40 60 80

Bottom of borehole at 7.5 feet.

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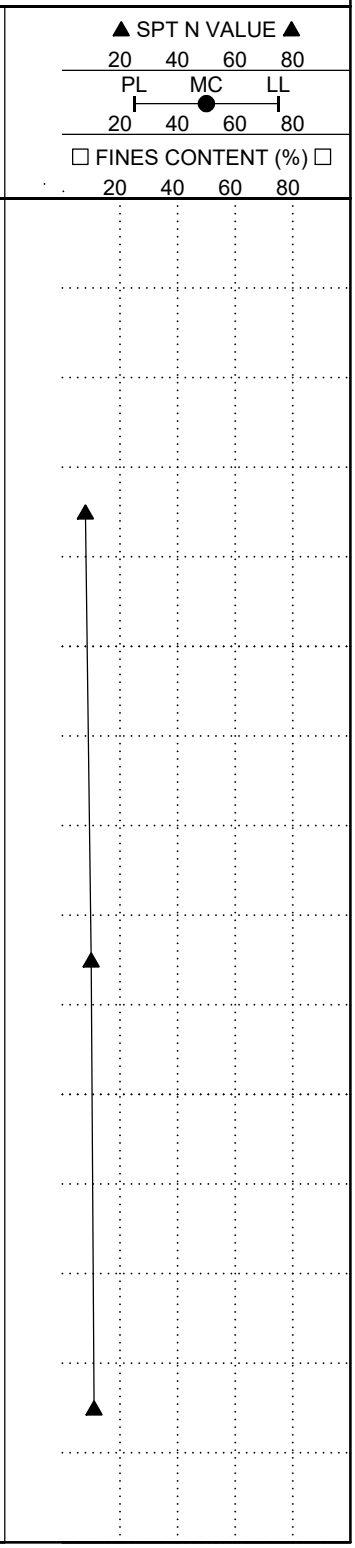
Fax: 763-445-2238

BORING NUMBER SB-6

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 1/4 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-6	AU 21			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown, moist, loose to medium dense (Alluvium)				
			SS 22		3-3-5 (8)	
2.5						
			SS 23		3-4-6 (10)	
5.0						
			SS 24		4-4-7 (11)	
7.5						



Bottom of borehole at 7.5 feet.

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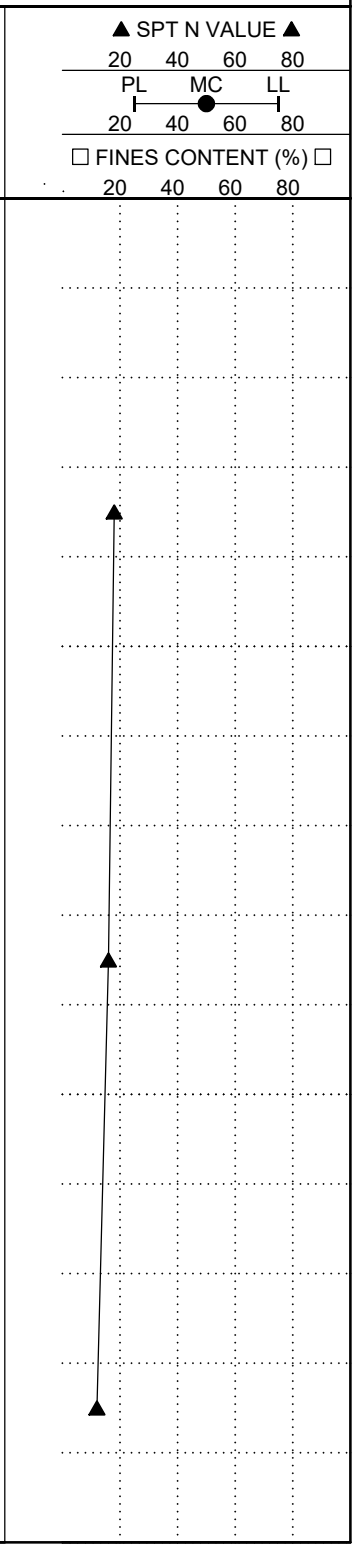
Fax: 763-445-2238

BORING NUMBER SB-7

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-7	AU 25			
		(SP-SM) Poorly Graded Sand with Silt, brown to greyish brown, moist, medium dense (Alluvium)				
			SS 26		2-8-10 (18)	
2.5						
			SS 27		6-8-8 (16)	
5.0						
			SS 28		5-5-7 (12)	
7.5						



Bottom of borehole at 7.5 feet.

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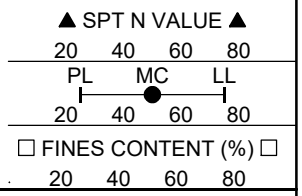
BORING NUMBER SB-8

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 4 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-8	AU 29			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, greyish brown, moist, medium dense to loose (Alluvium)				
			SS 30		3-6-5 (11)	
2.5						
			SS 31		3-5-8 (13)	
5.0						
			SS 32		4-4-6 (10)	
7.5						



Bottom of borehole at 7.5 feet.

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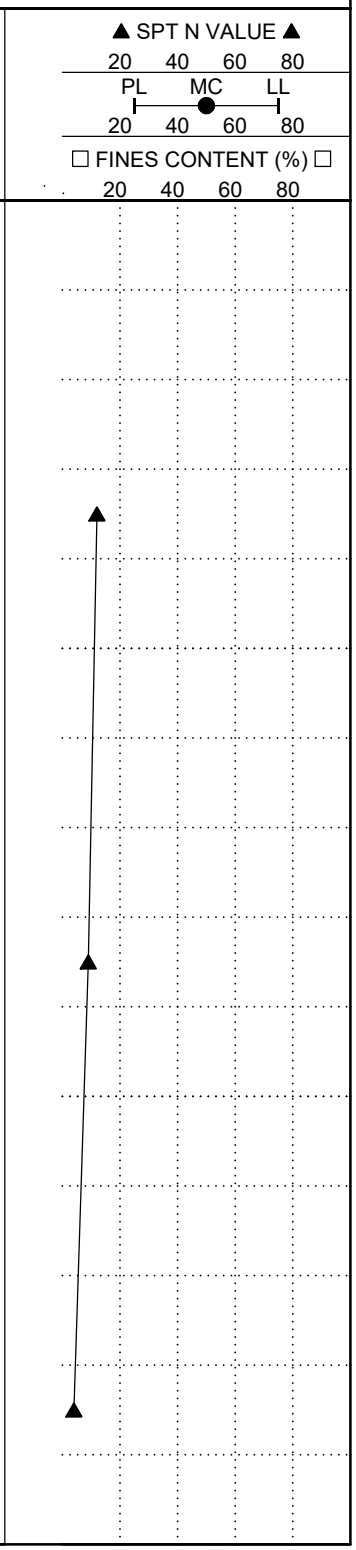
BORING NUMBER SB-9

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 5 Inches of Aggregate Base Gradation SB-9	AU 33			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown to greyish brown, moist, medium dense to very loose (Alluvium)				
			SS 34		2-6-6 (12)	
2.5						
			SS 35		4-4-5 (9)	
5.0						
			SS 36		1-2-2 (4)	
		P-200= 5.5%				
7.5						



Bottom of borehole at 7.5 feet.

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BORING NUMBER SB-10

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 5 Inches of Bituminous				
		Approximately 3 Inches of Aggregate Base Gradation SB-10	AU 37			
		(SP) Poorly Graded Sand, fine grained, brown, moist, loose (Alluvium)				
		P-200= 5%	SS 38		3-3-3 (6)	5
2.5						
			SS 39		3-4-5 (9)	
5.0						
		(SP) Poorly Graded Sand, fine grained, grey, moist, medium dense (Alluvium)	SS 40		3-5-8 (13)	
7.5						

▲ SPT N VALUE ▲ 20 40 60 80
PL MC LL 20 40 60 80
☐ FINES CONTENT (%) ☐ 20 40 60 80

Bottom of borehole at 7.5 feet.

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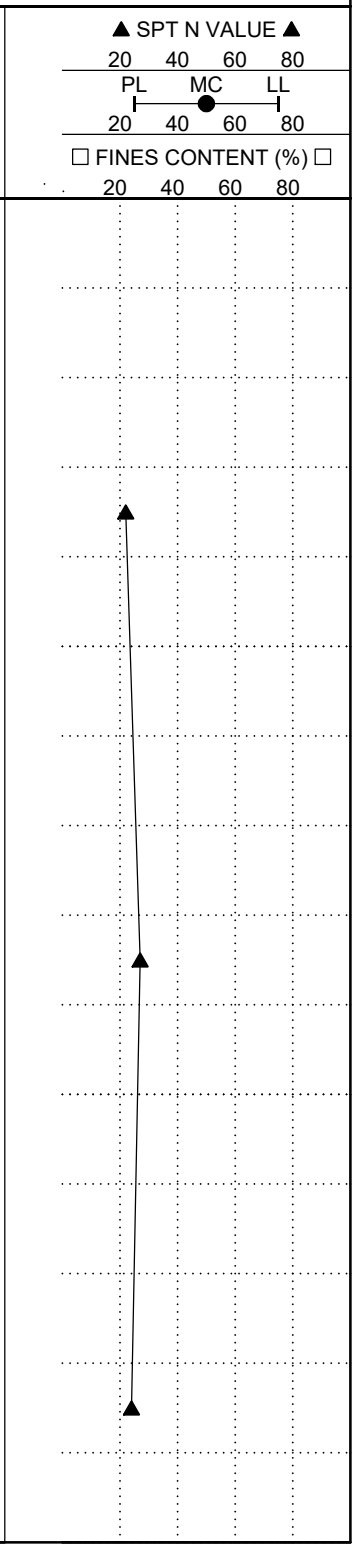
BORING NUMBER SB-11

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/25/23 **COMPLETED** 9/25/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 1/4 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-11	AU 41			
		(SP) Poorly Graded Sand, fine grained, brown, moist, medium dense (Alluvium)				
			SS 42		8-10-12 (22)	
2.5						
			SS 43		8-13-14 (27)	
5.0						
			SS 44		8-13-11 (24)	
7.5						



Bottom of borehole at 7.5 feet.

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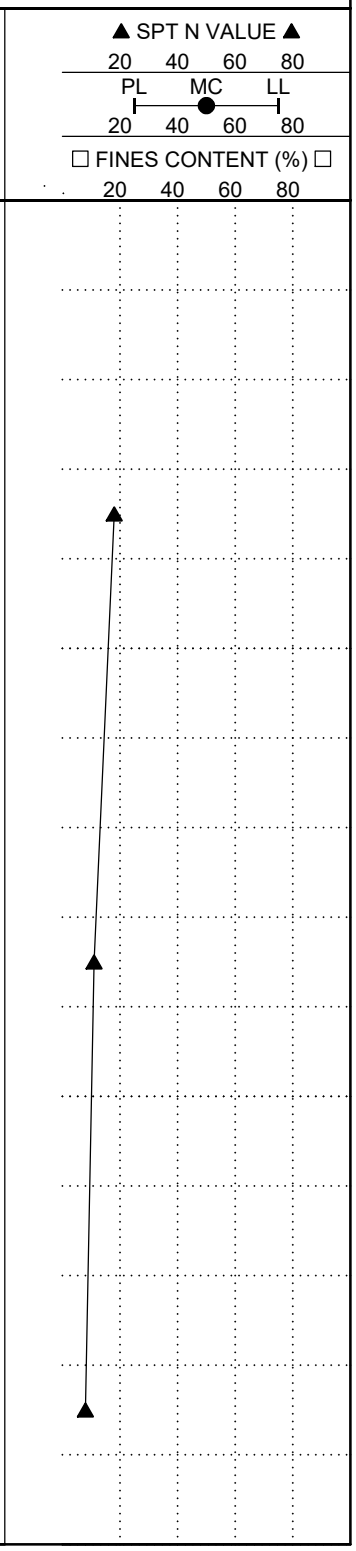
BORING NUMBER SB-12

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 1/2 Inches of Bituminous				
		Approximately 3 Inches of Aggregate Base Gradation SB-12				
		(SP) Poorly Graded Sand, fine grained, brown, moist, medium dense to loose (Alluvium)	AU 81			
			SS 82		3-8-10 (18)	
2.5						
			SS 83		4-5-6 (11)	
5.0						
			SS 84		2-3-5 (8)	
7.5						



Bottom of borehole at 7.5 feet.

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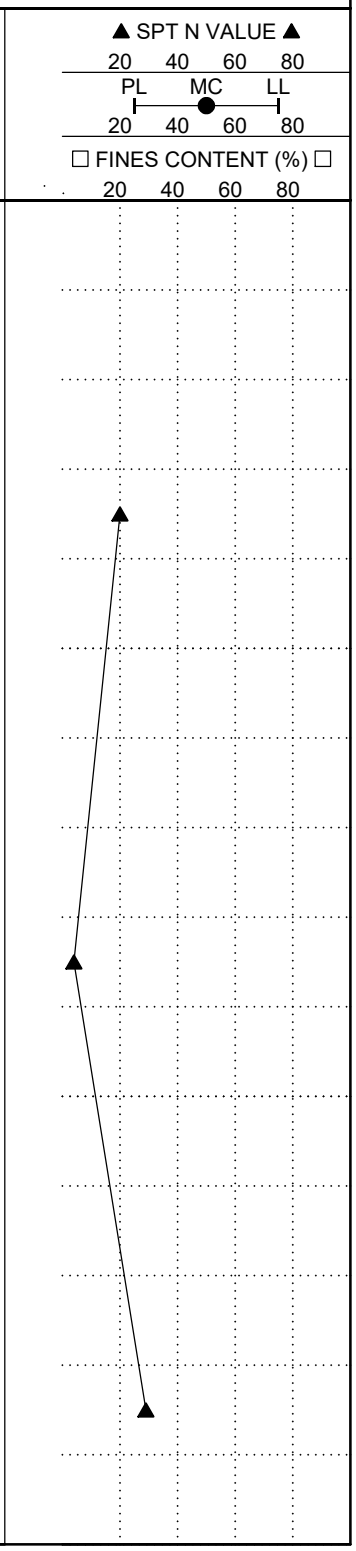
BORING NUMBER SB-13

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 3/8 Inches of Bituminous				
		Approximately 3 Inches of Aggregate Base Gradation SB-13				
		(SP) Poorly Graded Sand, fine grained, brown, moist, medium dense to very loose (Alluvium)	AU 77			
			SS 78		2-10-10 (20)	
2.5						
		P-200= 4.5%	SS 79		3-2-2 (4)	4
5.0						
		(SP) Poorly Graded Sand, fine grained, grey, moist to about 7.5 ft then waterbearing, medium dense (Alluvium)	SS 80		6-12-17 (29)	
7.5						



Bottom of borehole at 7.5 feet.

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BORING NUMBER SB-14

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 3 Inches of Aggregate Base Gradation SB-14				
		(SP) Poorly Graded Sand, fine grained, brown to greyish brown, mois tto about 7 1/2 ft then waterbearing, medium dense to loose	AU 73			
			SS 74		5-10-11 (21)	
2.5						
			SS 75		2-3-3 (6)	
5.0						
			SS 76		2-3-6 (9)	
7.5						

▲ SPT N VALUE ▲ 20 40 60 80
PL MC LL 20 40 60 80
☐ FINES CONTENT (%) ☐ 20 40 60 80

Bottom of borehole at 7.5 feet.

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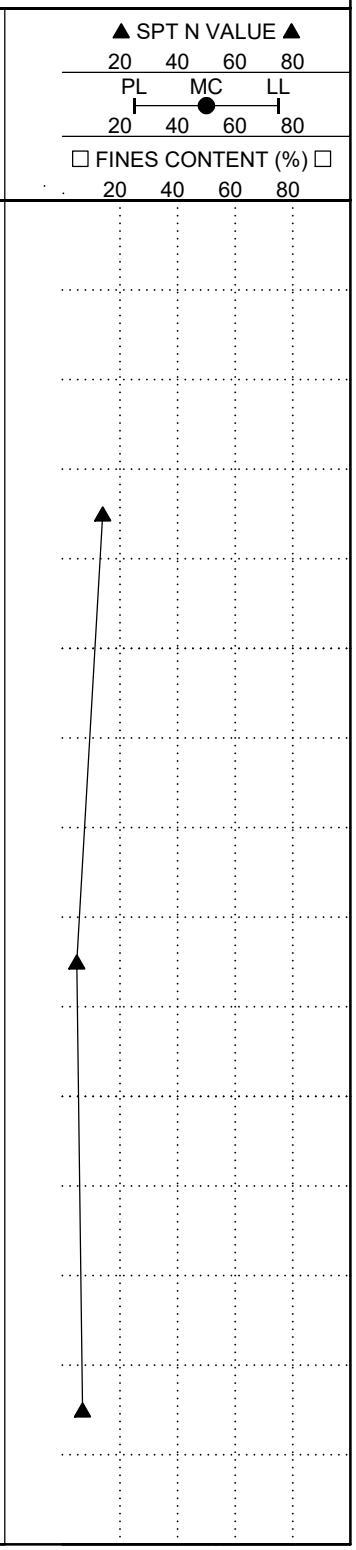
BORING NUMBER SB-15

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 2 3/4 Inches of Bituminous				
		Approximately 4 Inches of Concrete	AU 85			
		Approximately 2 Inches of Aggregate Base Gradation SB-15				
		(SP) Poorly Graded Sand, fine grained, brown, moist to about 7 1/2 ft then waterbearing, medium dense to loose (Alluvium)	SS 86		2-8-6 (14)	
2.5						
			SS 87		2-2-3 (5)	
5.0						
			SS 88		1-2-5 (7)	
7.5						



Bottom of borehole at 7.5 feet.

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BORING NUMBER SB-16

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING --- Not Encountered
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING --- Not Encountered
NOTES
AFTER DRILLING --- Not Encountered

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)	▲ SPT N VALUE ▲ 20 40 60 80 / PL MC LL 20 40 60 80 / ☐ FINES CONTENT (%) ☐ 20 40 60 80
0.0		Approximately 4 1/2 Inches of Bituminous					
		Approximately 5 Inches of Concrete	AU 69				
		Approximately 3 1/2 Inches of Aggregate Base Gradation SB-16					
		(SP) Poorly Graded Sand, fine grained, brown, moist to wet, medium dense to loose (Alluvium)	SS 70		4-8-7 (12)		▲
2.5							
			SS 71		3-7-4 (10)		▲
5.0							
			SS 72		2-3-3 (5)		▲
7.5							

Bottom of borehole at 7.5 feet.

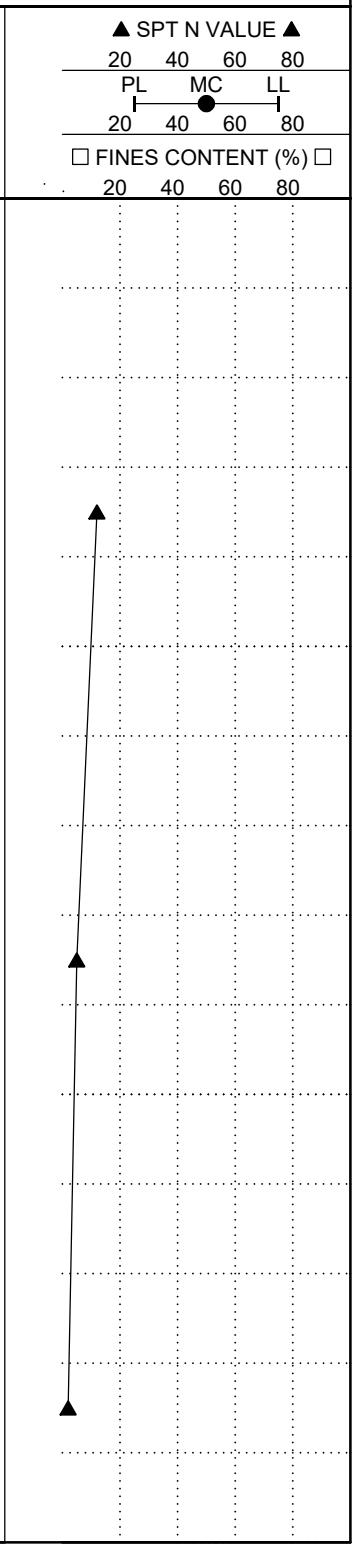
GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

Haugo GeoTechnical Services
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-17

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
▽ **AT TIME OF DRILLING** 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 5 Inches of Aggregate Base Gradation SB-17	AU 65			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown to greyish brown, moist to about 7 1/2 ft then waterbearing, medium dense to very loose (Alluvium)				
			SS 66		2-5-7 (12)	
2.5						
			SS 67		2-3-2 (5)	
5.0						
			SS 68		1-1-1 (2)	
		P-200= 8.5%				
7.5		▽				



Bottom of borehole at 7.5 feet.

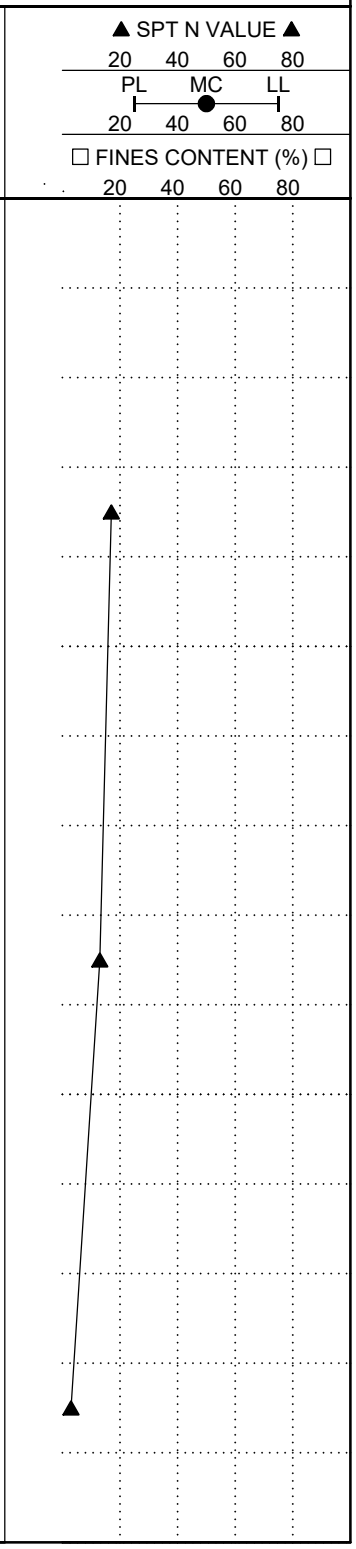
GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

Haugo GeoTechnical Services
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-18

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 3 1/2 Inches of Concrete	AU 61			
		Approximately 3 Inches of Aggregate Base Gradation SB-18				
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown, moist, medium dense (Alluvium)				
		P-200= 5.5%	SS 62		5-10-7 (17)	3
2.5						
			SS 63		4-7-6 (13)	
5.0						
		(SP-SM) Poorly Graded Sand with Silt, fine grained, grey, waterbearing, very loose (Alluvium)				
		P-200= 7%	SS 64		1-1-2 (3)	
7.5						



Bottom of borehole at 7.5 feet.

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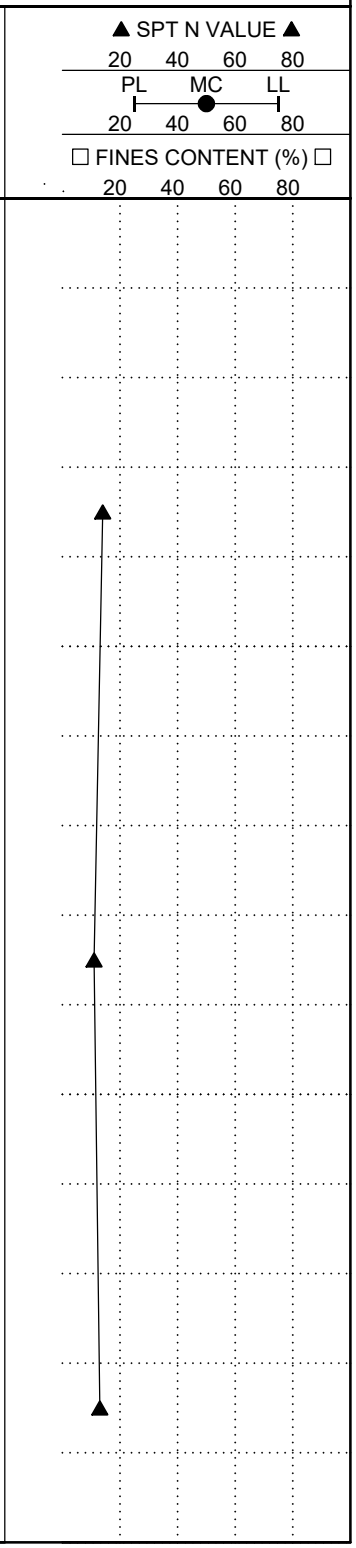
Haugo GeoTechnical Services
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-19

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 5.00 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-19	AU 57			
		(SP) Poorly Graded Sand, fine grained, brown, moist to wet, medium dense (Alluvium)				
			SS 58		4-7-7 (14)	
2.5						
			SS 59		3-4-7 (11)	
5.0		▽				
		(SP) Poorly Graded Sand, fine grained, greyish brown, waterbearing, medium dense (Alluvium)				
			SS 60		5-6-7 (13)	
7.5						



Bottom of borehole at 7.5 feet.

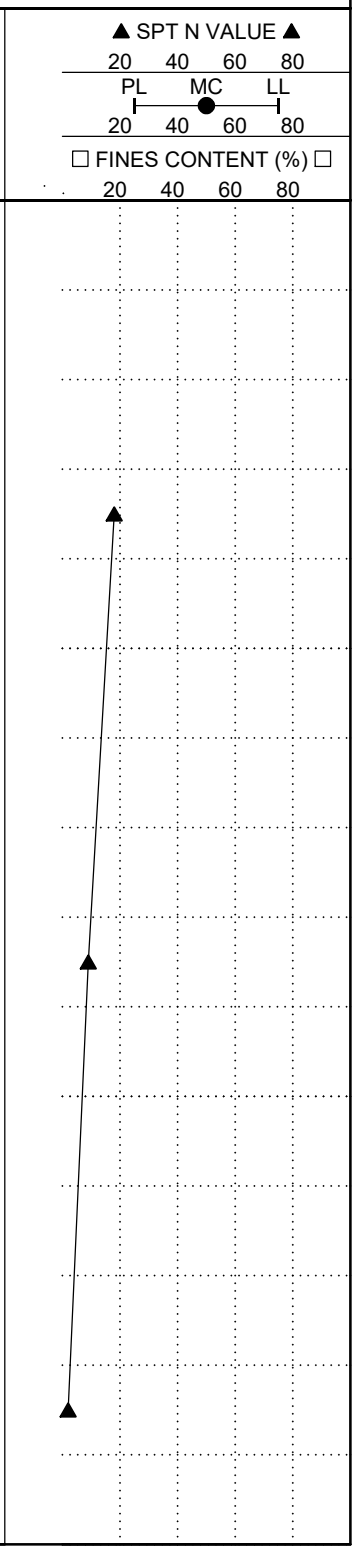
GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:35 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

Haugo GeoTechnical Services
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-20

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 1/4 Inches of Bituminous				
		Approximately 4 Inches of Aggregate Base Gradation SB-20	AU 53			
		(SP) Poorly Graded Sand, fine grained, brown to greyish brown, moist to about 7.5 ft then waterbearing, medium dense to very loose (Alluvium)				
			SS 54		3-8-10 (18)	
2.5						
			SS 55		2-4-5 (9)	
5.0						
			SS 56		2-1-1 (2)	
		P-200= 3%				
7.5						



Bottom of borehole at 7.5 feet.

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Haugo GeoTechnical Services
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-21

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION ---- **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)	▲ SPT N VALUE ▲ 20 40 60 80 / PL MC LL 20 40 60 80 / ☐ FINES CONTENT (%) ☐ 20 40 60 80
0.0		Approximately 3 Inches of Bituminous					
		Approximately 3 1/2 Inches of Aggregate Base Gradation SB-21	AU 49				
		(SP) Poorly Graded Sand, fine grained, brown, moist to about 7 1/2 ft then waterbearing, loose (Alluvium)					
			SS 50		2-4-4 (8)		
2.5							
			SS 51		3-3-3 (6)		
5.0							
			SS 52		2-3-4 (7)		
7.5		▽					

Bottom of borehole at 7.5 feet.

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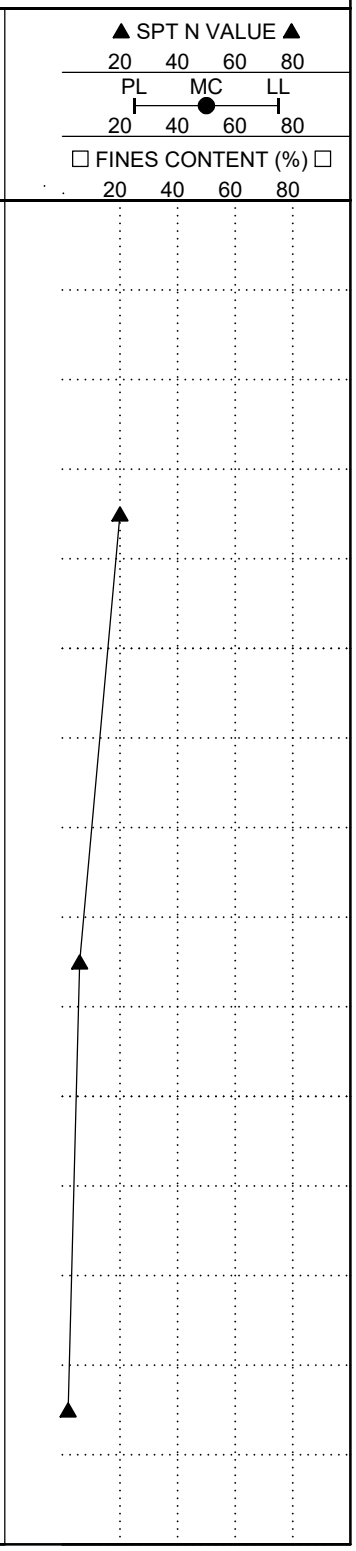
2825 Cedar Ave South
Minneapolis, MN, 55407
Telephone: 612-729-2959
Fax: 763-445-2238

BORING NUMBER SB-22

CLIENT City of Blaine
PROJECT NAME 2024 Street Improvements
PROJECT NUMBER 23-0666
PROJECT LOCATION Blaine, MN
DATE STARTED 9/26/23 **COMPLETED** 9/26/23
GROUND ELEVATION **HOLE SIZE** 3 1/4 inches
DRILLING CONTRACTOR HGTS- 45
GROUND WATER LEVELS:
DRILLING METHOD Hollow Stem Auger/Split Spoon
AT TIME OF DRILLING 7.50 ft
LOGGED BY NC **CHECKED BY** PG
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

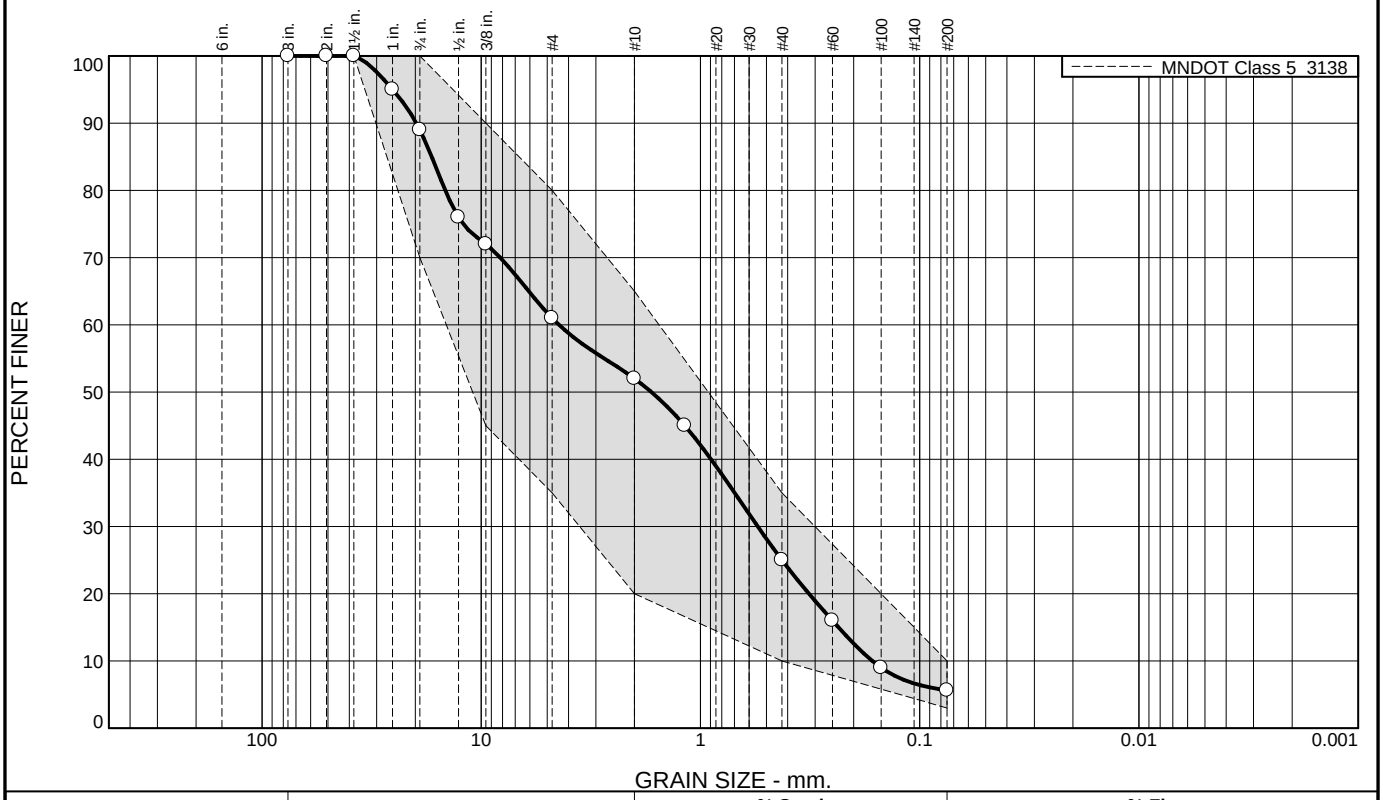
DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	SAMPLE TYPE NUMBER	RECOVERY % (RQD)	BLOW COUNTS (N VALUE)	Moisture Content (%)
0.0		Approximately 3 3/4 Inches of Bituminous				
		Approximately 5 Inches of Aggregate Base Gradation SB-22	AU 45			
		(SP-SM) Poorly Graded Sand with Silt, fine grained, brown, moist, medium dense to very loose (Alluvium)				
			SS 46		3-10-10 (20)	
2.5						
			SS 47		3-3-3 (6)	
5.0						
			SS 48		1-1-1 (2)	
		P-200= 10%				
7.5						



Bottom of borehole at 7.5 feet.

GEOTECH BH PLOTS - GINT STD US LAB.GDT - 11/1/23 11:36 - C:\USERS\ALICE HAUGO\HGTS DROPBOX\LAB HAUGO\HAUGO GEOTECHNICAL SERVICES\GINT PROJECT BACKUP\PROJECTS\23-0666 BORING LOG DRAFT.GPJ

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	48.0	27.0	19.4	5.6	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	95.0		
3/4"	89.0	70.0 - 100.0	
1/2"	76.0		
3/8"	72.0	45.0 - 90.0	
#4	61.0	35.0 - 80.0	
#10	52.0	20.0 - 65.0	
#16	45.0		
#40	25.0	10.0 - 35.0	
#60	16.0		
#100	9.0		
#200	5.6	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 19.7617 D_{85}= 16.8353 D_{60}= 4.4213
D_{50}= 1.6748 D_{30}= 0.5479 D_{15}= 0.2346
D_{10}= 0.1645 C_u= 26.87 C_c= 0.41

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-1

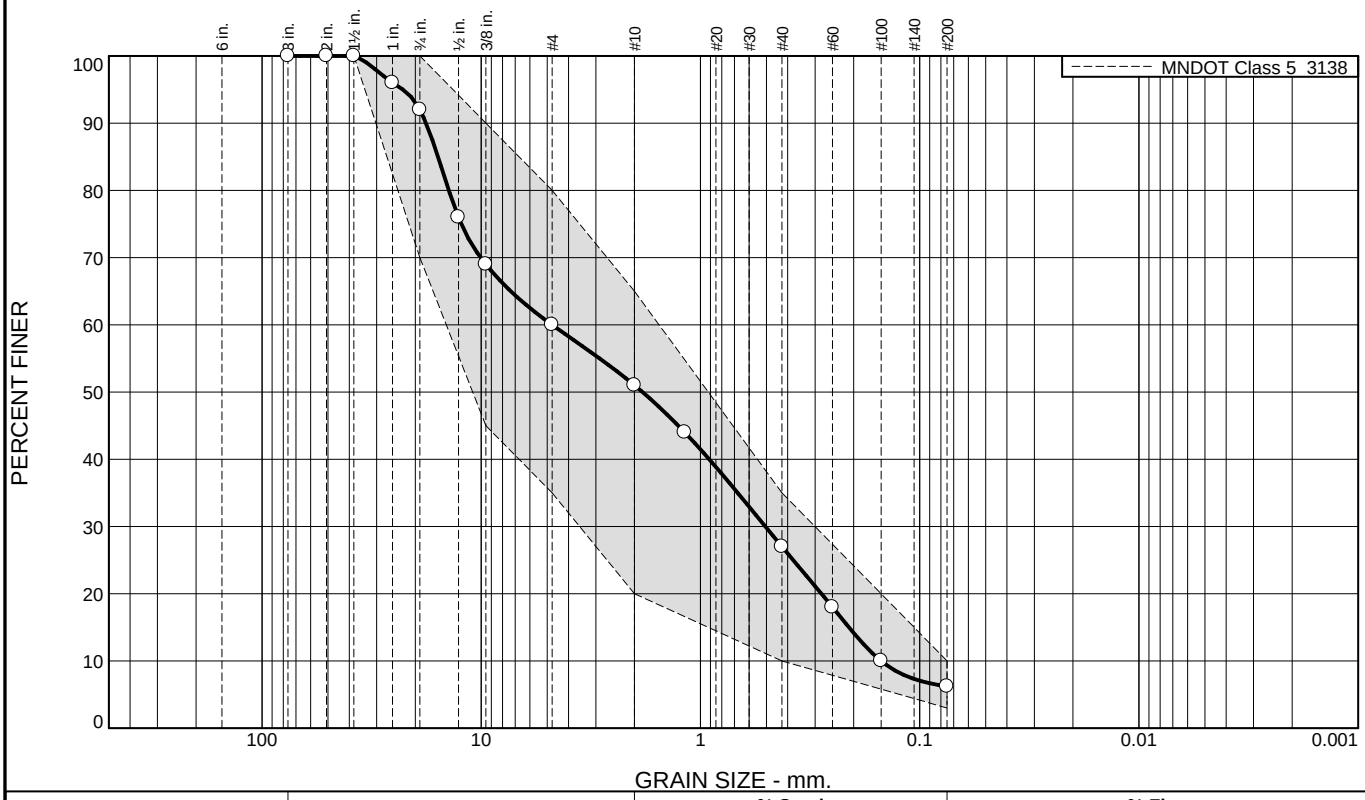
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	49.0	24.0	20.8	6.2	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	96.0		
3/4"	92.0	70.0 - 100.0	
1/2"	76.0		
3/8"	69.0	45.0 - 90.0	
#4	60.0	35.0 - 80.0	
#10	51.0	20.0 - 65.0	
#16	44.0		
#40	27.0	10.0 - 35.0	
#60	18.0		
#100	10.0		
#200	6.2	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 17.8584 D_{85}= 15.7566 D_{60}= 4.7500
D_{50}= 1.8395 D_{30}= 0.5062 D_{15}= 0.2103
D_{10}= 0.1500 C_u= 31.67 C_c= 0.36

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-2

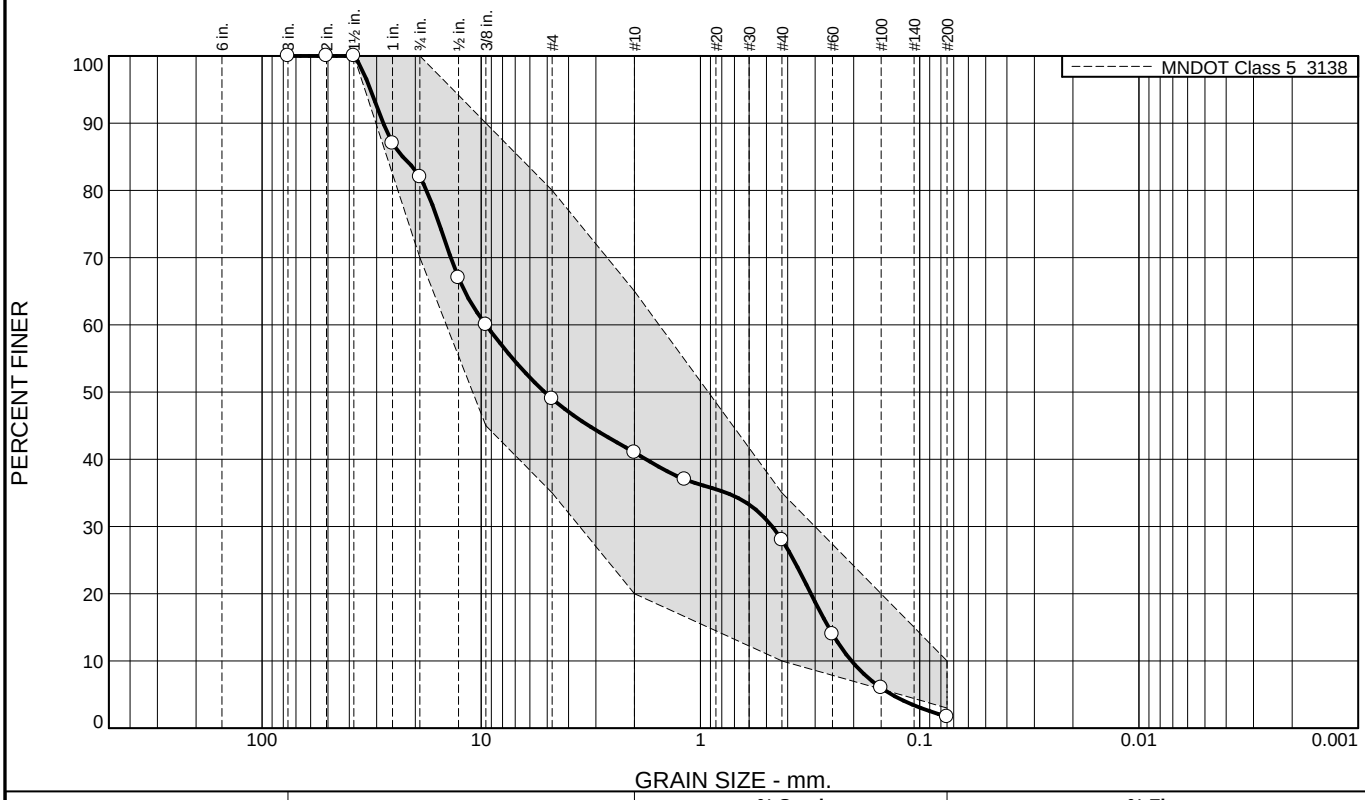
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	59.0	13.0	26.3	1.7	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	87.0		
3/4"	82.0	70.0 - 100.0	
1/2"	67.0		
3/8"	60.0	45.0 - 90.0	
#4	49.0	35.0 - 80.0	
#10	41.0	20.0 - 65.0	
#16	37.0		
#40	28.0	10.0 - 35.0	
#60	14.0		
#100	6.0		
#200	1.7	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 28.0042 D_{85}= 22.8331 D_{60}= 9.5250
D_{50}= 5.1403 D_{30}= 0.4704 D_{15}= 0.2605
D_{10}= 0.2046 C_u= 46.55 C_c= 0.11

Classification

USCS= GP AASHTO=

Remarks

Sample Number: SB-3

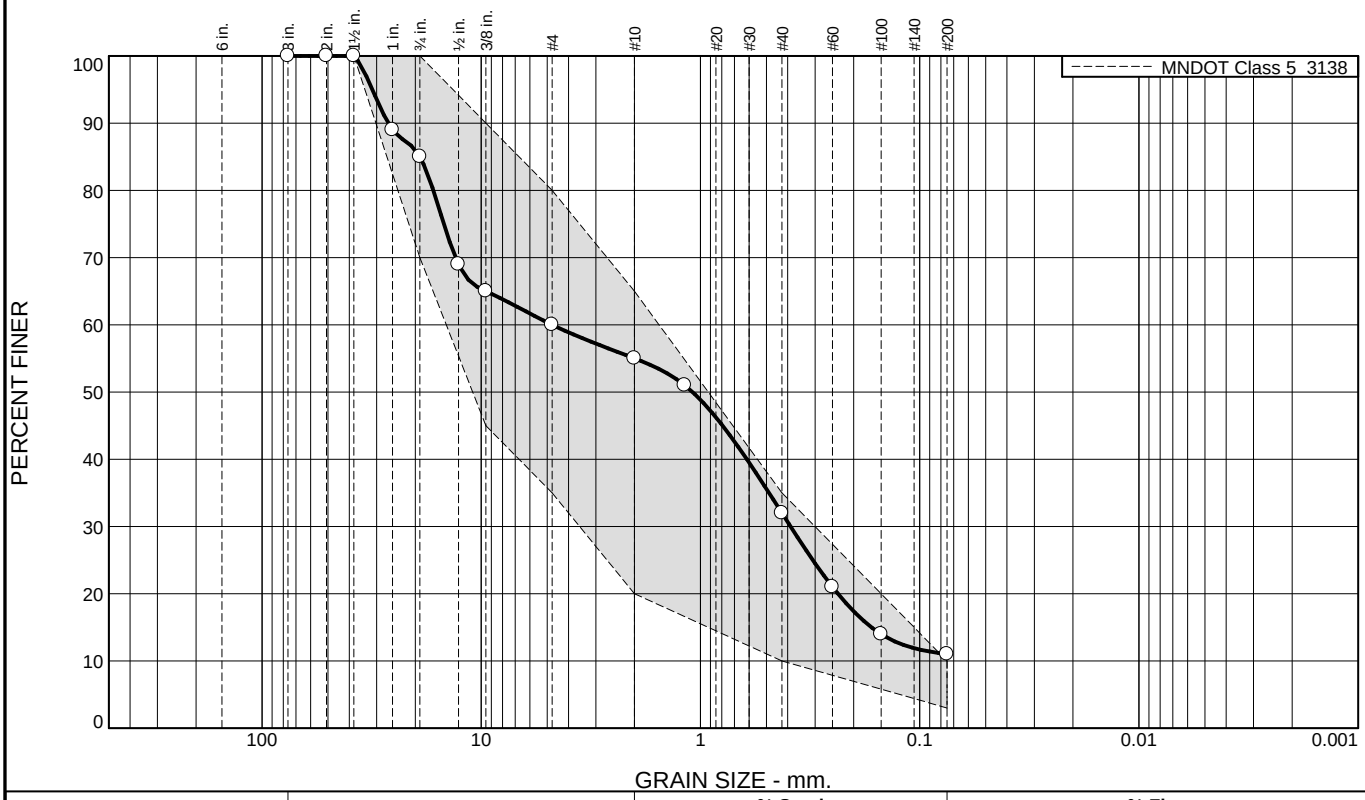
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	45.0	23.0	21.0	11.0	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	89.0		
3/4"	85.0	70.0 - 100.0	
1/2"	69.0		
3/8"	65.0	45.0 - 90.0	
#4	60.0	35.0 - 80.0	
#10	55.0	20.0 - 65.0	
#16	51.0		
#40	32.0	10.0 - 35.0	
#60	21.0		
#100	14.0		
#200	11.0	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 26.5909 D_{85}= 19.0500 D_{60}= 4.7500
D_{50}= 1.0876 D_{30}= 0.3882 D_{15}= 0.1658
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-4

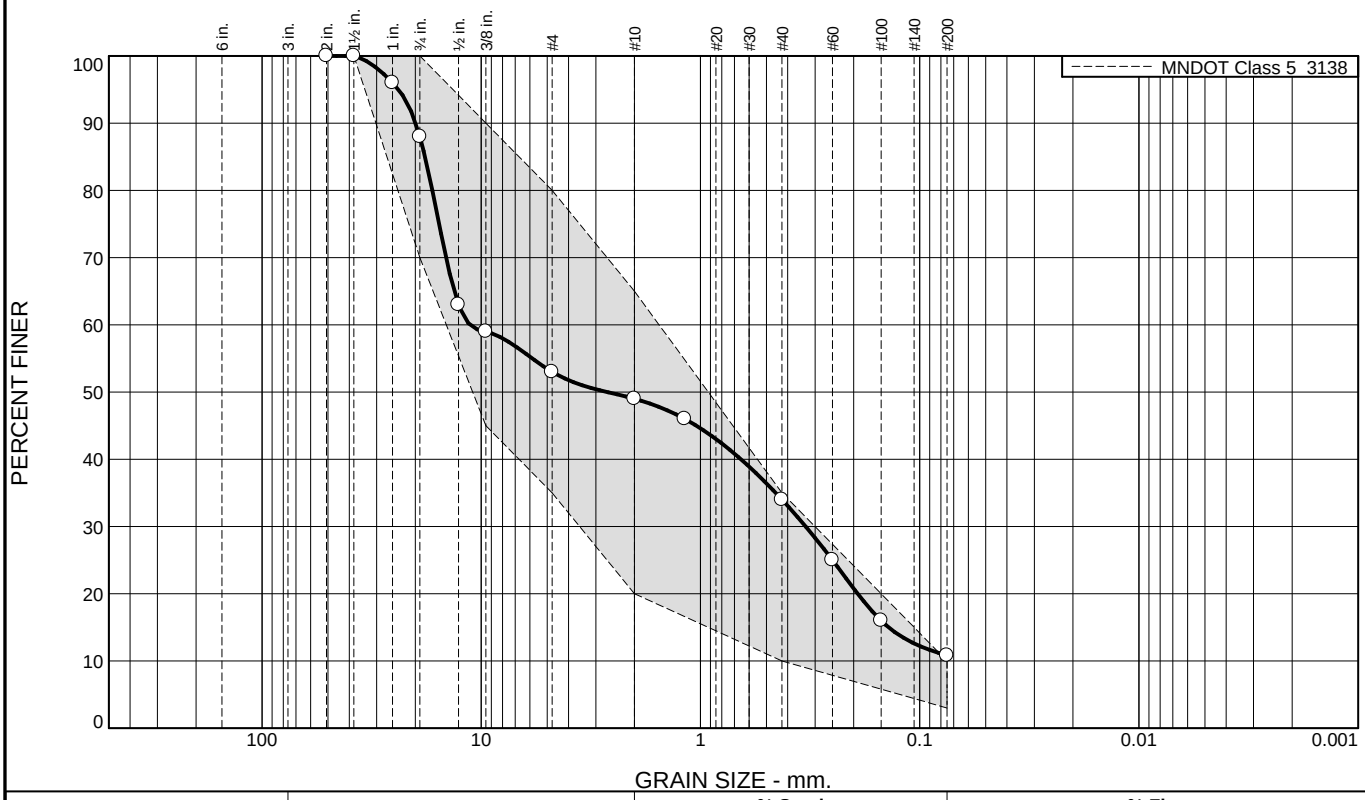
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	51.0	15.0	23.2	10.8	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
2"	100.0		
1 1/2"	100.0	100.0	
1"	96.0		
3/4"	88.0	70.0 - 100.0	
1/2"	63.0		
3/8"	59.0	45.0 - 90.0	
#4	53.0	35.0 - 80.0	
#10	49.0	20.0 - 65.0	
#16	46.0		
#40	34.0	10.0 - 35.0	
#60	25.0		
#100	16.0		
#200	10.8	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 19.9049 D_{85}= 18.0505 D_{60}= 11.2659
D_{50}= 2.6679 D_{30}= 0.3313 D_{15}= 0.1386
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-5

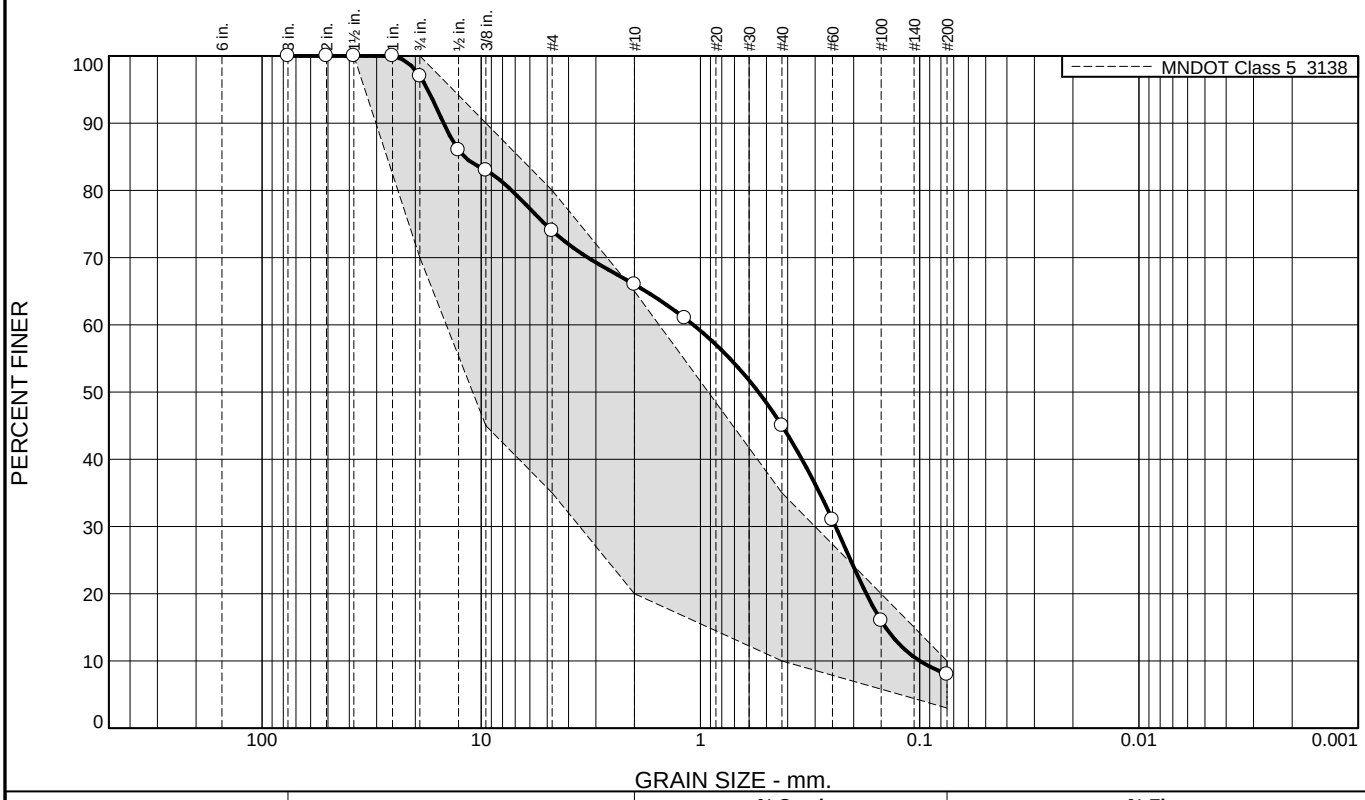
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	34.0	21.0	37.0	8.0	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	97.0	70.0 - 100.0	
1/2"	86.0		
3/8"	83.0	45.0 - 90.0	
#4	74.0	35.0 - 80.0	
#10	66.0	20.0 - 65.0	X
#16	61.0		
#40	45.0	10.0 - 35.0	X
#60	31.0		
#100	16.0		
#200	8.0	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 14.8480 D_{85}= 11.9457 D_{60}= 1.0789
D_{50}= 0.5440 D_{30}= 0.2420 D_{15}= 0.1432
D_{10}= 0.1000 C_u= 10.79 C_c= 0.54

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-6

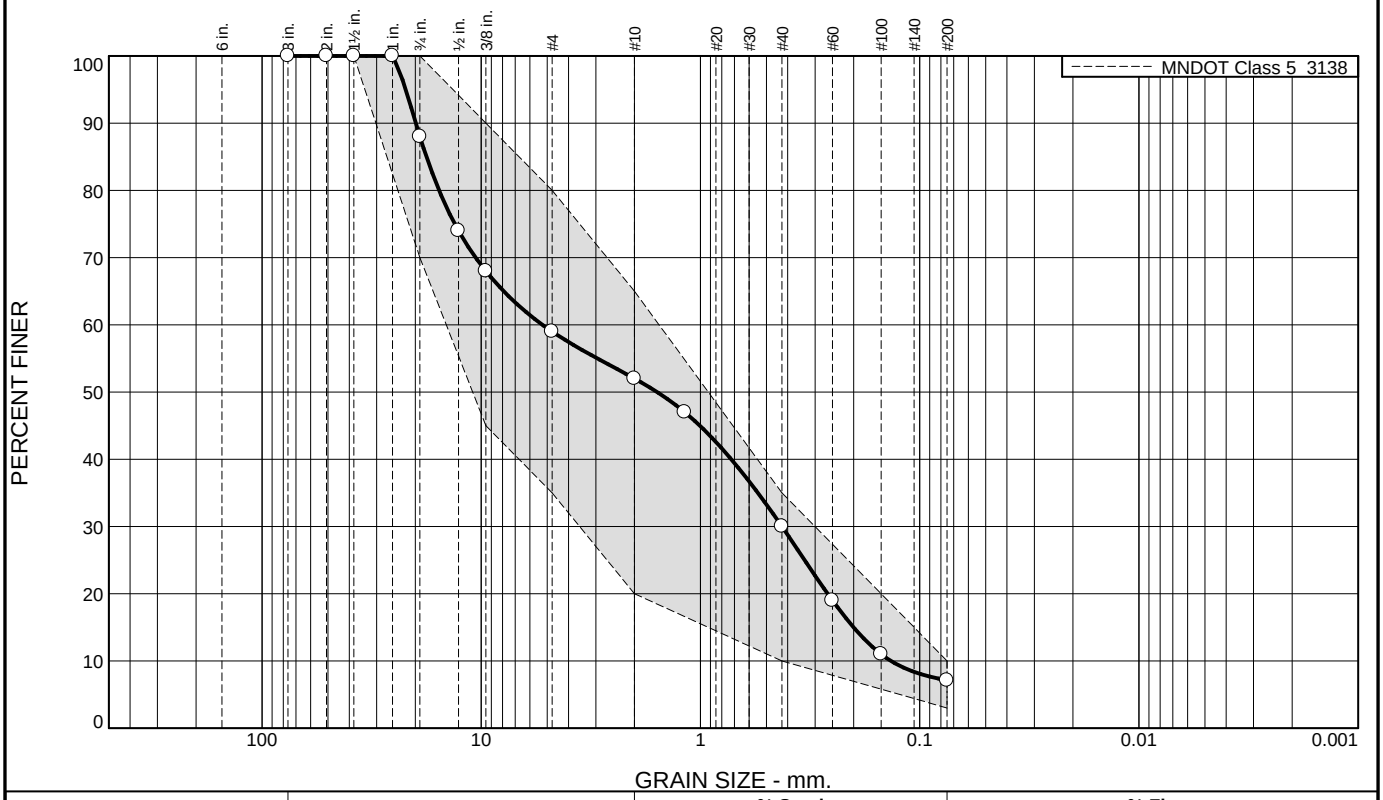
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
		52.0			

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	88.0	70.0 - 100.0	
1/2"	74.0		
3/8"	68.0	45.0 - 90.0	
#4	59.0	35.0 - 80.0	
#10	52.0	20.0 - 65.0	
#16	47.0		
#40	30.0	10.0 - 35.0	
#60	19.0		
#100	11.0		
#200	7.1	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= D_{85}= D_{60}=
D_{50}= D_{30}= D_{15}=
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-7

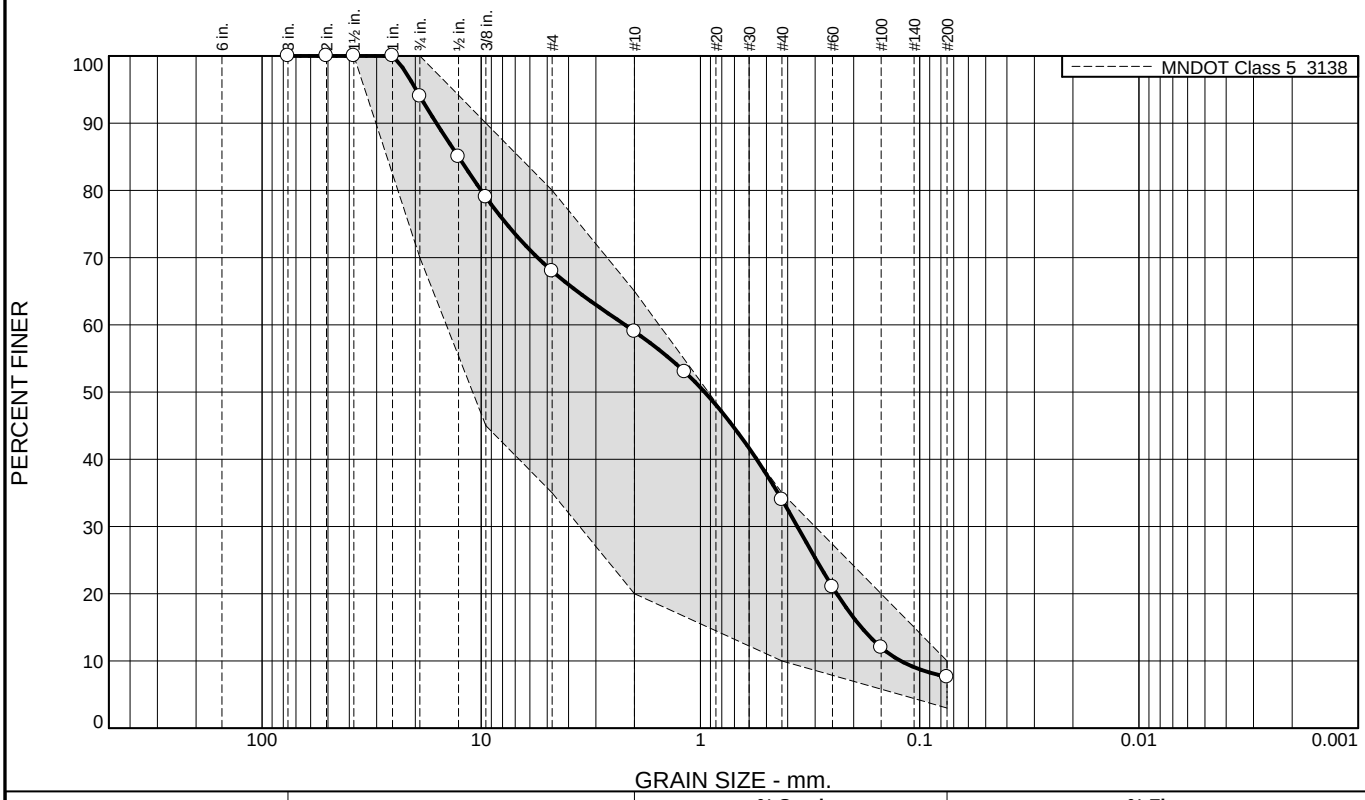
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	41.0	25.0	26.4	7.6	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	94.0	70.0 - 100.0	
1/2"	85.0		
3/8"	79.0	45.0 - 90.0	
#4	68.0	35.0 - 80.0	
#10	59.0	20.0 - 65.0	
#16	53.0		
#40	34.0	10.0 - 35.0	
#60	21.0		
#100	12.0		
#200	7.6	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 16.0194 D_{85}= 12.7000 D_{60}= 2.2128
D_{50}= 0.9581 D_{30}= 0.3614 D_{15}= 0.1846
D_{10}= 0.1222 C_u= 18.11 C_c= 0.48

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-8

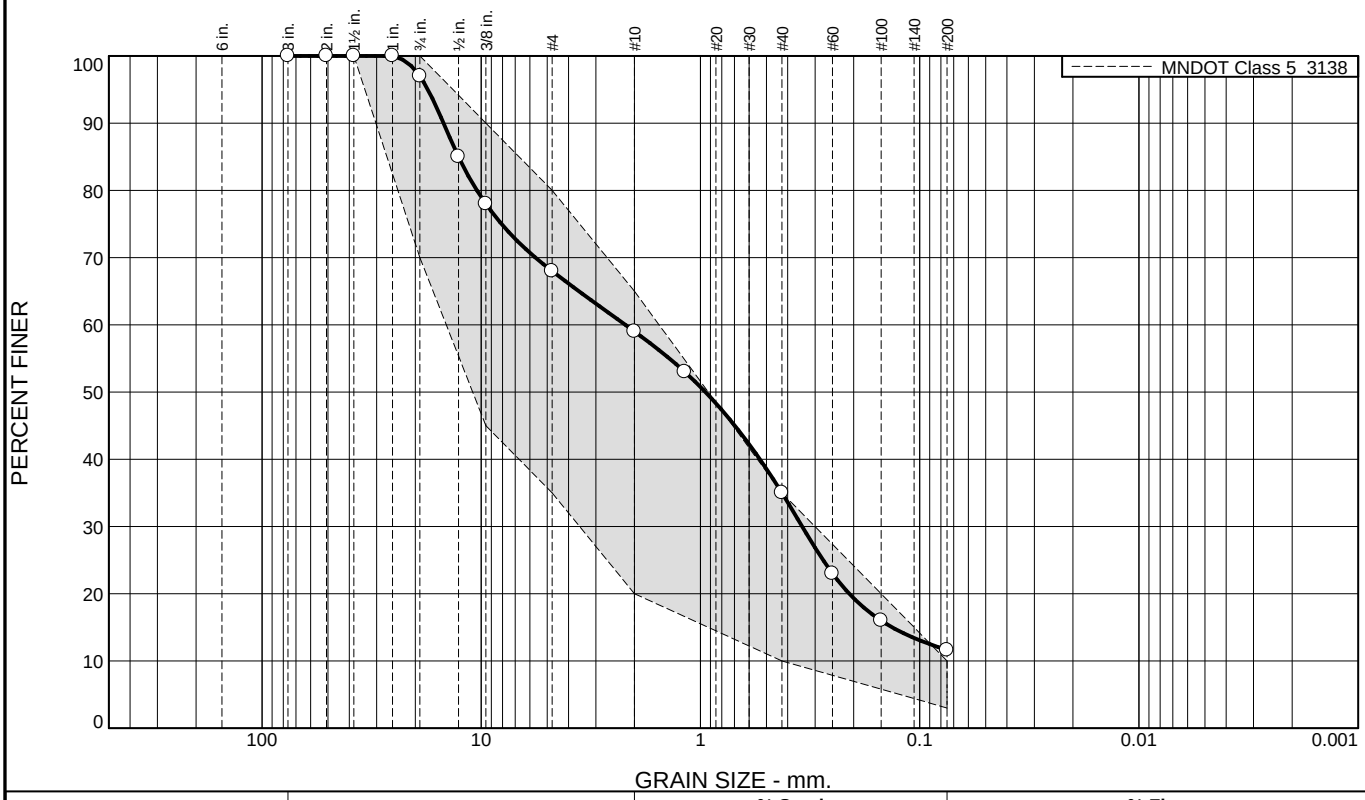
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	41.0	24.0	23.4	11.6	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	97.0	70.0 - 100.0	
1/2"	85.0		
3/8"	78.0	45.0 - 90.0	
#4	68.0	35.0 - 80.0	
#10	59.0	20.0 - 65.0	
#16	53.0		
#40	35.0	10.0 - 35.0	
#60	23.0		
#100	16.0		
#200	11.6	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 14.8624 D_{85}= 12.7000 D_{60}= 2.2031
D_{50}= 0.9500 D_{30}= 0.3437 D_{15}= 0.1336
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-9

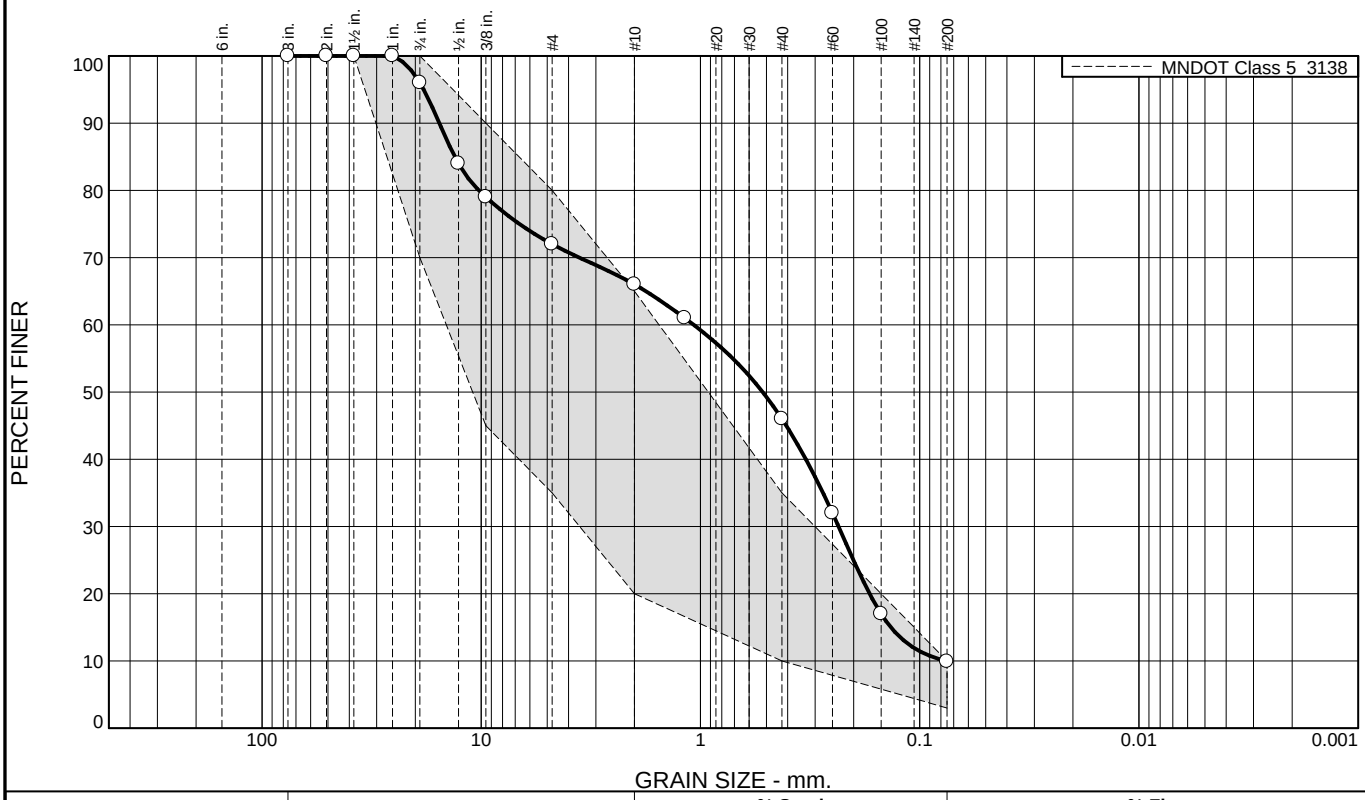
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	34.0	20.0	36.1	9.9	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	96.0	70.0 - 100.0	
1/2"	84.0		
3/8"	79.0	45.0 - 90.0	
#4	72.0	35.0 - 80.0	
#10	66.0	20.0 - 65.0	X
#16	61.0		
#40	46.0	10.0 - 35.0	X
#60	32.0		
#100	17.0		
#200	9.9	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 15.5272 D_{85}= 13.1928 D_{60}= 1.0747
D_{50}= 0.5202 D_{30}= 0.2346 D_{15}= 0.1354
D_{10}= 0.0767 C_u= 14.00 C_c= 0.67

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-10

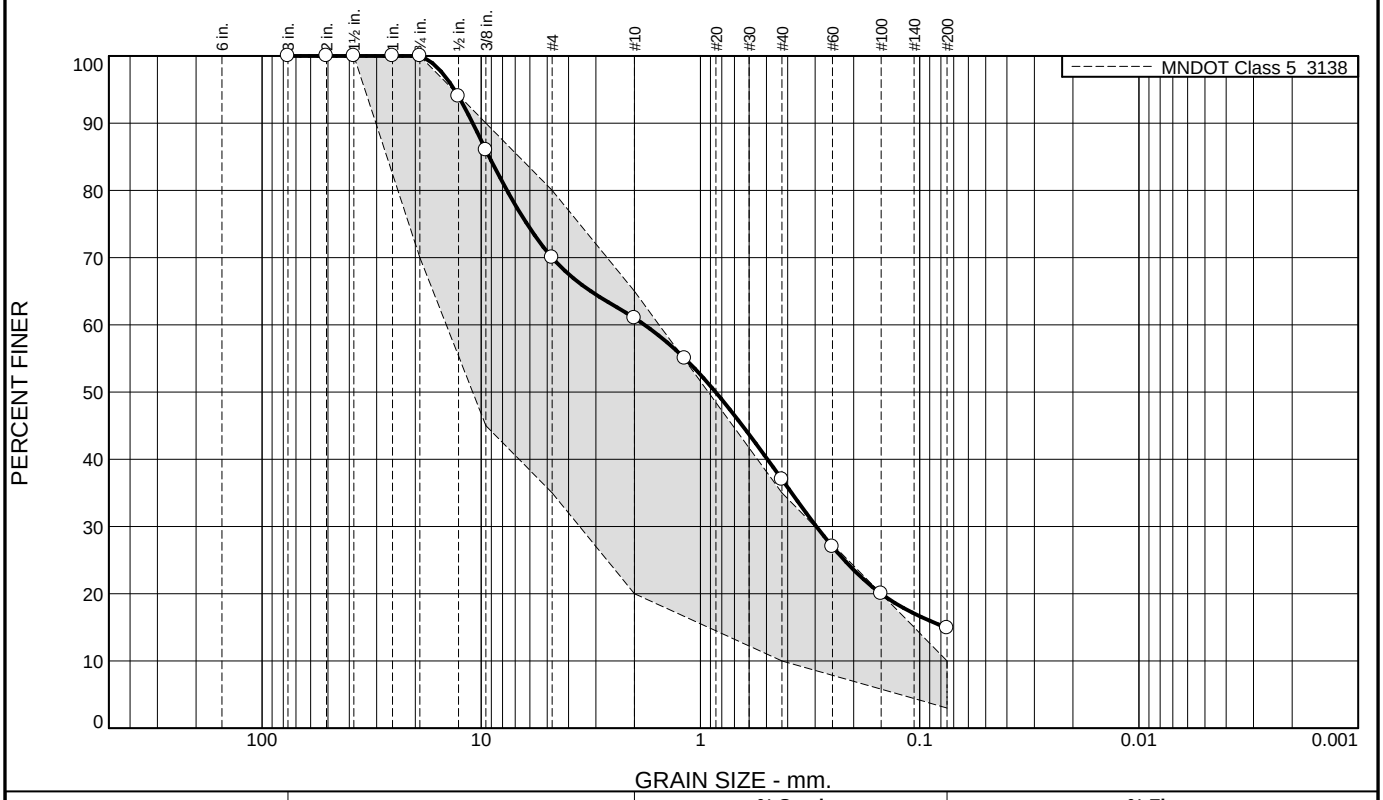
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	39.0	24.0	22.1	14.9	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	100.0	70.0 - 100.0	
1/2"	94.0		
3/8"	86.0	45.0 - 90.0	
#4	70.0	35.0 - 80.0	
#10	61.0	20.0 - 65.0	
#16	55.0		
#40	37.0	10.0 - 35.0	X
#60	27.0		
#100	20.0		
#200	14.9	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 10.9380 D_{85}= 9.1958 D_{60}= 1.8011
D_{50}= 0.8533 D_{30}= 0.2961 D_{15}= 0.0763
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-11

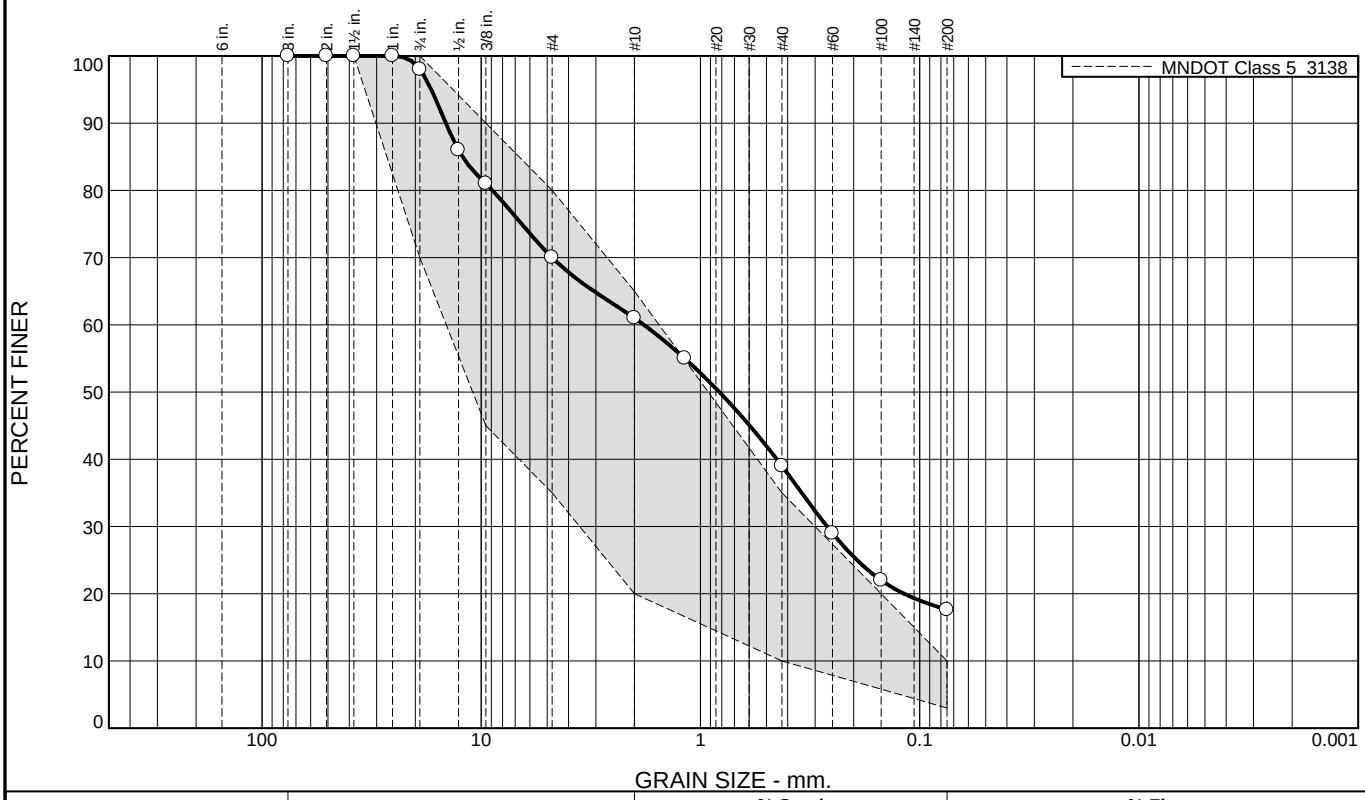
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	39.0	22.0	21.4	17.6	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	98.0	70.0 - 100.0	
1/2"	86.0		
3/8"	81.0	45.0 - 90.0	
#4	70.0	35.0 - 80.0	
#10	61.0	20.0 - 65.0	
#16	55.0		
#40	39.0	10.0 - 35.0	X
#60	29.0		
#100	22.0		
#200	17.6	3.0 - 10.0	X

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 14.5062 D_{85}= 12.1753 D_{60}= 1.8129
D_{50}= 0.8204 D_{30}= 0.2647 D_{15}=
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-12

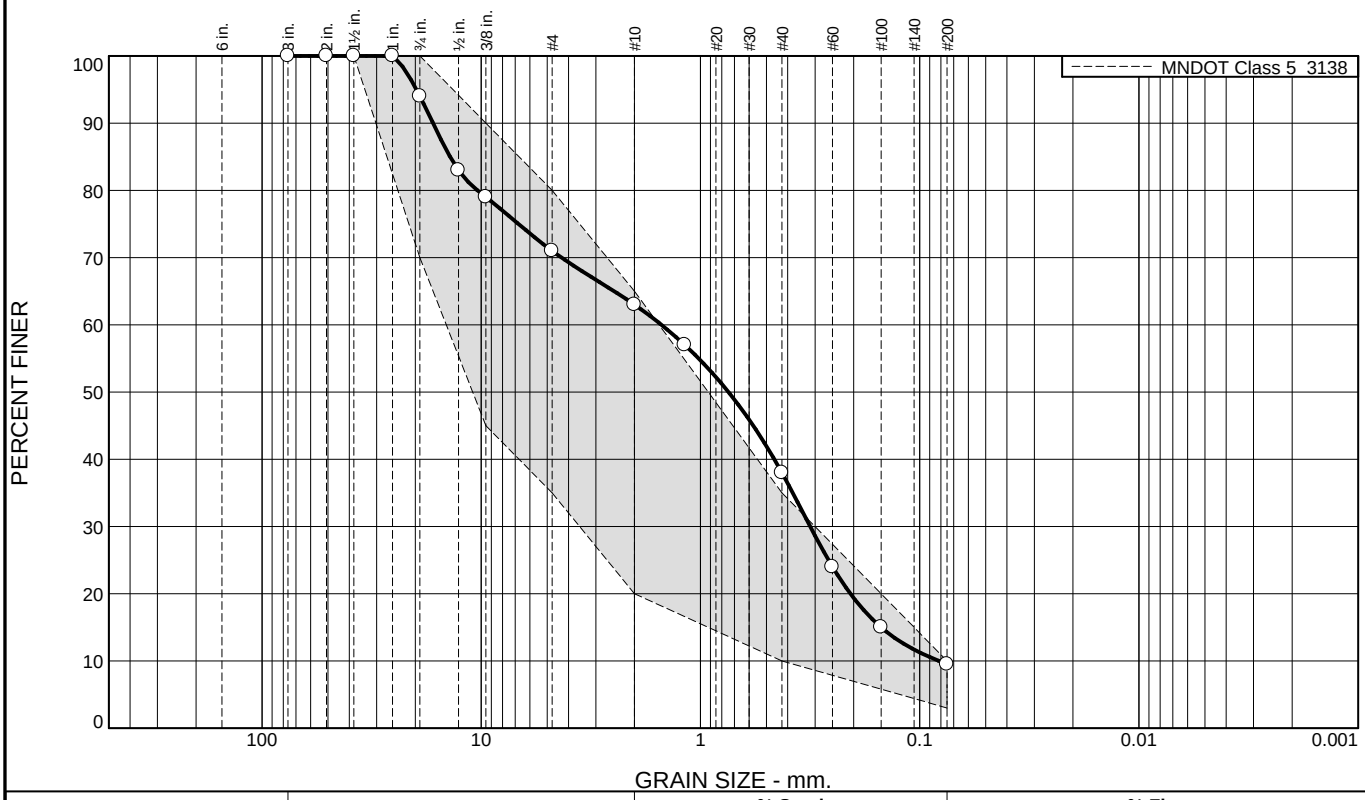
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	37.0	25.0	28.5	9.5	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	94.0	70.0 - 100.0	
1/2"	83.0		
3/8"	79.0	45.0 - 90.0	
#4	71.0	35.0 - 80.0	
#10	63.0	20.0 - 65.0	
#16	57.0		
#40	38.0	10.0 - 35.0	X
#60	24.0		
#100	15.0		
#200	9.5	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 16.6010 D_{85}= 13.8726 D_{60}= 1.5064
D_{50}= 0.7451 D_{30}= 0.3159 D_{15}= 0.1500
D_{10}= 0.0818 C_u= 18.42 C_c= 0.81

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-13

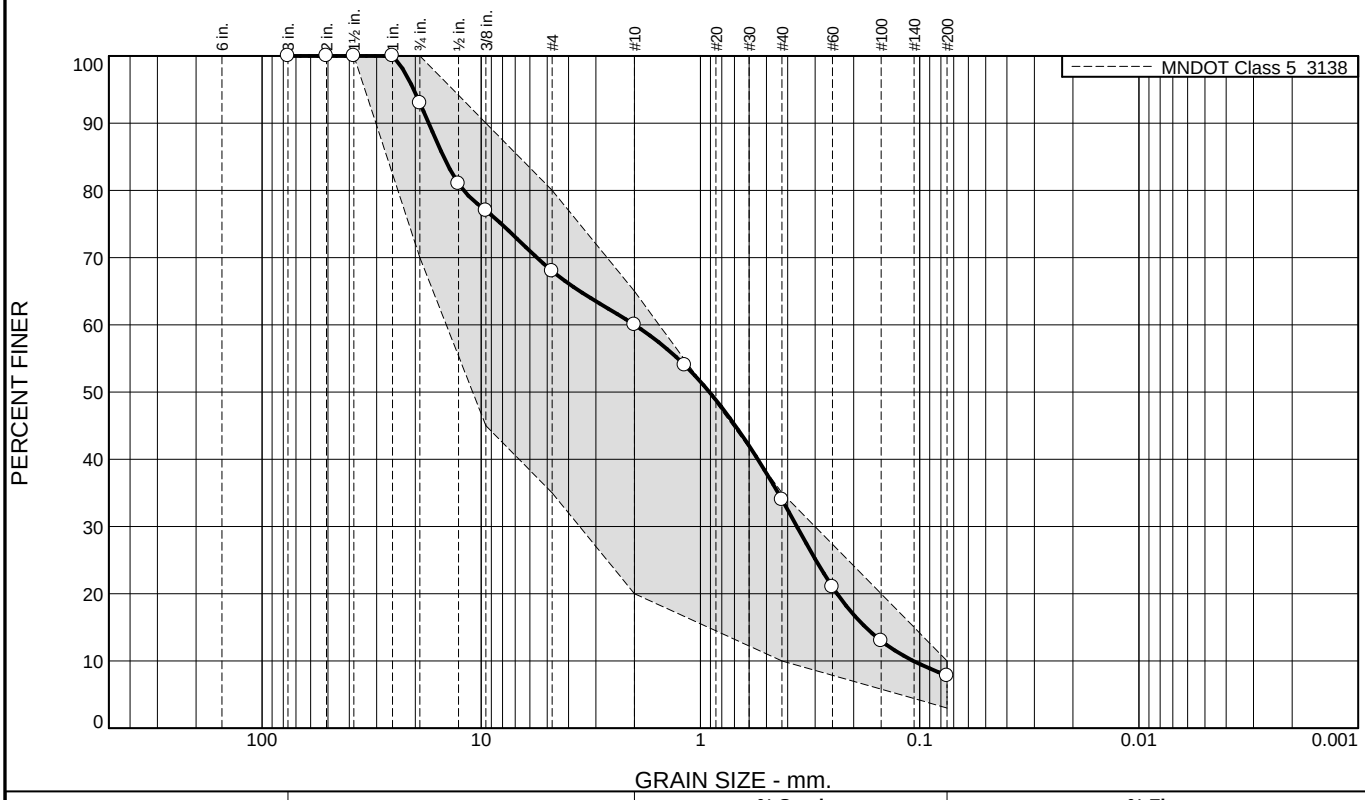
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	40.0	26.0	26.2	7.8	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	93.0	70.0 - 100.0	
1/2"	81.0		
3/8"	77.0	45.0 - 90.0	
#4	68.0	35.0 - 80.0	
#10	60.0	20.0 - 65.0	
#16	54.0		
#40	34.0	10.0 - 35.0	
#60	21.0		
#100	13.0		
#200	7.8	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 17.3684 D_{85}= 14.8387 D_{60}= 2.0000
D_{50}= 0.9106 D_{30}= 0.3631 D_{15}= 0.1764
D_{10}= 0.1069 C_u= 18.71 C_c= 0.62

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-14

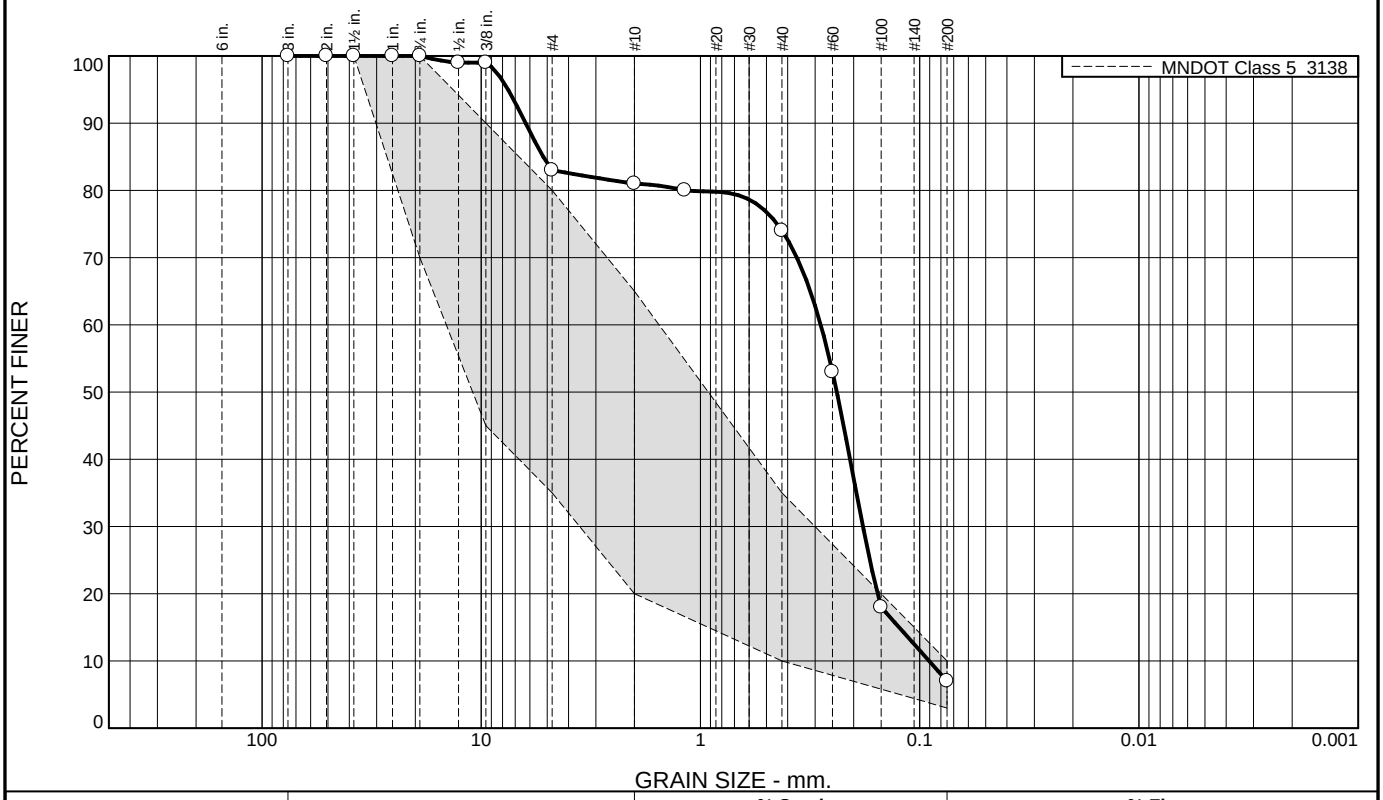
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
		81.0			

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	100.0	70.0 - 100.0	
1/2"	99.0		
3/8"	99.0	45.0 - 90.0	X
#4	83.0	35.0 - 80.0	X
#10	81.0	20.0 - 65.0	X
#16	80.0		
#40	74.0	10.0 - 35.0	X
#60	53.0		
#100	18.0		
#200	7.0	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= D_{85}= D_{60}=
D_{50}= D_{30}= D_{15}=
D_{10}= C_u= C_c=

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-15

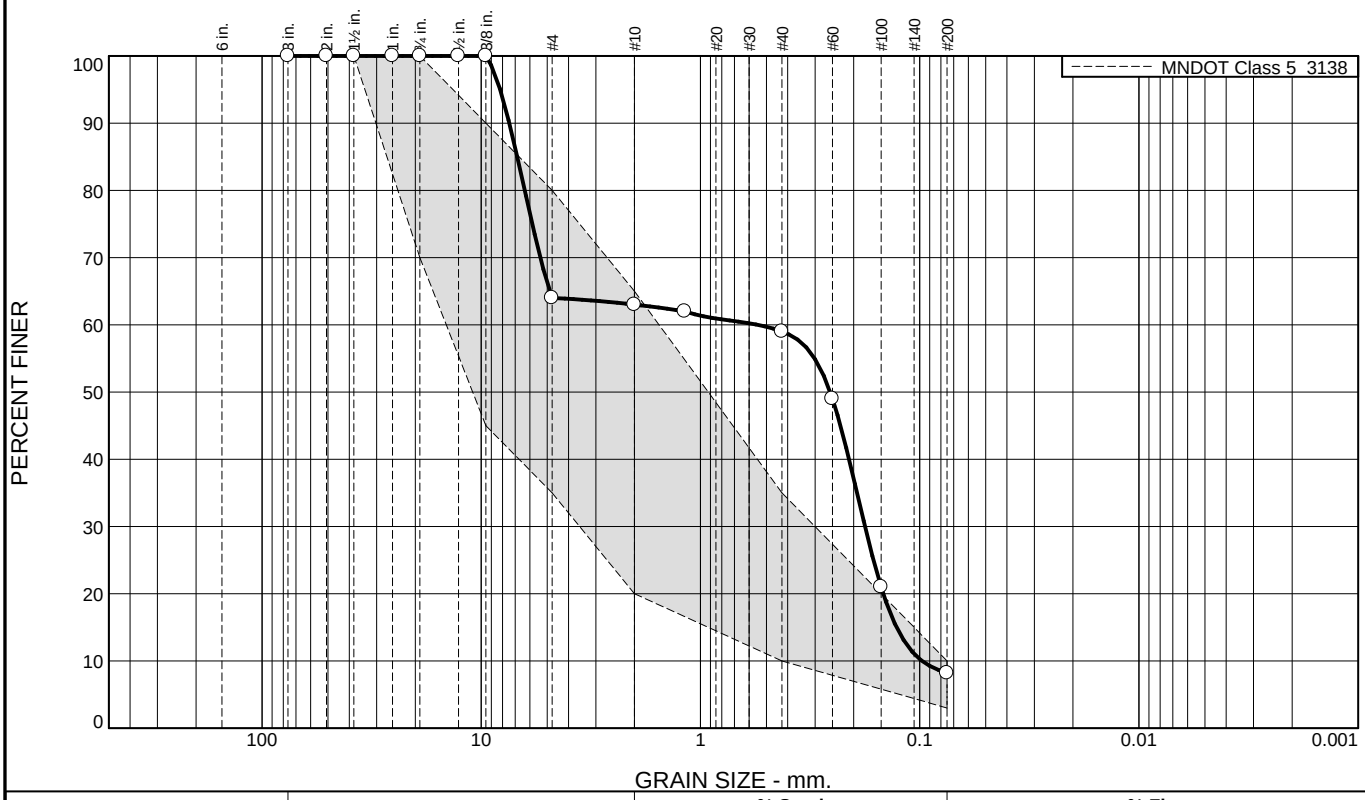
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	37.0	4.0	50.8	8.2	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	100.0	70.0 - 100.0	
1/2"	100.0		
3/8"	100.0	45.0 - 90.0	X
#4	64.0	35.0 - 80.0	
#10	63.0	20.0 - 65.0	
#16	62.0		
#40	59.0	10.0 - 35.0	X
#60	49.0		
#100	21.0		
#200	8.2	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 7.4493 D_{85}= 6.8526 D_{60}= 0.5495
D_{50}= 0.2561 D_{30}= 0.1775 D_{15}= 0.1275
D_{10}= 0.0977 C_u= 5.63 C_c= 0.59

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-16

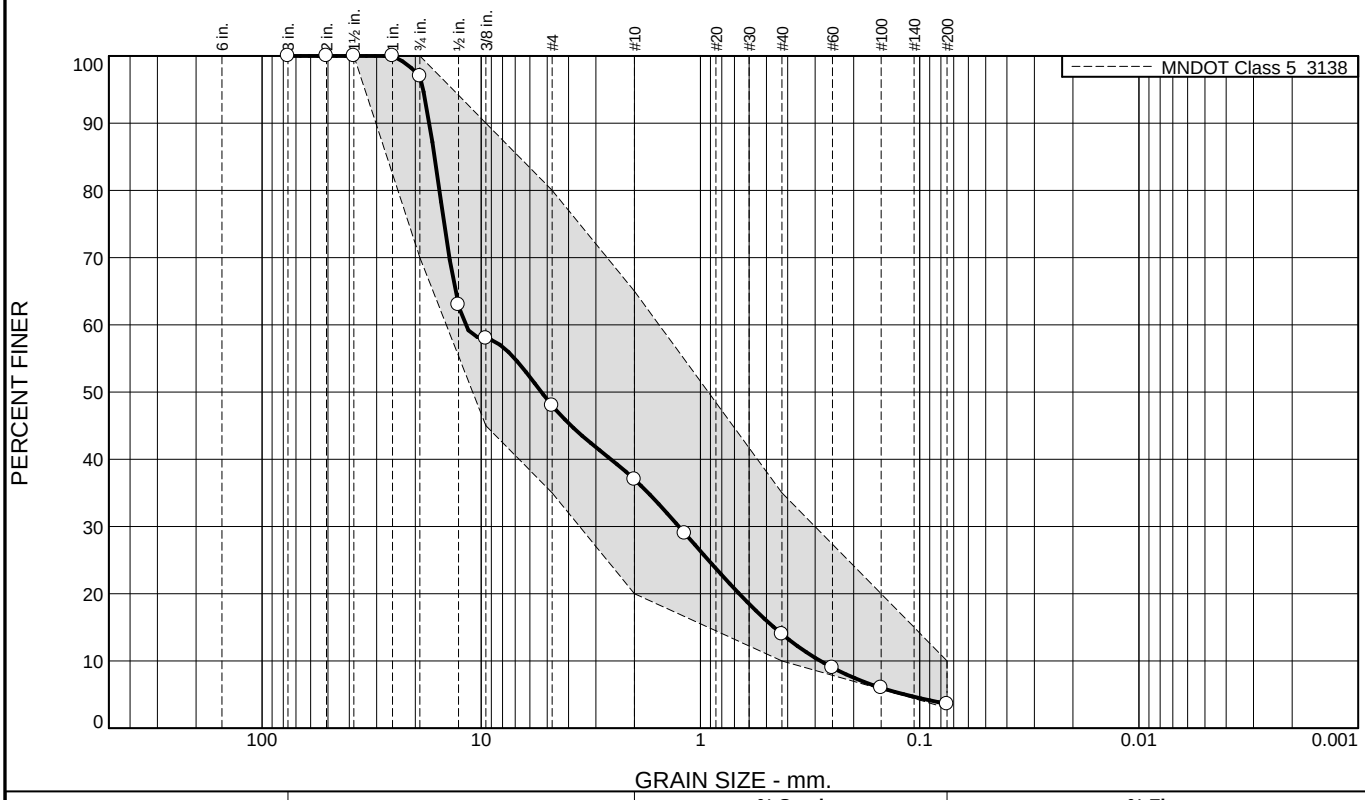
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	63.0	23.0	10.4	3.6	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	97.0	70.0 - 100.0	
1/2"	63.0		
3/8"	58.0	45.0 - 90.0	
#4	48.0	35.0 - 80.0	
#10	37.0	20.0 - 65.0	
#16	29.0		
#40	14.0	10.0 - 35.0	
#60	9.0		
#100	6.0		
#200	3.6	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 17.2509 D_{85}= 16.3325 D_{60}= 11.8247
D_{50}= 5.3174 D_{30}= 1.2553 D_{15}= 0.4620
D_{10}= 0.2839 C_u= 41.65 C_c= 0.47

Classification

USCS= GP AASHTO=

Remarks

Sample Number: SB-17

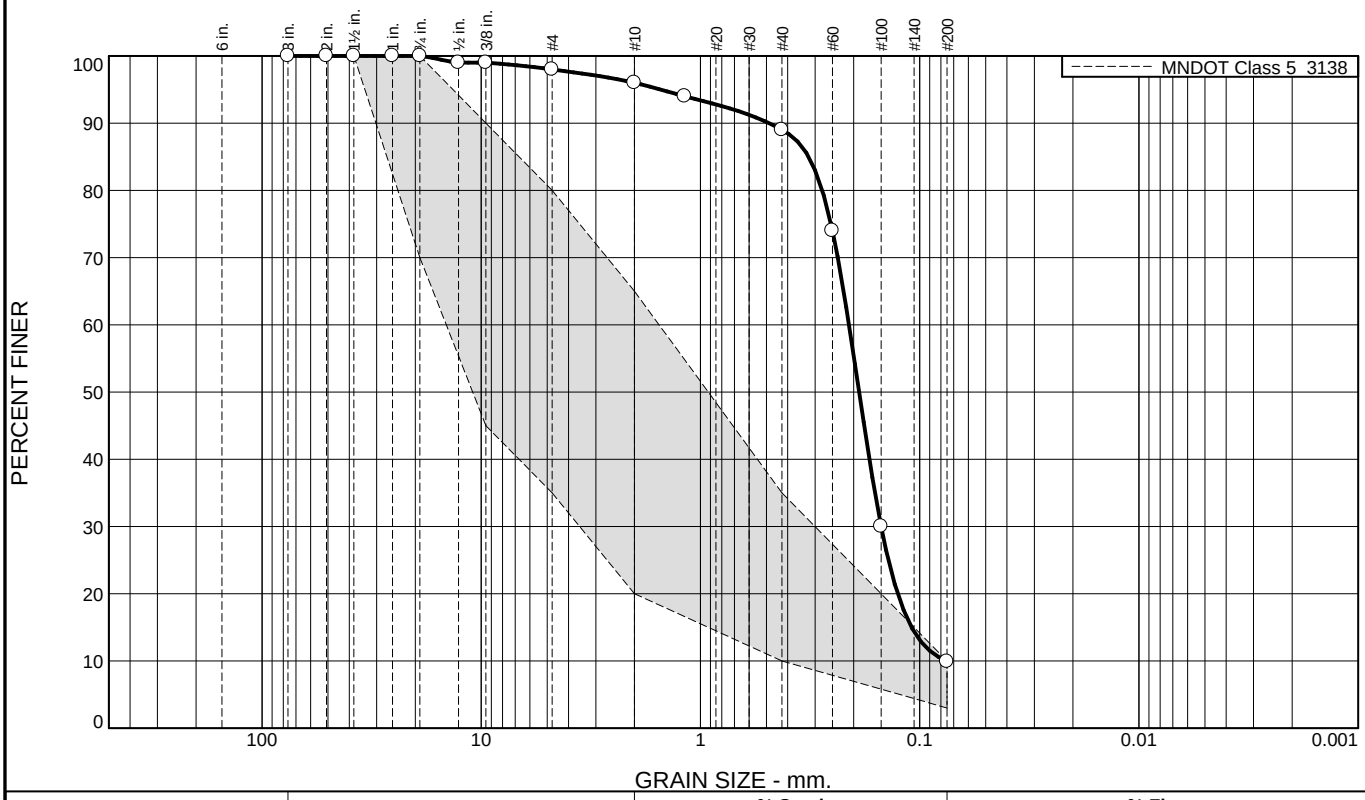
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	4.0	7.0	79.1	9.9	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	100.0	70.0 - 100.0	
1/2"	99.0		
3/8"	99.0	45.0 - 90.0	X
#4	98.0	35.0 - 80.0	X
#10	96.0	20.0 - 65.0	X
#16	94.0		
#40	89.0	10.0 - 35.0	X
#60	74.0		
#100	30.0		
#200	9.9	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 0.4873 D_{85}= 0.3211 D_{60}= 0.2101
D_{50}= 0.1888 D_{30}= 0.1500 D_{15}= 0.1089
D_{10}= 0.0760 C_u= 2.76 C_c= 1.41

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-18

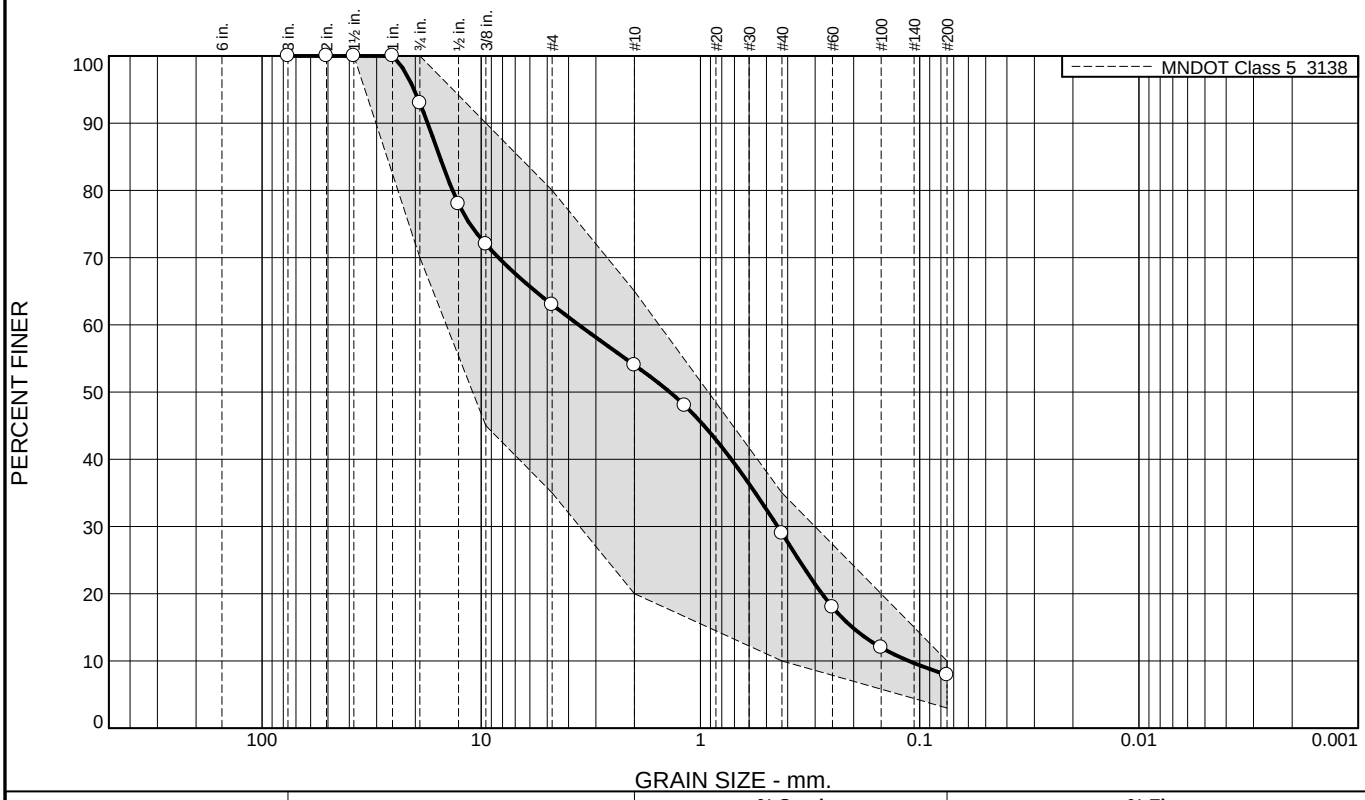
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	46.0	25.0	21.1	7.9	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	93.0	70.0 - 100.0	
1/2"	78.0		
3/8"	72.0	45.0 - 90.0	
#4	63.0	35.0 - 80.0	
#10	54.0	20.0 - 65.0	
#16	48.0		
#40	29.0	10.0 - 35.0	
#60	18.0		
#100	12.0		
#200	7.9	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 17.5593 D_{85}= 15.4639 D_{60}= 3.5945
D_{50}= 1.3807 D_{30}= 0.4447 D_{15}= 0.2029
D_{10}= 0.1123 C_u= 32.02 C_c= 0.49

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-19

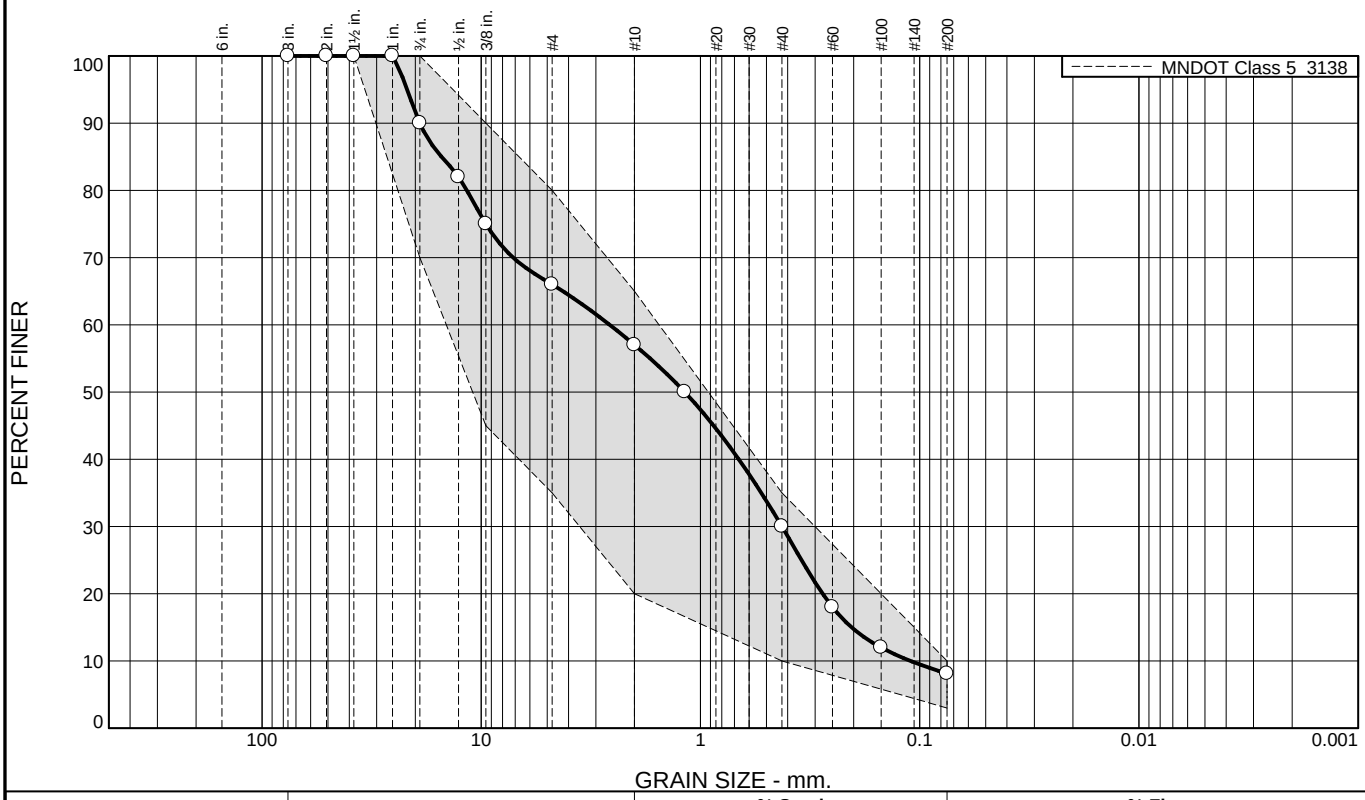
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	43.0	27.0	21.9	8.1	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	90.0	70.0 - 100.0	
1/2"	82.0		
3/8"	75.0	45.0 - 90.0	
#4	66.0	35.0 - 80.0	
#10	57.0	20.0 - 65.0	
#16	50.0		
#40	30.0	10.0 - 35.0	
#60	18.0		
#100	12.0		
#200	8.1	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 19.0500 D_{85}= 15.1771 D_{60}= 2.5948
D_{50}= 1.1800 D_{30}= 0.4250 D_{15}= 0.2046
D_{10}= 0.1102 C_u= 23.55 C_c= 0.63

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-20

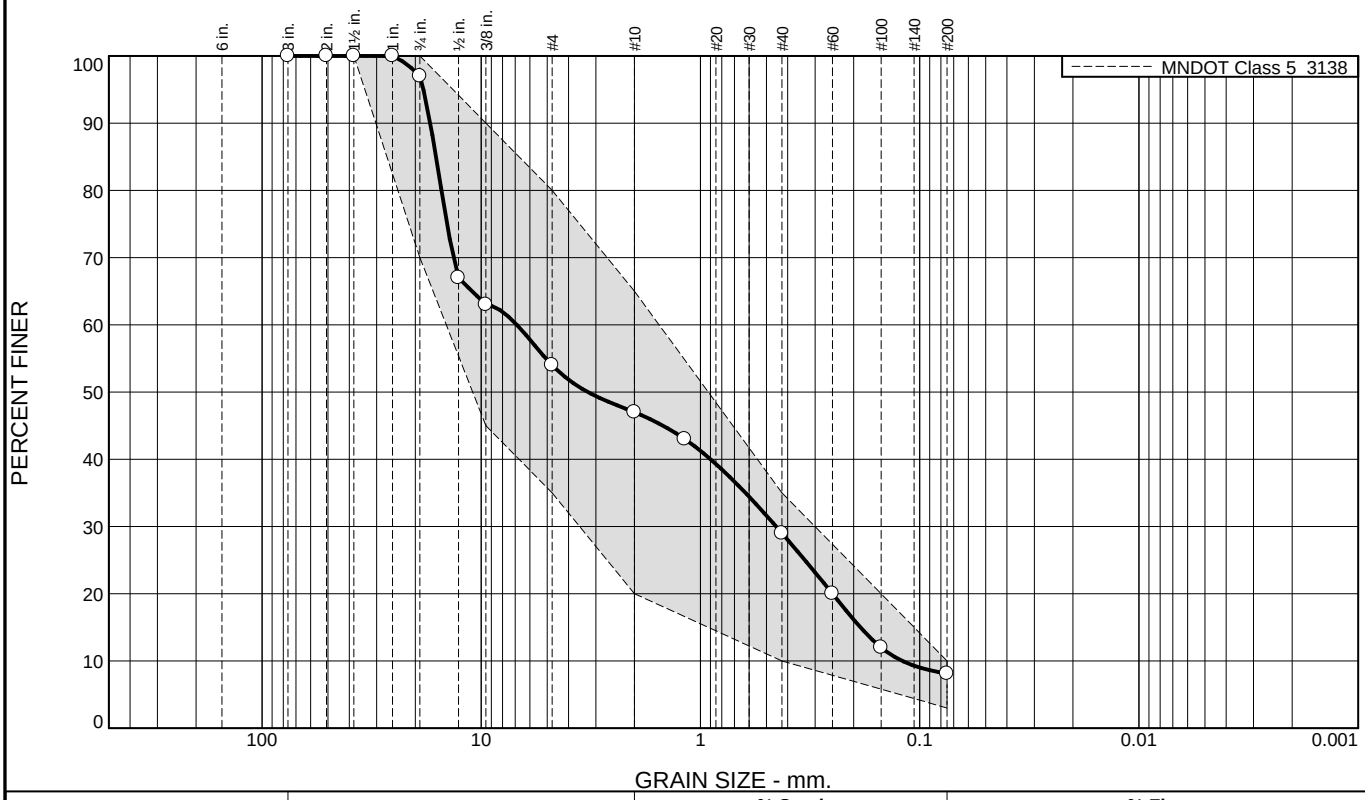
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	53.0	18.0	20.9	8.1	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	97.0	70.0 - 100.0	
1/2"	67.0		
3/8"	63.0	45.0 - 90.0	
#4	54.0	35.0 - 80.0	
#10	47.0	20.0 - 65.0	
#16	43.0		
#40	29.0	10.0 - 35.0	
#60	20.0		
#100	12.0		
#200	8.1	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 17.0869 D_{85}= 16.0854 D_{60}= 6.8811
D_{50}= 3.2693 D_{30}= 0.4520 D_{15}= 0.1863
D_{10}= 0.1200 C_u= 57.34 C_c= 0.25

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-21

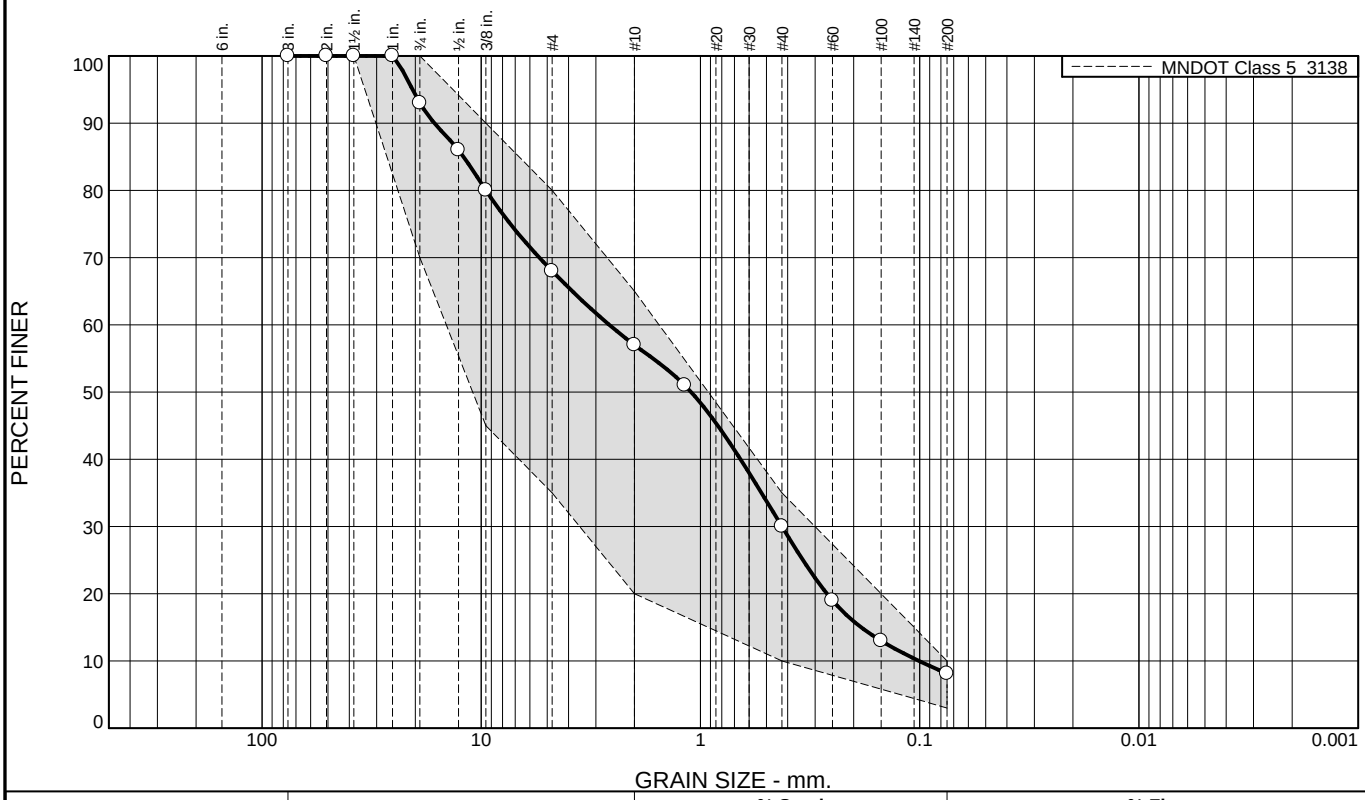
Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

Particle Size Distribution Report



% +3"	% Gravel	% Sand		% Fines	
		Coarse	Fine	Silt	Clay
0.0	43.0	27.0	21.9	8.1	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3"	100.0		
2	100.0		
1 1/2"	100.0	100.0	
1"	100.0		
3/4"	93.0	70.0 - 100.0	
1/2"	86.0		
3/8"	80.0	45.0 - 90.0	
#4	68.0	35.0 - 80.0	
#10	57.0	20.0 - 65.0	
#16	51.0		
#40	30.0	10.0 - 35.0	
#60	19.0		
#100	13.0		
#200	8.1	3.0 - 10.0	

* MNDOT Class 5 3138

Soil Description

Atterberg Limits

PL= LL= PI=

Coefficients

D_{90}= 16.3664 D_{85}= 12.0422 D_{60}= 2.6076
D_{50}= 1.1036 D_{30}= 0.4250 D_{15}= 0.1850
D_{10}= 0.1007 C_u= 25.89 C_c= 0.69

Classification

USCS= AASHTO=

Remarks

Sample Number: SB-22

Date: 10-24-2023

Haugo GeoTechnical Services Maple Grove, Minnesota

Client: City of Blaine
Project: 2024 Street Improvements
Project No: 23-0666 **Figure**

Tested By: RR

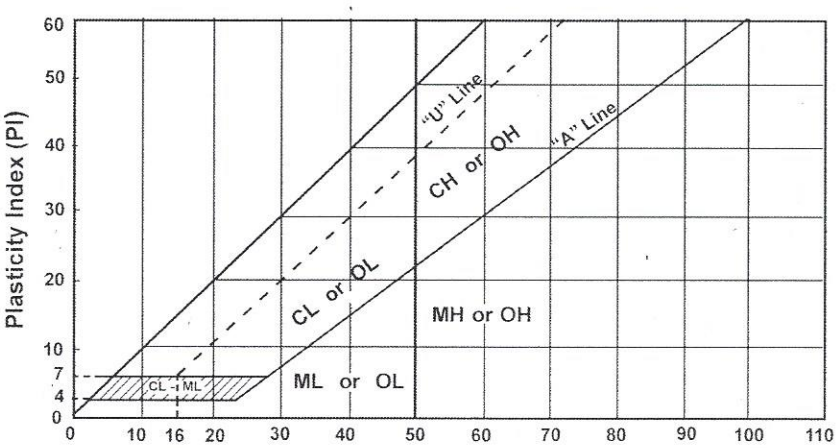
HAUGO GEOTECHNICAL SERVICES

Descriptive Terminology of Soil

Standard D 2487 - 00
Classification of Soils for Engineering Purposes
(Unified Soil Classification System)

Criteria for Assigning Group Symbols and Group Names Using Laboratory Tests [a]				Soils Classification	
				Group Symbol	Group Name [b]
Coarse-grained Soils more than 50% retained on No. 200 sieve	Gravels More than 50% of coarse fraction retained on No. 4 sieve	Clean Gravels 5% or less fines [e]	$C_u \geq 4$ and $1 \leq C_c \leq 3$ [c]	GW	Well-graded gravel [d]
			$C_u < 4$ and/or $1 > C_c > 3$ [c]	GP	Poorly graded gravel [d]
		Gravels with Fines More than 12% fines [e]	Fines classify as ML or MH	GM	Silty gravel [d f g]
			Fines classify as CL or CH	GC	Clayey gravel [d f g]
	Sands 50% or more of coarse fraction passes No. 4 sieve	Clean Sands 5% or less fines [i]	$C_u \geq 6$ and $1 \leq C_c \leq 3$ [c]	SW	Well-graded sand [h]
			$C_u < 6$ and/or $1 > C_c > 3$ [c]	SP	Poorly graded sand [h]
		Sands with Fines More than 12% [i]	Fines classify as ML or MH	SM	Silty sand [f g h]
			Fines classify as CL or CH	SC	Clayey sand [f g h]
Fine-grained Soils 50% or more passed the No. 200 sieve	Silts and Clays Liquid limit less than 50	Inorganic	PI > 7 and plots on or above "A" line [j]	CL	Lean clay [k l m]
			PI < 4 or plots below "A" line [j]	ML	Silt [k l m]
		Organic	Liquid limit - oven dried / Liquid limit - not dried < 0.75	OL	Organic clay [k l m n]
				OL	Organic silt [k l m o]
	Silts and clays Liquid limit 50 or more	Inorganic	PI plots on or above "A" line	CH	Fat clay [k l m]
			PI plots below "A" line	MH	Elastic silt [k l m]
		Organic	Liquid limit - oven dried / Liquid limit - not dried < 0.75	OH	Organic clay [k l m p]
				OH	Organic silt [k l m q]
Highly Organic Soils		Primarily organic matter, dark in color and organic odor		PT	Peat

a. Based on the material passing the 3-in (75mm) sieve.
b. If field sample contained cobbles or boulders, or both, add "with cobbles or boulders or both" to group name.
c. $C_u = D_{60} / D_{10}$ $C_c = \frac{(D_{30})^2}{D_{10} \times D_{60}}$
d. If soil contains ≥15% sand, add "with sand" to group name.
e. Gravels with 5 to 12% fines require dual symbols:
GW-GM well-graded gravel with silt
GW-GC well-graded gravel with clay
GP-GM poorly graded gravel with silt
GP-GC poorly graded gravel with clay
f. If fines classify as CL-ML, use dual symbol GC-GM or SC-SM.
g. If fines are organic, add "with organic fines" to group name.
h. If soil contains ≥ 15% gravel, add "with gravel" to group name.
i. Sands with 5 to 12% fines require dual symbols:
SW-SM well-graded sand with silt
SW-SC well-graded sand with clay
SP-SM poorly graded sand with silt
SP-SC poorly graded sand with clay
j. If Atterberg limits plot in hatched area, soil is a CL-ML, silty clay.
k. If soil contains 10 to 29% plus No. 200, add "with sand" or "with gravel" whichever is predominant.
l. If soil contains ≥30% plus No. 200, predominantly sand, add "sandy" to group name.
m. If soil contains ≥ 30% plus No. 200 predominantly gravel, add "gravelly" to group name.
n. PI ≥ 4 and plots on or above "A" line.
o. PI < 4 or plots below "A" line.
p. PI plots on or above "A" line.
q. PI plots below "A" line.



Laboratory Tests

DD	Dry density, pcf	OC	Organic content, %
WD	Wet density, pcf	S	Percent of saturation, %
MC	Natural moisture content, %	SG	Specific gravity
LL	Liqiuid limit, %	C	Cohesion, psf
PL	Plastic limit, %	∅	Angle of internal friction
PI	Plasticity index, %	qu	Unconfined compressive strength, psf
P200	% passing 200 sieve	qp	Pocket penetrometer strength, tsf

Particle Size Identification

Boulders	over 12"
Cobbles	3" to 12"
Gravel	
Coarse	3/4" to 3"
Fine	No. 4 to 3/4"
Sand	
Coarse	No. 4 to No. 10
Medium	No. 10 to No. 40
Fine	No. 40 to No. 200
Silt	< No. 200, PI < 4 or below "A" line
Clay	< No. 200, PI ≥ 4 and on or above "A" line

Relative Density of Cohesionless Soils

Very loose	0 to 4 BPF
Loose	5 to 10 BPF
Medium dense	11 to 30 BPF
Dense	31 to 50 BPF
Very dense	over 50 BPF

Consistency of Cohesive Soils

Very soft	0 to 1 BPF
Soft	2 to 3 BPF
Rather soft	4 to 5 BPF
Medium	6 to 8 BPF
Rather stiff	9 to 12 BPF
Stiff	13 to 16 BPF
Very stiff	17 to 30 BPF
Hard	over 30 BPF

Drilling Notes

Standard penetration test borings were advanced by 3 1/4" or 6 1/4" ID hollow-stem augers unless noted otherwise. Jetting water was used to clean out auger prior to sampling only where indicated on logs. Standard penetration test borings are designated by the prefix "ST" (Split Tube). All samples were taken with the standard 2" OD split-tube sampler, except where noted.

Power auger borings were advanced by 4" or 6" diameter continuous-flight, solid-stem augers. Soil classifications and strata depths were inferred from disturbed samples augered to the surface and are, therefore, somewhat approximate. Power auger borings are designated by the prefix "B."

Hand auger borings were advanced manually with a 1 1/2" or 3 1/4" diameter auger and were limited to the depth from which the auger could be manually withdrawn. Hand auger borings are indicated by the prefix "H."

BPF: Numbers indicate blows per foot recorded in standard penetration test, also known as "N" value. The sampler was set 6" into undisturbed soil below the hollow-stem auger. Driving resistances were then counted for second and third 6" increments and added to get BPF. Where they differed significantly, they are reported in the following form: 2/12 for the second and third 6" increments, respectively.

WH: WH indicates the sampler penetrated soil under weight of hammer and rods alone; driving not required.

WR: WR indicates the sampler penetrated soil under weight of rods alone; hammer weight and driving not required.

TW indicates thin-walled (undisturbed) tube sample.

Note: All tests were run in general accordance with applicable ASTM standards.

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JOIN OUR SOCIAL COMMUNITIES

City of Blaine
Staff Report

File Number: RES 23-178

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Approval of Consent Agenda: - Daniel Schluender, Director of Engineering

Agenda Item # 8.9

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Southwest Area Street Reconstructions, I/P 24-07.

Executive Summary

Council is asked to receive the feasibility report for the 2024 Southwest Area Street Reconstructions, Improvement Project No. 24-07 and order a public hearing.

Background

At the August 7, 2023 City Council meeting, Council initiated the 2024 Southwest Area Street Reconstruction project and ordered the preparation of a feasibility report. The 2024 Southwest Area Street Reconstruction project consists of reconstruction of the following streets:

Area 1

- 89th Avenue (from University Avenue to MN-65)

Area 2

- 87th Avenue (from dead end west of Lincoln Street to Central Avenue Service Road)
- Lincoln Street (85th Avenue to 89th Avenue)

Area 3

- 85th Avenue (from Lincoln Street to MN-65)

Area 4

- Central Avenue Service Road (From 500 feet south of 87th Avenue to the cul-de-sac just south of 89th Avenue)

The project areas consist of the following work for each area:

Area 1 is proposed to be reconstructed with full depth pavement and aggregate base replacement, spot curb replacement, storm sewer repairs and replacements, bituminous trail replacement, spot water main repairs, and appurtenant construction.

Area 2 consists of city streets with rural sections and no curb and gutter. The method of reconstruction will be a full reconstruction to the city standard residential street, which will include full depth pavement replacement, installation of concrete curb and gutter, storm sewer improvements, spot water main repairs, and appurtenant construction.

Area 3 is proposed to be reconstructed with full depth pavement replacement, spot curb replacement, minor storm sewer repairs, spot water main repairs, and appurtenant construction.

Area 4 is proposed to be reconstructed with full depth pavement replacement, spot curb replacement, spot water main repairs, and appurtenant construction.

The estimated cost of these proposed improvements is $8,525,270 with $1,224,589 to be assessed to the benefitting properties over a 15-year period. In addition, replacement of existing sanitary sewer castings and rings and select hydrants and valves at an estimated cost of $1,229,670 is proposed to be paid for by the City Public Utility Funds. The remaining portion of $6,071,011 is proposed to be paid from the City's Pavement Management Program Fund and Municipal State Aid Funds.

The proposed project is necessary, cost-effective, and feasible and will result in a benefit to the properties proposed to be assessed.

Schedule of Actions

8/7/2023	Initiate Project and Order Preparation of Feasibility Report
12/18/2023	Receive Feasibility Report and Order Public Hearing
1/9/2024	Public Information Meeting/Open House
1/17/2024	Hold public hearing, order improvements, order preparation of plans & specifications
3/4/2024	Approve plans & specifications, order advertisement for bids
4/8/2024	Open Bids
4/15/2024	Award Contract
May-October 2024	Construct Improvements
Spring 2025	Hold Assessment Hearing

January 2026	First Assessment payment due with real estate taxes

Strategic Plan Relationship

The project aligns with the City's strategic initiatives for Growth Management and providing a well-maintained infrastructure by providing high-quality street surfaces.

Board/Commission Review

Not Applicable.

Financial Impact

The project will be funded by a combination of assessments, bond proceeds placed in the City Pavement Management Program fund, Public Utility Funds and State Aid funds. The 2024 project budget in the 2024-2028 Capital Improvement Plan (CIP) is $5,760,000 and includes consulting, construction, and contingency. With estimated improvement costs of $8,525,270, the 2024 budget and CIP may need to be amended in 2024 and additional bond proceeds may need to be issued to finance project costs or the project could be split into multiple years or reject bids and the project rebid in 2025. Any or all of these options will be brought to council when the contract is proposed to be awarded.

Public Outreach/Input

The project is being conducted pursuant to MN Statutes, Chapter 429 and is compliant with all public notification requirements thereof.

Staff Recommendation

By motion, adopt the resolution.

Attachment List

1. Location Map
2. 24-07 Feasibility Report - FinalRev

City of Blaine

Signature Copy

Resolution: RES 23-178

Resolution to Receive Feasibility Report and Order Public Hearing for the 2024 Southwest Area Street Reconstructions, I/P 24-07.

WHEREAS, pursuant to Resolution No. 23-127 adopted on the 7th day of August, 2023, by the Blaine City Council, a report has been prepared for the City of Blaine Engineering Department, with reference to the reconstructions of 89th Avenue (from University Avenue to MN-65), 87th Avenue (from dead end west of Lincoln Street to Central Avenue Service Road), Lincoln Street (85th Avenue to 89th Avenue), 85th Avenue (from Lincoln Street to MN-65), Central Avenue Service Road (From 500 feet south of 87th Avenue to the cul-de-sac just south of 89th Avenue) and this report received by the Council on the 18th Day of December 2023.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Blaine as follows:

1. The Council will consider the improvement in accordance with the report finding the improvement necessary, cost-effective, and feasible, resulting in a benefit to the properties proposed to be assessed and will consider the assessment of benefiting property for all or a portion of the cost of the improvement pursuant to the Minnesota Statutes, Chapter 429, at an estimated total cost of the improvement of $8,525,270.

2. A Public Hearing shall be held on such proposed improvement on the 17th day of January 2024, at 7:00PM in the Council Chambers of City Hall, and the City Clerk shall give mailed and published notice of such hearing and improvement as required by law.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

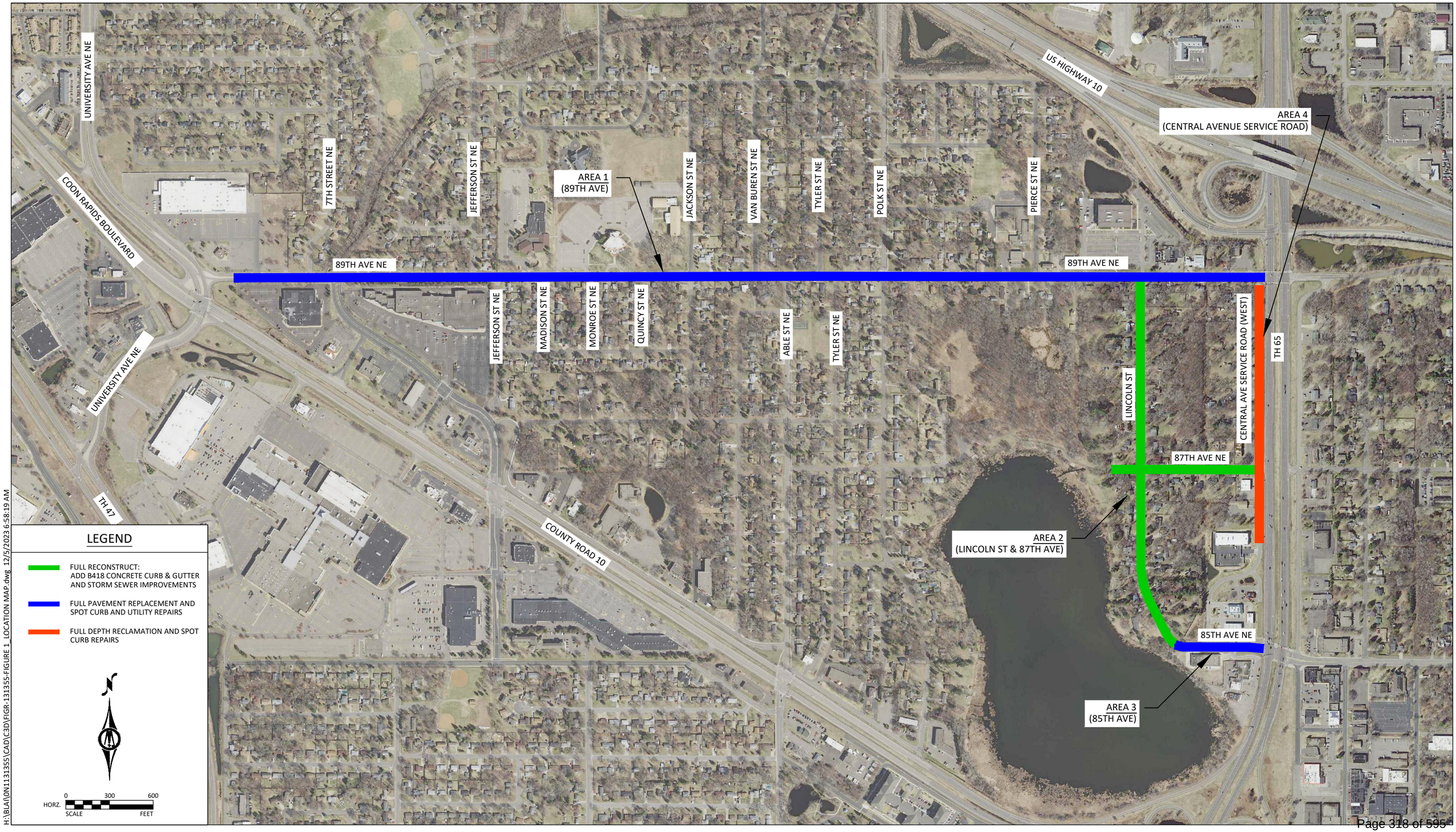
2024 SW Area Street Reconstructuion Project, City Project #24-07

Blaine, MN

Figure 1: Location Map

December 2023

BOLTON & MENK



H:\BLAI\0N1131355\CAD\C3D\FIGR-131355-FIGURE 1_LOCATION MAP.dwg 12/5/2023 6:58:19 AM

Real People. Real Solutions.

Feasibility Report for

Improvement Project No. 24-07
Pavement Management Program

2024 Southwest Area Street Reconstruction Project

Bolton & Menk, Inc. Project No. 0N1.131355
December 7, 2023

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.

By: _____
Michael Nill, P.E.
License No. 26914

Submitted by:
Bolton & Menk, Inc.
3507 High Point Drive North
Bldg. 1, Suite E130
Oakdale, MN 55128

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Appendix

Appendix A – Figures

- Figure 1: Location Map
- Figure 2: Assessable Properties

Appendix B – Exhibits

- Exhibits 1A, 1B, 1C & 1D: Proposed Assessment Rolls (Area 1)
- Exhibits 2A & 2B: Proposed Assessment Rolls (Area 2)
- Exhibit 3A: Proposed Assessment RollE (Area 3)
- Exhibits 4A & 4B: Proposed Assessment Rolls (Area 4)

I. EXECUTIVE SUMMARY

The proposed project consists of improvements to the streets within the following areas:

- **Area 1**
  - 89th Avenue (from University Avenue to MN-65)

- **Area 2**
  - 87th Avenue (from dead end west of Lincoln Street to Central Avenue Service Road)
  - Lincoln Street (85th Avenue to 89th Avenue)

- **Area 3**
  - 85th Avenue (from Lincoln Street to MN-65)

- **Area 4**
  - Central Avenue Service Road (From 500 feet south of 87th Avenue to the cul-de-sac just south of 89th Avenue)

Area 1 consists of full depth pavement and aggregate base replacement, including spot curb replacement, storm sewer repairs and replacements, and trail replacement. Area 2 consists of full reconstruction of all the streets to the city's standard residential street typical section, including concrete curb and gutter. The existing storm sewer system will be supplemented with new storm sewer as needed. Area 3 consists of full depth pavement replacement, including spot curb replacement and minor storm sewer repairs. Area 4 consists of street rehabilitation by means of full depth reclamation, pavement replacement, and spot curb replacement.

Additional proposed improvements on the above streets include replacement of water main valves and hydrants, traffic control signage, and appurtenant construction.

The location of the proposed project areas within the City of Blaine is shown on attached Figure 1 in Appendix A.

The total estimated project cost of the proposed improvements is **$8,525,270**, of which **$1,224,589** is proposed to be assessed over a fifteen-year period. In addition, replacement of existing sanitary sewer castings and rings and select hydrants and valves at an estimated cost of **$1,229,670** is proposed to be paid for by City Public Utility Funds. The remaining portion of **$6,071,011** is proposed to be paid from the City's Pavement Management Program Fund and Municipal State Aid Funds.

The project is necessary, cost-effective, and feasible and would result in a benefit to the properties proposed to be assessed.

II. PROJECT HISTORY

The Blaine City Council initiated the project and ordered the preparation of a feasibility report on August 7, 2023, with Resolution No. 23-127. On August 14, 2023, staff added Area 3 to the project scope based on its pavement condition and proximity to the other streets in Area 1 and 2.

This report is based on field observations, record drawing information, aerial photography, and a topographic survey performed during the summer of 2023.

III. PROJECT AREA CHARACTERISTICS

A. STREETS AND UTILITIES

Area 1: 89th Avenue was previously reconstructed in 2001 with a section consisting of 5.5 inches of bituminous pavement over 6 inches of aggregate base and B618 concrete curb and gutter. The pavement has reached the point of failure with significant block, transverse, and longitudinal cracking and has failed to a point where an overlay is not feasible. The existing storm sewer was supplemented with new storm sewer in 2001 and consists of 12-inch to 24-inch diameter reinforced concrete pipe (RCP).

The majority of the sanitary sewer consists of 8-inch to 15-inch diameter vitrified clay pipe (VCP) and reinforced concrete pipe (RCP) that was installed in the early 1960s and was lined with a cured-in-place pipe between 2009 and 2011. The existing water main, which was installed in the early 1960s, is 6-inch diameter cast iron pipe (CIP) east of Polk Street and 12-inch to 14-inch CIP west of Polk Street.

Area 2: Lincoln Street and 87th Avenue were constructed without curb and gutter in the mid-1960s with a section consisting of approximately 2 inches of bituminous pavement on 4 inches of aggregate base. The pavement has reached the point of failure with significant block, transverse, and longitudinal cracking and has failed to a point where an overlay is not feasible. The existing storm sewer consists of 42-inch and 48-inch diameter RCP along 87th Avenue.

The existing sanitary sewer, consisting of 10-inch diameter VCP on Lincoln Street (south of 87th Avenue) and 15-inch diameter RCP on 87th Avenue and Lincoln Street (north of 87th Avenue), was installed in the mid-1960s and was lined with a cured-in-place pipe in 2011. The existing water main, also installed in the mid-1960s, is 6-inch diameter cast iron pipe CIP.

Area 3: 85th Avenue was constructed in 1966 with 7 to 9-inches of concrete pavement. In 2014, as part of the construction of the Kwik Trip store development, concrete curb and gutter was added along the edge of the concrete pavement on 85th Avenue. The pavement has reached the point of failure with significant block, transverse, and longitudinal cracking and has failed to a point where an overlay is not feasible. The existing storm sewer consists of 42-inch and 48-inch diameter RCP along 87th Avenue and 12-inch to 18-inch diameter RCP along Lincoln Street and 85th Avenue.

The existing sanitary sewer, consisting of 10-inch diameter VCP, was installed in the mid-1960s and was lined with a cured-in-place pipe in 2011. The existing water main, also installed in the mid-1960s, is 6-inch diameter cast iron pipe CIP

Area 4: Central Avenue Service Road was originally constructed in the mid-1960s and reconstructed with concrete curb and gutter in 2000. The current section consists of 3 inches of bituminous pavement on 4 inches of aggregate base with B618 concrete curb and gutter. The pavement is showing signs of deep raveling of the pavement surface. The existing storm sewer consists of 15-inch to 27-inch diameter RCP.

The existing sanitary sewer, consisting of 8-inch diameter VCP was installed in the mid-1960s and was lined with a cured-in-place pipe in 2011. The existing water main, also installed in the mid-1960s, is 12-inch diameter cast iron pipe CIP.

B. DRAINAGE CHARACTERISTICS

The drainage characteristics of each area is described below:

Area 1: Stormwater generated within Area 1 flows to multiple low points along 89th Ave NE, where existing catch basins collect and route runoff to three primary trunk storm sewer systems, identified as the Springbrook Creek system, the Monroe St NE system, and lastly the Pierce St NE system.

Area 2: Stormwater generated within Area 2 flows to multiple low points along Lincoln St. and 87th Ave NE, where existing catch basins collect and route runoff through trunk storm sewer to the intersection of 87th Ave NE and Lincoln St., ultimately discharging into Laddie Lake system.

Area 3: Stormwater generated within Area 3 flows to an existing pond in the NE corner or 85th Ave NE and Lincoln Street, and ultimately discharges into Laddie Lake system.

Area 4: Stormwater generated within Area 4 is routed to multiple low points along the roadway corridor, where existing catch basins collect and route runoff to the south, into the 87th Ave NE Trunk line, before ultimately being discharged into Laddie Lake.

C. MISCELLANEOUS EXISTING CHARACTERISTICS

A defined emergency response area (ERA) has been identified that covers the eastern half of Area 1, spanning from Tyler St NE to TH 65, along with the northern portion of Area 2. Infiltration is prohibited in such areas, and therefore all proposed volume reduction BMP's will be completely outside of the defined ERA boundary. Based on preliminary GIS soil evaluations, the primary soil group within Areas 1 and 2 reflect HSG-A type soils, which are conducive to infiltration. A defined Moderate Vulnerability DWSMA has also been identified to cover the entirety of the project site. However, infiltration is acceptable within DWSMAs that are Moderately Vulnerable. Therefore, volume reduction BMPs outside of the defined ERA, filtration BMPs within the defined ERA, in addition to sump structures at primary outfall locations, will be considered the primary stormwater treatment features implemented as part of this project.

IV. PROPOSED IMPROVEMENTS

The proposed improvements in Area 1 consist of full depth pavement and aggregate base replacement, including spot curb replacement, storm sewer repairs and replacements, and trail replacement. Area 2 consists of full reconstruction of all the streets to the city's standard residential street typical section, including B418 concrete curb and gutter, and storm sewer repairs and replacements. The existing storm sewer system will be supplemented with new storm sewer as needed. Area 3 consists of full depth pavement replacement, including spot curb replacement and minor storm sewer repairs. Area 4 consists of street rehabilitation by means of full depth reclamation, pavement replacement, and spot curb replacement.

The existing sanitary sewer castings and rings would be replaced in Areas 1, 2 and 3. The existing valves and old-style hydrants would be replaced in all four areas. The improvements are necessary, cost-effective, and feasible. It is not anticipated that additional right-of-way would be needed for the project. Each improvement is further described as follows:

A. SANITARY SEWER

Public Works and Engineering staff have reviewed the existing sanitary sewer along the project corridor and concur that there are no issues with the existing mains. All sanitary sewer lines on the project were lined with a cured-in-place pipe between 2009 and 2011. The project would include the removal of the existing manhole castings and adjusting rings and installation of new castings and adjusting rings on all sanitary manholes in Area 1, Area 2, and Area 3. The existing castings in Area 4 are all within the boulevard and will not be impacted by the street improvements. Therefore, no sanitary sewer improvements are anticipated in Area 4.

B. WATER MAIN

Public Works and Engineering staff have reviewed the water main installation dates and water main break data along the project corridor and concur that the existing cast iron water main installed in the early 1960s has no issues indicating the need for replacement or repair. The hydrants and valve boxes were also inspected. All valves and old-style hydrants would be replaced with this project in all four areas.

C. STREET CONSTRUCTION

Area 1: Based on several potholes performed on 89th Avenue, full depth pavement and aggregate base replacement, along with spot curb and gutter repairs, is proposed for Area 1. The existing aggregate base consists of recycled concrete that precludes the option of full depth reclamation. Less than 20% of the existing concrete curb and gutter needs to be replaced, and no changes to the existing geometry are anticipated. It is also proposed to remove the existing 8-foot-wide bituminous trail and replace it with a 6-foot-wide concrete sidewalk. The narrower sidewalk will provide the opportunity to avoid, where possible, the existing power poles that are currently adjacent to or within the existing bituminous trail corridor.

Area 2: All streets in Area 2 would be reconstructed to the city's standard typical section for reconstructed residential streets, which consists of 3.5 inches of bituminous pavement over 4 inches of class 5 aggregate base and B418 concrete curb and gutter. The current street width is approximately 30 feet wide. It is proposed to reconstruct these streets to the city standard width of 29 feet from back of curb to back of curb.

Area 3: A large portion 85th Avenue currently has concrete pavement, 7-inches to 9-inches thick. The concrete pavement, along with any bituminous pavement, will be removed and replaced with 4 inches of bituminous pavement. Locations with existing concrete pavement will be supplemented with 3-inches to 5-inches of class 5 aggregate base. It is anticipated that less than 10% of the concrete curb and concrete median need to be replaced. No changes to the existing geometry are anticipated.

Area 4: Due to the depth of raveling occurring in the bituminous pavement along the Central Avenue Service Road, full depth reclamation of the existing bituminous pavement and aggregate base to a depth of 7 to 8 inches is proposed. Excess reclaimed material would be removed to allow room for 3.5 inches of new bituminous pavement per the city's current standard street typical section. In addition, any damaged curb would be removed and replaced where appropriate. It is anticipated that less than 5% of the concrete curb needs to be replaced. No changes to the existing geometry are anticipated.

D. STORM DRAINAGE

To improve the drainage characteristics of each area, new storm sewer, rehabilitation of existing storm sewer, and multiple Best Management Practices (BMPs) within the drainage areas are proposed. Sump catch basin structures will be installed as a BMP throughout the project where appropriate to aid in the removal of sediment. Additional proposed improvements are described below:

Area 1: Select storm sewer improvements along the 89th Ave corridor are being proposed, which consist of the replacement of a 48-inch equivalent arch corrugated metal pipe (CMP) culvert crossing at 87th Lane, including the existing 14'x4' vault structure on the downstream end of the culvert, as well as the replacement of all block storm sewer structures with precast structures. Castings will be adjusted to final grade with new concrete adjusting rings. The remaining existing storm sewer pipe within 89th Avenue would remain in place where possible. An Emergency Response Area (ERA) has been identified along the east end of the 89th Ave corridor, therefore proposed infiltration/filtration BMPs will be located appropriately.

Area 2: Select storm sewer improvements along Lincoln St and 87th Ave NE will consist of the replacement of all block storm sewer structures with new precast structures, along with the addition of proposed catch basins at new sag points. Area 2 is fully developed, offering limited greenspace to implement BMPs for stormwater management. Therefore, proposed stormwater management will consist of various subsurface infiltration/filtration features that promote the collection, management, and treatment of onsite runoff.

Area 3: Storm sewer improvements along 85th Avenue consist of patching and cleaning structures.

Area 4: Proposed improvements along the Central Avenue Service Road will reflect roadway surface maintenance activities, and therefore will not include any utility or storm sewer improvements.

V. IMPACT OF PROPOSED IMPROVEMENTS

The proposed street improvements would not create any new maintenance issues for the Public Works staff other than the annual cleaning of added sump manholes. The City would work with affected property owners and the Contractor to resolve any situations that arise during construction. Short term traffic delays, construction dust and noise, and erosion would occur. Efforts to minimize these impacts include the restriction of work hours and dust and erosion control measures. Any disruptions that occur to existing yards, sprinkler systems, and driveways would be restored.

VI. SUMMARY OF ESTIMATED PROJECTS COSTS

A breakdown of the estimated construction and administrative costs for each area is shown in the following table. All costs are based on anticipated unit prices for the 2024 construction season and include a 10% contingency to account for elements of construction that are unknown at this time.

Estimated Project Costs						
Item		**Area 1**	**Area 2**	**Area 3**	**Area 4**	**TOTALS**
Construction Costs						
Street/Storm Sewer		$4,093,400	$1,170,400	$205,600	$142,600	$5,612,000
Water Main		$671,800	$135,200	$27,500	$52,000	$886,500
Sanitary Sewer		$37,100	$17,300	$5,000	$0	$59,400
Total Estimated Construction Costs		**$4,802,300**	**$1,322,900**	**$238,100**	**$194,600**	**$6,557,900**
Administrative Costs						
Engineering	18%	$864,414	$238,122	$42,858	$35,028	$1,180,422
Assessment	1%	$48,023	$13,229	$2,381	$1,946	$65,579
Legal	1%	$48,023	$13,229	$2,381	$1,946	$65,579
Administration	5%	$240,115	$66,145	$11,905	$9,730	$327,895
Capitalized Interest	4%	$192,092	$52,916	$9,524	$7,784	$262,316
Bonding	1%	$48,023	$13,229	$2,381	$1,946	$65,579
Total Estimated Administrative Costs		**$1,440,690**	**$396,870**	**$71,430**	**$58,380**	**$1,967,370**
Total Estimated Project Costs		**$6,242,990**	**$1,719,770**	**$309,530**	**$252,980**	**$8,525,270**

VII. ASSESSMENT METHODOLOGY

It is proposed that the project be assessed over 15 years in accordance with the City's Assessment Policy. All streets would be assessed using methods described within the City of Blaine Special Assessment Policy, which will include using the linear foot assessment method for the commercial/industrial, high-density residential, fire department/church properties, and the two properties south of 85th Avenue that are owned by Spring Lake Park, and the unit assessment method for single-family residential properties.

In accordance with the City of Blaine Special Assessment Policy, the fire department, churches, and single-family zoned residential properties are assessed based on 35% of the street/storm sewer project costs. The commercial/industrial, high-density residential properties, and the two properties owned by Spring Lake Park are assessed based on 50% of the street/storm sewer project costs. Public utility funds are responsible for 100% of the sanitary sewer and water main costs.

89th Avenue in Area 1 is not a typical residential street. Therefore, the single-family residential and high-density residential properties within Area 1 would be assessed based on a typical 29-foot wide (from back of curb to back of curb) residential street per the city's Standard Detail Plate ST-9.

See Figure 2 in Appendix A for the parcels proposed to be assessed and Exhibits 1A-1D, 2A-2B, 3A, and 4A-4B for the proposed assessment rolls.

VIII. FINANCING

Based on the previous Estimated Project Costs table, the total estimated project cost is **$8,525,270.00**. The proposed project would be temporarily financed by the city. Permanent funding would be provided by the Pavement Management Program (PMP) Funds, Public Utility Funds, Municipal State Aid Street (MSAS) funds, and the costs assessed to the benefiting parcels in accordance with current City of Blaine Special Assessment Policy and Minnesota Statutes Chapter 429, Special Assessment Laws.

A breakdown of the costs assigned to each funding source to finance the estimated projects costs for each street is shown in the following table:

Financing Summary					
Item	**Funding Source**				
Temporary Funding Source	City Internal Funds				
Permanent Funding Source	PMP Funds, Public Utility Funds, MSAS Funds, and Assessments				
Financing	**Area 1**	**Area 2**	**Area 3**	**Area 4**	**TOTALS**
Total Paid from PMP Funds	$2,836,765	$1,094,234	$233,881	$156,131	**$4,321,011**
Total Paid from Public Utility Funds	$921,570	$198,250	$42,250	$67,600	**$1,229,670**
Total Paid from MSAS Funds	$1,750,000	$0	$0	$0	**$1,750,000**
Total Generation from Assessments	$734,655	$427,286	$33,399	$29,249	**$1,224,589**
Total Financing	**$6,242,990**	**$1,719,770**	**$309,530**	**$252,980**	**$8,525,270**

A. FINANCE STATEMENT

With reference to this Feasibility Report for Improvement Project 24-07 as prepared by Bolton & Menk, Inc., dated December 7, 2023:

1. The project would be temporarily funded through existing City internal funds whereupon permanent financing would be obtained through the city's Pavement Management Program Funds, Public Utility Funds, and assessments.

2. Sufficient moneys are currently available from the City's internal funds to temporarily fund the special assessment portion of the project. It is estimated that **$1,224,589** would be assessed.

3. Sufficient moneys are currently available from the City's Pavement Management Fund, Public Utility Fund, and MSAS Fund to pay for the proposed street and utility improvements for the project at an estimated cost of **$7,300,681**.

IX. SCHEDULE

The following schedule allows for construction to be completed during the 2024 construction season:

Proposed Project Schedule	
December 18, 2023	Receive feasibility report, order public hearing
January 9, 2024	Public Information Meeting/Open House
January 17, 2024	Hold public hearing, order improvements, order preparation of plans & specifications
March 4, 2024	Approve plans & specifications, order advertisement for bids
April 8, 2024	Open bids
April 15, 2024	Award contract
May - Oct 2024	Construct improvements
Spring 2025	Hold assessment hearing
January 2026	First assessment payment due with real estate taxes

X. PROJECT FEASIBILITY AND RECOMMENDATION

The project as proposed is technically and financially feasible, cost effective, and would result in a benefit to the properties proposed to be assessed. It is recommended that the Council accept this report, hold a public hearing, and order the proposed improvements.

Appendix A: Figures

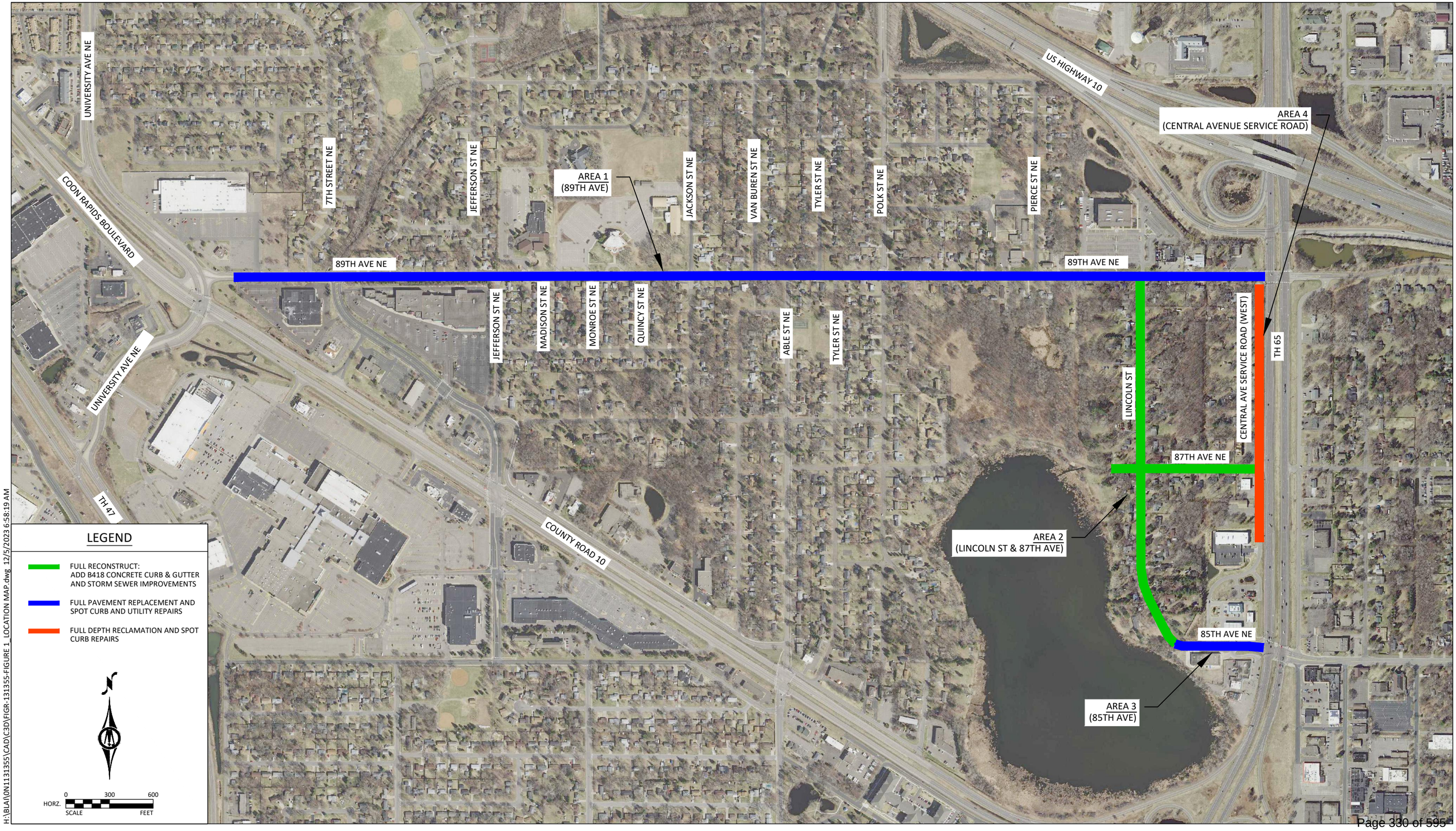
2024 SW Area Street Reconstructuion Project, City Project #24-07

Blaine, MN

Figure 1: Location Map

December 2023

BOLTON & MENK



H:\BLAI\0N1131355\CAD\C3D\FIGR-131355-FIGURE 1_LOCATION MAP.dwg 12/5/2023 6:58:19 AM

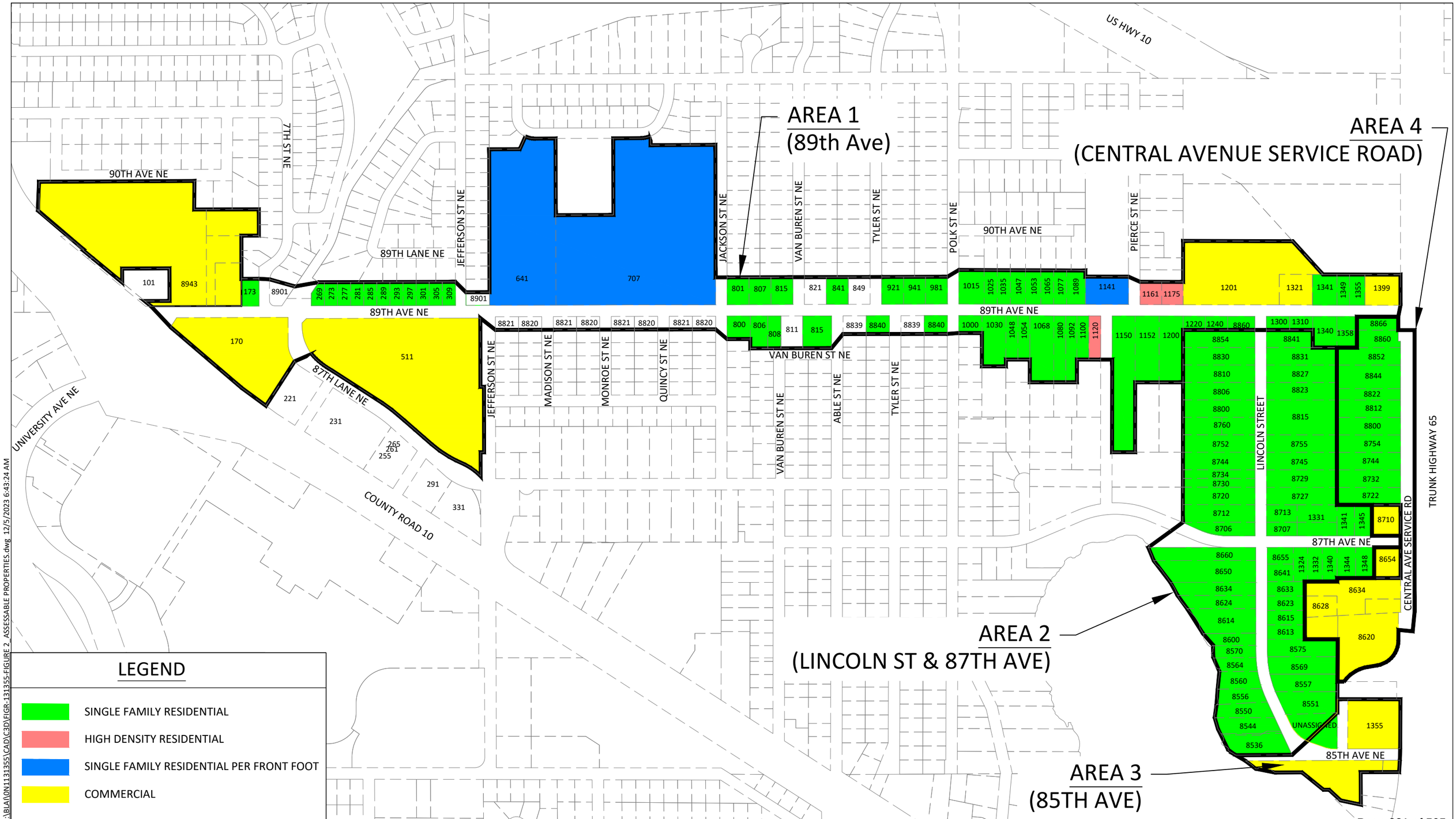
2024 SW Area Street Reconstruction Project, Proj. #24-07

Blaine, MN

Figure #2: Assessable Properties

December 2023

BOLTON & MENK



H:\BLAI\0N1131355\CAD\C3D\FIGR-131355-FIGURE 2_ASSESSABLE PROPERTIES.dwg 12/5/2023 6:43:24 AM

Appendix B: Exhibits

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 1

89TH AVE (UNIVERSITY AVE TO MN-65)

CITY OF BLAINE

EXHIBIT NO. 1A - SINGLE FAMILY RESIDENTIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

*(CONSTRUCTION COSTS DO NOT INCLUDE STREET OVERSIZING, WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT, AND LANDSCAPING/IRRIGATION REPAIR COSTS)

CONSTRUCTION COSTS*	**$1,321,700**				
ADMINISTRATIVE COSTS	$396,510				
TOTAL COST	$1,718,210				
RESIDENTIAL ASSESSMENT RATE	x 35%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST	**$601,374**	÷	**13157.5 LF**	=	**$45.71**

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$45.71	**X**	**5639.2 LF**	=	**$257,765.55**	÷	**54**	=	**$4,773.44**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
31-31-23-14-0014	981 89TH AVE NE	SCHMITT DANIEL R	1	$4,773.44	$4,773.44
31-31-23-14-0015	941 89TH AVE NE	ALBRIGHT BRIAN J	1	$4,773.44	$4,773.44
31-31-23-14-0016	921 89TH AVE NE	MASSEY DOUGLAS	1	$4,773.44	$4,773.44
31-31-23-14-0044	841 89TH AVE NE	BRODIE WILLIAM J & CONNIE JEAN	1	$4,773.44	$4,773.44
31-31-23-14-0072	815 89TH AVE NE	BEVINS RICHARD D	1	$4,773.44	$4,773.44
31-31-23-14-0073	807 89TH AVE NE	KROLL JOHN S & LESLIE A	1	$4,773.44	$4,773.44
31-31-23-14-0075	801 89TH AVE NE	BOCK CHESTER L & MARY L	1	$4,773.44	$4,773.44
31-31-23-23-0005	173 89TH AVE NE	TUFAA, GEBI	1	$4,773.44	$4,773.44
31-31-23-24-0014	309 89TH AVE NE	5501 FRANCE LLC	1	$4,773.44	$4,773.44
31-31-23-24-0015	305 89TH AVE NE	LINDQUIST JERILYNN E	1	$4,773.44	$4,773.44
31-31-23-24-0016	301 89TH AVE NE	ZAMARRIPA RAMON	1	$4,773.44	$4,773.44
31-31-23-24-0017	297 89TH AVE NE	PACHECO-AGUILAR, JUAN CARLOS	1	$4,773.44	$4,773.44
31-31-23-24-0018	293 89TH AVE NE	LE, HENRY	1	$4,773.44	$4,773.44
31-31-23-24-0019	289 89TH AVE NE	THAI, HOA	1	$4,773.44	$4,773.44
31-31-23-24-0020	285 89TH AVE NE	PHILLIPS, SAMUEL JAY	1	$4,773.44	$4,773.44
31-31-23-24-0021	281 89TH AVE NE	SCHMELZER HANS	1	$4,773.44	$4,773.44
31-31-23-24-0022	277 89TH AVE NE	RUKKE KRISTIAN D & JILL M	1	$4,773.44	$4,773.44
31-31-23-24-0023	273 89TH AVE NE	MOORMAN, JEFFREY M	1	$4,773.44	$4,773.44
31-31-23-24-0024	269 89TH AVE NE	SVARE, GARY	1	$4,773.44	$4,773.44
31-31-23-41-0001	800 89TH AVE NE	LA DOUCEUR, JOSEPHINE	1	$4,773.44	$4,773.44

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,321,700**				
ADMINISTRATIVE COSTS	$396,510				
TOTAL COST	$1,718,210				
RESIDENTIAL ASSESSMENT RATE	x 35%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST	**$601,374**	÷	**13157.5 LF**	=	**$45.71**

*(CONSTRUCTION COSTS DO NOT INCLUDE STREET OVERSIZING, WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT, AND LANDSCAPING/IRRIGATION REPAIR COSTS)

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$45.71	**X**	**5639.2 LF**	=	**$257,765.55**	÷	**54**	=	**$4,773.44**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
31-31-23-41-0003	806 89TH AVE NE	LAW, DOROTHY A	1	$4,773.44	$4,773.44
31-31-23-41-0005	808 89TH AVE NE	ROUNSVILLE, JANET	1	$4,773.44	$4,773.44
31-31-23-41-0006	815 88 1/2 AVE NE	815 BLAINE LLC	1	$4,773.44	$4,773.44
31-31-23-41-0037	8840 POLK ST NE	DOUGLAS PIERRE	1	$4,773.44	$4,773.44
31-31-23-41-0060	8840 TYLER ST NE	GALLAGHER, KIERAN M	1	$4,773.44	$4,773.44
32-31-23-23-0016	1015 89TH AVE NE	JOHNSON, WAYNE ROBERT	1	$4,773.44	$4,773.44
32-31-23-23-0017	1025 89TH AVE NE	ROEKER, LANE	1	$4,773.44	$4,773.44
32-31-23-23-0019	1035 89TH AVE NE	KUTH, ROBERT	1	$4,773.44	$4,773.44
32-31-23-23-0028	1047 89TH AVE NE	LERMAN MARK	1	$4,773.44	$4,773.44
32-31-23-23-0029	1053 89TH AVE NE	MCCARTHY, MARY LOU	1	$4,773.44	$4,773.44
32-31-23-23-0085	1065 89TH AVE NE	STANGRET BROOKE	1	$4,773.44	$4,773.44
32-31-23-23-0086	1077 89TH AVE NE	SYDNESS SCOTT M & TAMARA L	1	$4,773.44	$4,773.44
32-31-23-23-0087	1089 89TH AVE NE	LUND LARRY LEE JR & RACHEL RAE	1	$4,773.44	$4,773.44
32-31-23-24-0007	1341 89TH AVE NE #1	WILLIAMSON, TYRONE	1	$4,773.44	$4,773.44
32-31-23-24-0012	1349 89TH AVE NE	SPITZER MAXWELL G	1	$4,773.44	$4,773.44
32-31-23-24-0015	1355 89TH AVE NE	FISH CATHERINE A	1	$4,773.44	$4,773.44
32-31-23-31-0016	1358 89TH AVE NE	ERICKSON DALE E & DENISE V	1	$4,773.44	$4,773.44
32-31-23-31-0017	1310 89TH AVE NE	CHI, CHINDA C	1	$4,773.44	$4,773.44
32-31-23-31-0018	1300 89TH AVE NE	WOOD, GLENN	1	$4,773.44	$4,773.44
32-31-23-31-0048	1220 89TH AVE NE	PERISH DONALD W & K H	1	$4,773.44	$4,773.44
32-31-23-31-0049	8860 LINCOLN ST NE	WALDVOGEL THOMAS	1	$4,773.44	$4,773.44
32-31-23-31-0050	1240 89TH AVE NE	MOORE, BRIAN	1	$4,773.44	$4,773.44
32-31-23-31-0051	1340 89TH AVE NE	HEDGERS, MITCHELL T	1	$4,773.44	$4,773.44
32-31-23-32-0002	1150 89TH AVE NE	LESEWSKI JACOB	1	$4,773.44	$4,773.44
32-31-23-32-0004	1200 89TH AVE NE	PEEK CHASE	1	$4,773.44	$4,773.44
32-31-23-32-0013	1100 89TH AVE NE	MASSEY JAMES	1	$4,773.44	$4,773.44
32-31-23-32-0017	1054 89TH AVE NE	SMITH, JENNIFER R	1	$4,773.44	$4,773.44
32-31-23-32-0018	1048 89TH AVE NE	HAMACK, LORRAINE M	1	$4,773.44	$4,773.44
32-31-23-32-0019	1030 89TH AVE NE	HUBBARD DANIEL	1	$4,773.44	$4,773.44
32-31-23-32-0021	1000 89TH AVE NE	LARSON HOLT	1	$4,773.44	$4,773.44
32-31-23-32-0044	1068 89TH AVE NE	THURSTON, LAURA K	1	$4,773.44	$4,773.44

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,321,700**	*(CONSTRUCTION COSTS DO NOT INCLUDE STREET OVERSIZING, WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			
ADMINISTRATIVE COSTS	$396,510				
TOTAL COST	$1,718,210				
RESIDENTIAL ASSESSMENT RATE	x 35%	TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT	
ASSESSABLE COST	**$601,374**	**÷**	**13157.5 LF**	**=**	**$45.71**

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$45.71	**X**	**5639.2 LF**	**=**	**$257,765.55**	**÷**	**54**	**=**	**$4,773.44**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
32-31-23-32-0051	1152 89TH AVE NE	ZEIGLER THOMAS W & V	1	$4,773.44	$4,773.44
32-31-23-32-0053	1080 89TH AVE NE	BENEVIDES JOHN	1	$4,773.44	$4,773.44
32-31-23-32-0054	1092 89TH AVE NE	ORTEGA AMANDA	1	$4,773.44	$4,773.44
		TOTALS:	**54**		**$257,765.76**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 1

89TH AVE (UNIVERSITY AVE TO MN-65)

CITY OF BLAINE

EXHIBIT NO. 1B - SINGLE FAMILY RESIDENTIAL PER FRONT FOOT
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,321,700**		*(CONSTRUCTION COSTS DO NOT INCLUDE STREET OVERSIZING, WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)							
ADMINISTRATIVE COSTS	$396,510									
TOTAL COST	$1,718,210		TOTAL FRONT FOOTAGE		TOTAL COST PER FRONT FOOT		SCHOOL/ FIRE DEPARTMENT ASSESSMENT PERCENTAGE		SCHOOL/ FIRE DEPARTMENT ASSESSMENT RATE PER FRONT FOOT	
ASSESSABLE COST	**$1,718,210**	**÷**	**13157.5 LF**	**=**	**$130.59**	**X**	**35%**	**=**	**$45.71**	

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
31-31-23-13-0040	641 89TH AVE NE	CHRIST LUTHERAN CHURCH	230**	$45.71	$10,513.30
31-31-23-13-0041	707 89TH AVE NE	ST TIMOTHY CHURCH OF	915.0	$45.71	$41,824.65
32-31-23-23-0088	1149 89TH AVE NE	SPRING LAKE PARK FIRE DEPT	97**	$45.71	$4,433.87
		TOTALS:	**1242.0**		**$56,771.82**

**Denotes 150' corner lot credit given

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 1

89TH AVE (UNIVERSITY AVE TO MN-65)

CITY OF BLAINE

EXHIBIT NO. 1C - HIGH-DENSITY RESIDENTIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,321,700**	*(CONSTRUCTION COSTS DO NOT INCLUDE STREET OVERSIZING, WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT, AND LANDSCAPING/IRRIGATION REPAIR COSTS)						HIGH-DENSITY RESIDENTIAL ASSESSMENT PERCENTAGE		HIGH-DENSITY RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ADMINISTRATIVE COSTS	$396,510					TOTAL COST PER FRONT FOOT				
TOTAL COST	$1,718,210			A						
ASSESSABLE COST	**$1,718,210**	**÷**		**13157.5 LF**	**=**	**$130.59**	**X**	**50%**	**=**	**$65.30**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
32-31-23-23-0010	1161 89TH AVE NE #1	ACCAP	124.0	$65.30	$8,097.20
32-31-23-23-0012	1175 89TH AVE NE	CULLEN DANIEL	124.0	$65.30	$8,097.20
32-31-23-32-0014	1120 89TH AVE NE #1	ACCAP	67.0	$65.30	$4,375.10
		TOTALS:	**315.00**		**$20,569.50**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 1

89TH AVE (UNIVERSITY AVE TO MN-65)

CITY OF BLAINE

EXHIBIT NO. 1D - COMMERCIAL/INDUSTRIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$2,854,500**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, DRIVEWAY REPLACEMENT, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			TOTAL COST PER FRONT FOOT		COMMERCIAL/ INDUSTRIAL ASSESSMENT PERCENTAGE		COMMERCIAL/ INDUSTRIAL ASSESSMENT RATE PER FRONT FOOT
ADMINISTRATIVE COSTS	$856,350								
TOTAL COST	$3,710,850		TOTAL FRONT FOOTAGE						
ASSESSABLE COST	**$3,710,850**	**÷**	**13157.5 LF**	**=**	**$282.03**	**X**	**50%**	**=**	**$141.02**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
31-31-23-23-0003	UNASSIGNED	BLAINE ECONOMIC DEVELOPMENT AUTHORITY	150.0	$141.02	$21,153.00
31-31-23-23-0004	UNASSIGNED	BLAINE ECONOMIC DEVELOPMENT AUTHORITY	50.0	$141.02	$7,051.00
31-31-23-23-0058	8943 UNIVERSITY AVE NE	VICTORIA ESTATES LTD	317.2	$141.02	$44,727.31
31-31-23-31-0016	551 87TH LN NE	BLAINE/ATLANTIC FUNDING LLC	884.1**	$141.02	$124,675.78
31-31-23-32-0008	170 89TH AVE NE	BLAINE/ATLANTIC FUNDING LLC	488.0**	$141.02	$68,817.76
32-31-23-24-0004	1201 89TH AVE NE	ANOKA COUNTY HOUSING AND REDEVELOPMENT	550.0	$141.02	$77,561.00
32-31-23-24-0008	1321 89TH AVE NE	CHEVTAYEVA, INNA	190.0	$141.02	$26,793.80
32-31-23-24-0014	1399 89TH AVE NE	MORGAN VIII LLC	204.0	$141.02	$28,768.08
		TOTALS:	**2833.3**		**$399,547.74**

**Denotes 150' corner lot credit given

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 2

87TH AVE (~200' WEST OF LINCOLN ST TO CENTRAL AVE FRONTAGE RD) AND LINCOLN ST (85TH AVE TO 89TH AVE)

CITY OF BLAINE

EXHIBIT NO. 2A - SINGLE FAMILY RESIDENTIAL PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)

CONSTRUCTION COSTS*	**$1,002,700**				
ADMINISTRATIVE COSTS	$300,810				
TOTAL COST	$1,303,510				
RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST	**$456,229**	**÷**	**6797.6 LF**	**=**	**$67.12**

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$67.12	**X**	**5914.6 LF**	**=**	**$396,987.95**	**÷**	**56**	**=**	**$7,089.07**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
32-31-23-31-0020	8841 LINCOLN ST NE	GREEN PATRICIA	1	$7,089.07	$7,089.07
32-31-23-31-0022	8831 LINCOLN ST NE	OLSON, TONY ALAN	1	$7,089.07	$7,089.07
32-31-23-31-0023	8827 LINCOLN ST NE	JS LINCOLN PROPERTIES LLC	1	$7,089.07	$7,089.07
32-31-23-31-0024	8823 LINCOLN ST NE	KAHMANN, JUSTIN	1	$7,089.07	$7,089.07
32-31-23-31-0025	8815 LINCOLN ST NE	CRAMPTON, MELANIE JEAN	1	$7,089.07	$7,089.07
32-31-23-31-0026	8755 LINCOLN ST NE	PROVOST, MARY ANN	1	$7,089.07	$7,089.07
32-31-23-31-0027	8745 LINCOLN ST NE	FREEMAN, DEBORAH	1	$7,089.07	$7,089.07
32-31-23-31-0028	8729 LINCOLN ST NE	BURCK JOHN P	1	$7,089.07	$7,089.07
32-31-23-31-0029	8727 LINCOLN ST NE	FISCHER SANDRA SUE	1	$7,089.07	$7,089.07
32-31-23-31-0030	1331 87TH AVE NE	LAFRANCE, LOUIS E	1	$7,089.07	$7,089.07
32-31-23-31-0031	8713 LINCOLN ST NE	BARGE LYNN E	1	$7,089.07	$7,089.07
32-31-23-31-0032	8707 LINCOLN ST NE	CARRIGAN, JAMES R	1	$7,089.07	$7,089.07
32-31-23-31-0034	8706 LINCOLN ST NE	LIU JIAN AN	1	$7,089.07	$7,089.07
32-31-23-31-0035	8712 LINCOLN ST NE	DAWSON CLAUDIA L	1	$7,089.07	$7,089.07
32-31-23-31-0036	8720 LINCOLN ST NE	WILKE SCOTT A & ELIZABETH A	1	$7,089.07	$7,089.07
32-31-23-31-0037	8734 LINCOLN ST NE	KEENAN, SEAN P	1	$7,089.07	$7,089.07
32-31-23-31-0038	8730 LINCOLN ST NE	KEENAN JOHN H	1	$7,089.07	$7,089.07
32-31-23-31-0039	8744 LINCOLN ST NE	DENNO DAVID N & SANDRA H	1	$7,089.07	$7,089.07
32-31-23-31-0040	8752 LINCOLN ST NE	SKALICKY, BRIAN E	1	$7,089.07	$7,089.07

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,002,700**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			
ADMINISTRATIVE COSTS	$300,810				
TOTAL COST	$1,303,510			RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT	
RESIDENTIAL RATE	x 35%	TOTAL FRONT FOOTAGE			
ASSESSABLE COST	**$456,229**	÷ **6797.6 LF**	=	**$67.12**	

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$67.12	**X**	**5914.6 LF**	=	**$396,987.95**	÷	**56**	=	**$7,089.07**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
32-31-23-31-0041	8760 LINCOLN ST NE	GENOSKY DAWN	1	$7,089.07	$7,089.07
32-31-23-31-0043	8800 LINCOLN ST NE	BRIDGE SFR IV BORROWER I LLC	1	$7,089.07	$7,089.07
32-31-23-31-0044	8806 LINCOLN ST NE	NICKO, DIANNE K	1	$7,089.07	$7,089.07
32-31-23-31-0045	8810 LINCOLN ST NE	VANG, KHUE	1	$7,089.07	$7,089.07
32-31-23-31-0046	8830 LINCOLN ST NE	CORRIGAN PATRICK W	1	$7,089.07	$7,089.07
32-31-23-31-0047	8854 LINCOLN ST NE	OHREN CRAIG A & BONNIE S	1	$7,089.07	$7,089.07
32-31-23-31-0053	1341 87TH AVE NE	MUELLER, CHAD	1	$7,089.07	$7,089.07
32-31-23-31-0054	1345 87TH AVE NE	SHEPARDSON ALBERT P	1	$7,089.07	$7,089.07
32-31-23-34-0020	1344 87TH AVE NE	BANGSUND, SHAWN M	1	$7,089.07	$7,089.07
32-31-23-34-0022	1348 87TH AVE NE	BERIGAN WILLIAM F & LEE ANN	1	$7,089.07	$7,089.07
32-31-23-34-0023	8655 LINCOLN ST NE	ANCHETA, LEONARD	1	$7,089.07	$7,089.07
32-31-23-34-0024	1324 87TH AVE NE	WEESE, KIMBERLY M	1	$7,089.07	$7,089.07
32-31-23-34-0025	1332 87TH AVE NE	BYLAND JR, RICHARD L	1	$7,089.07	$7,089.07
32-31-23-34-0026	1340 87TH AVE NE	SORIA MARISOL HERNANDEZ	1	$7,089.07	$7,089.07
32-31-23-34-0027	8641 LINCOLN ST NE	STEWART ERIN N	1	$7,089.07	$7,089.07
32-31-23-34-0028	8633 LINCOLN ST NE	RISVOLD KARLA L	1	$7,089.07	$7,089.07
32-31-23-34-0029	8623 LINCOLN ST NE	ROMICK ABBEY J	1	$7,089.07	$7,089.07
32-31-23-34-0030	8615 LINCOLN ST NE	ORNING DANIEL ROSS	1	$7,089.07	$7,089.07
32-31-23-34-0031	8613 LINCOLN ST NE	PRIEBE ROBERT S	1	$7,089.07	$7,089.07
32-31-23-34-0032	8575 LINCOLN ST NE	KIRKS DOUGLAS C & D C	1	$7,089.07	$7,089.07
32-31-23-34-0033	8569 LINCOLN ST NE	HENRY KENNETH ALAN	1	$7,089.07	$7,089.07
32-31-23-34-0034	8557 LINCOLN ST NE	GRANANDER DONALD R & J P	1	$7,089.07	$7,089.07
32-31-23-34-0039	8564 LINCOLN ST NE	FLATS ON FIFTH LLC	1	$7,089.07	$7,089.07
32-31-23-34-0040	8560 LINCOLN ST NE	NAGEL GREG AARON	1	$7,089.07	$7,089.07
32-31-23-34-0041	8550 LINCOLN ST NE	KRAMASZ, PAUL	1	$7,089.07	$7,089.07
32-31-23-34-0044	8614 LINCOLN ST NE	STEWART, SCOTT B	1	$7,089.07	$7,089.07
32-31-23-34-0046	8624 LINCOLN ST NE	INIGUEZ, MATTHEW F	1	$7,089.07	$7,089.07
32-31-23-34-0047	8634 LINCOLN ST NE	FRUEN AARON	1	$7,089.07	$7,089.07
32-31-23-34-0048	8650 LINCOLN ST NE	MANDT, JONATHAN C	1	$7,089.07	$7,089.07
32-31-23-34-0049	8660 LINCOLN ST NE	HARACZ TRUSTEE, JAMES F	1	$7,089.07	$7,089.07
32-31-23-34-0050	8600 LINCOLN ST NE	MURPHY, KELLY E	1	$7,089.07	$7,089.07

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,002,700**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			
ADMINISTRATIVE COSTS	$300,810				
TOTAL COST	$1,303,510			RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT	
RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		
ASSESSABLE COST	**$456,229**	**÷**	**6797.6 LF**	**=**	**$67.12**

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$67.12	**X**	**5914.6 LF**	**=**	**$396,987.95**	**÷**	**56**	**=**	**$7,089.07**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
32-31-23-34-0051	8570 LINCOLN ST NE	ROESSLER RICHARD C & MEMRY	1	$7,089.07	$7,089.07
32-31-23-34-0052	8551 LINCOLN ST NE	DELLY LEONARD A & DEBORA L	1	$7,089.07	$7,089.07
32-31-23-34-0056	8556 LINCOLN ST NE	BLUCHER JOHN W & MAJ LIS I	1	$7,089.07	$7,089.07
32-31-23-34-0058	UNASSIGNED	CONVENIENCE STORE INVESTMENTS	1	$7,089.07	$7,089.07
32-31-23-34-0066	8536 LINCOLN ST NE	VALUE HOMES LLC	1	$7,089.07	$7,089.07
32-31-23-34-0067	8544 LINCOLN ST NE	KABORE, YOUSSOUF A	1	$7,089.07	$7,089.07
		TOTALS:	**56**		**$396,987.92**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 2

87TH AVE (~200' WEST OF LINCOLN ST TO CENTRAL AVE FRONTAGE RD) AND LINCOLN ST (85TH AVE TO 89TH AVE)

CITY OF BLAINE

EXHIBIT NO. 2B - COMMERCIAL/INDUSTRIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$1,002,700**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			TOTAL COST PER FRONT FOOT		COMMERCIAL/ INDUSTRIAL ASSESSMENT PERCENTAGE		COMMERCIAL/ INDUSTRIAL ASSESSMENT RATE PER FRONT FOOT
ADMINISTRATIVE COSTS	$300,810								
TOTAL COST	$1,303,510	TOTAL FRONT FOOTAGE							
ASSESSABLE COST	**$1,303,510**	**÷**	**6797.6 LF**	**=**	**$191.76**	**X**	**50%**	**=**	**$95.88**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
32-31-23-31-0001	8710 CENTRAL AVE NE	DARUL ARQAM CENTER OF EXCELLENCE	164.0	$95.88	$15,724.32
32-31-23-34-0021	8654 CENTRAL AVE NE	SPLK LLC	152.0	$95.88	$14,573.76
		TOTALS:	**316.0**		**$30,298.08**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 3

85TH AVE (LINCOLN ST TO MN-65)

CITY OF BLAINE

EXHIBIT NO. 3A - COMMERCIAL/INDUSTRIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$184,900**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)			TOTAL COST PER FRONT FOOT		COMMERCIAL/ INDUSTRIAL ASSESSMENT PERCENTAGE		COMMERCIAL/ INDUSTRIAL ASSESSMENT RATE PER FRONT FOOT
ADMINISTRATIVE COSTS	$55,470								
TOTAL COST	$240,370		TOTAL FRONT FOOTAGE						
ASSESSABLE COST	**$240,370**	**÷**	**1083.2 LF**	**=**	**$221.91**	**X**	**50%**	**=**	**$110.96**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
32-31-23-34-0057	1355 85TH AVE NE	CONVENIENCE STORE INVESTMENTS	301.0	$110.96	$33,398.96
		TOTALS:	**301.0**		**$33,398.96**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 4

CENTRAL AVE FRONTAGE RD (450' SOUTH OF 87TH AVE TO TO CUL-DE-SAC)

CITY OF BLAINE

EXHIBIT NO. 4A - SINGLE FAMILY RESIDENTIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)

CONSTRUCTION COSTS*	**$140,800**				
ADMINISTRATIVE COSTS	$42,240				
TOTAL COST	$183,040				
RESIDENTIAL RATE	x 35%		TOTAL FRONT FOOTAGE		RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST	**$64,064**	**÷**	**3452.0 LF**	**=**	**$18.56**

RESIDENTIAL ASSESSMENT RATE PER FRONT FOOT		ASSESSABLE SINGLE FAMILY RESIDENTIAL FOOTAGE		AMOUNT ASSESSED		ASSESSABLE RESIDENTIAL LOT UNITS		ASSESSMENT RATE PER RESIDENTIAL LOT UNIT
$18.56	**X**	**1076.0 LF**	**=**	**$19,970.56**	**÷**	**11**	**=**	**$1,815.51**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE RESIDENTIAL LOT UNITS	ASSESSMENT RATE PER RESIDENTIAL LOT UNIT	PROPOSED ASSESSMENT
32-31-23-31-0010	8822 CENTRAL AVE NE	ERICKSON, EVAN M	1	$1,815.51	$1,815.51
32-31-23-31-0004	8732 CENTRAL AVE NE	DODGE SCOTT M	1	$1,815.51	$1,815.51
32-31-23-31-0015	8866 CENTRAL AVE NE	HOLMBERG, JOHN E	1	$1,815.51	$1,815.51
32-31-23-31-0052	8812 CENTRAL AVE NE	SWANSON, LISA L	1	$1,815.51	$1,815.51
32-31-23-31-0012	8852 CENTRAL AVE NE	HOLMBERG, MARY KAY	1	$1,815.51	$1,815.51
32-31-23-31-0011	8844 CENTRAL AVE NE	SCARTOZZI, CAROLINE CELESTE	1	$1,815.51	$1,815.51
32-31-23-31-0007	8800 CENTRAL AVE NE	CORNEJO, RENE A	1	$1,815.51	$1,815.51
32-31-23-31-0013	8860 CENTRAL AVE NE	HOLMBERG, JOHN E	1	$1,815.51	$1,815.51
32-31-23-31-0005	8744 CENTRAL AVE NE	QUINEHAN DARRELL	1	$1,815.51	$1,815.51
32-31-23-31-0006	8754 CENTRAL AVE NE	WISHY, FORREST	1	$1,815.51	$1,815.51
32-31-23-31-0003	8722 CENTRAL AVE NE	HANSON, JOSEPH M	1	$1,815.51	$1,815.51
		TOTALS:	**11**		**$19,970.61**

PROJECT 24-07

2024 SOUTHWEST AREA STREET RECONSTRUCTION - AREA 4

CENTRAL AVE FRONTAGE RD (450' SOUTH OF 87TH AVE TO TO CUL-DE-SAC)

CITY OF BLAINE

EXHIBIT NO. 4B - COMMERCIAL/INDUSTRIAL
PROPOSED ASSESSMENT ROLL

ASSESSMENT RATE BREAKDOWN

CONSTRUCTION COSTS*	**$140,800**	*(CONSTRUCTION COSTS DO NOT INCLUDE WATER MAIN, SANITARY SEWER, RESIDENTIAL DRIVEWAY REPLACEMENT COSTS, AND LANDSCAPING/IRRIGATION REPAIR COSTS)							
ADMINISTRATIVE COSTS	$42,240								
TOTAL COST	$183,040		TOTAL FRONT FOOTAGE		TOTAL COST PER FRONT FOOT		COMMERCIAL/ INDUSTRIAL ASSESSMENT PERCENTAGE		COMMERCIAL/ INDUSTRIAL ASSESSMENT RATE PER FRONT FOOT
ASSESSABLE COST	**$183,040**	**÷**	**3452.0 LF**	**=**	**$53.02**	**X**	**50%**	**=**	**$26.51**

PROPERTY PIN	PROPERTY ADDRESS	PROPERTY OWNER	ASSESSABLE FRONT FOOTAGE	ASSESSMENT RATE PER FRONT FOOT	PROPOSED ASSESSMENT
32-31-23-31-0001	8710 CENTRAL AVE NE	DARUL ARQAM CENTER OF EXCELLENCE	26.0**	$26.51	$689.26
32-31-23-34-0018	UNASSIGNED	URAM SCOTT JAMES	76.0	$26.51	$2,014.76
32-31-23-34-0062	8620 CENTRAL AVE NE	JRSLEA - BLAINE LLC	102.0	$26.51	$2,704.02
32-31-23-34-0017	8634 CENTRAL AVE NE	URAM SCOTT JAMES	120.0	$26.51	$3,181.20
32-31-23-34-0021	8654 CENTRAL AVE NE	SPLK LLC	26.0**	$26.51	$689.26
		TOTALS:	**350.0**		**$9,278.50**

**Denotes 150' corner lot credit given

City of Blaine
Staff Report

File Number: 2023-644

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Motion

Approval of Consent Agenda: - Michelle Wolfe, City Manager

Agenda Item # 8.10

Approve Lobbying Agreement with The Ferguson Group

Executive Summary

Council is asked to approve the attached agreement for federal lobbying services with The Ferguson Group.

Background

Council reviewed the current lobbying contracts at the December 11 workshop and there was consensus to renew two contracts for 2024. (The third contract does not expire until April 2024.) While the contract with Lockridge Grindal Nauen P.L.L.P. ("LGN") falls under the threshold allowed for approval by the City Manager, the contract with The Ferguson Group ("TFG") requires Council approval. The new 2024 agreement is attached, and the monthly fee will be the same as 2023; $5,000 or $60,000 annually. Discussion regarding the 2024 legislative agendas will take place at a workshop in January.

Strategic Plan Relationship

This items falls under the financial sustainability strategic priority.

Board/Commission Review

N/A

Financial Impact

The contract fee is $5,000 or $60,000 annually. The proposed 2024 budget includes funding for the lobbying contracts.

Public Outreach/Input

N/A

Staff Recommendation

By motion, approve renewal of the federal lobbying contract for 2024 with The Ferguson Group.

Attachment List

None

City of Blaine
Staff Report

File Number: RES 23-196

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

7:00 PM - Public Hearings/Meetings and Items Published for a Certain Time - Daniel Schluender, Director of Engineering

Agenda Item # 9.1

Resolution Vacating Drainage and Utility Easement Lying Over, Under and Across Outlot A, Preserve at Lexington Waters, Vacation No. V23-06

Executive Summary

The City received a petition dated October 30, 2023 from Lori Krueger-Kopischke, Blaine 2002, LLC, requesting the vacation of the existing drainage and utility easement lying over, under and across Outlot A, Preserve at Lexington Waters; according to the recorded plat thereof, Anoka County, Minnesota, as shown in Exhibit A (attached).

Background

The property was originally platted as Outlot A, Preserve at Lexington Waters. The existing drainage and utility easements are no longer needed and new easements will be platted in accordance to requirements with the platting of Preserve at Lexington Waters 2nd Addition. Engineering staff has reviewed the request and agrees with the vacation.

Schedule of Actions

11/20/2023	Receive Petition and Order Public Hearing
12/18/2023	**Public Hearing and Adopt Vacation Resolution**

Strategic Plan Relationship

This item is part of the city's strategic plan for Growth Management.

Board/Commission Review

This item was not presented to any boards or commissions. Public input will be received by council at the Public Hearing.

Financial Impact

No Financial Impact to the city for this request.

Public Outreach/Input

Notice was officially published for the calling of the Public Hearing on December 18, 2023.

Staff Recommendation

Conduct Public Hearing and by motion, adopt the Resolution.

Attachment List

1. Petition to Vacate Easement 103023 PLW2nd
2. PLW 2nd - DU VACATE Exhibit A

City of Blaine

Signature Copy

Resolution: RES 23-196

Resolution Vacating Drainage and Utility Easement Lying Over, Under and Across Outlot A, Preserve at Lexington Waters, Vacation No. V23-06

Resolution Vacating Drainage and Utility Easement Lying Over, Under and Across Outlot A, Preserve at Lexington Waters, Vacation No. V23-06.

WHEREAS, the City Council has received a petition dated the 30th day of October, 2023, requesting vacation of all of the drainage and utility easements lying over, under and across Outlot A, Preserve at Lexington Waters; according to the recorded plat thereof, Anoka County, Minnesota, as shown in Exhibit A (attached); and

WHEREAS, the required public hearing notices were published and mailed, and the public hearing was held on the 18th day of December, 2023, at which time all persons desiring to be heard were given an opportunity to be heard.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine as follows:

1. The vacation of the existing drainage and utility easement all of the drainage and utility easements lying over, under and across Outlot A, Preserve at Lexington Waters; according to the recorded plat thereof, Anoka County, Minnesota is hereby approved.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.

City of Blaine

PETITION TO VACATE DRAINAGE AND UTILITY EASMENT

DATE	10/30/2023

TO: The Mayor and Council Members, City of Blaine:

The undersigned represent that they are the majority of owners of real property abutting:

Drainage and Utility easement lying over, under and across Outlot A, Preserve at Lexington Waters; according to the recorded plat thereof,

Anoka County, Minnesota, see Attached Exhibit A for Description

and petition that said portion of said drainage and utility easements be vacated.

The facts and reasons for this application are as follows:

The existing drainage and utility easements are no longer needed and new easements will be platted in accordance to requirements with the platting of Preserve at Lexington Waters – 2nd Addition.

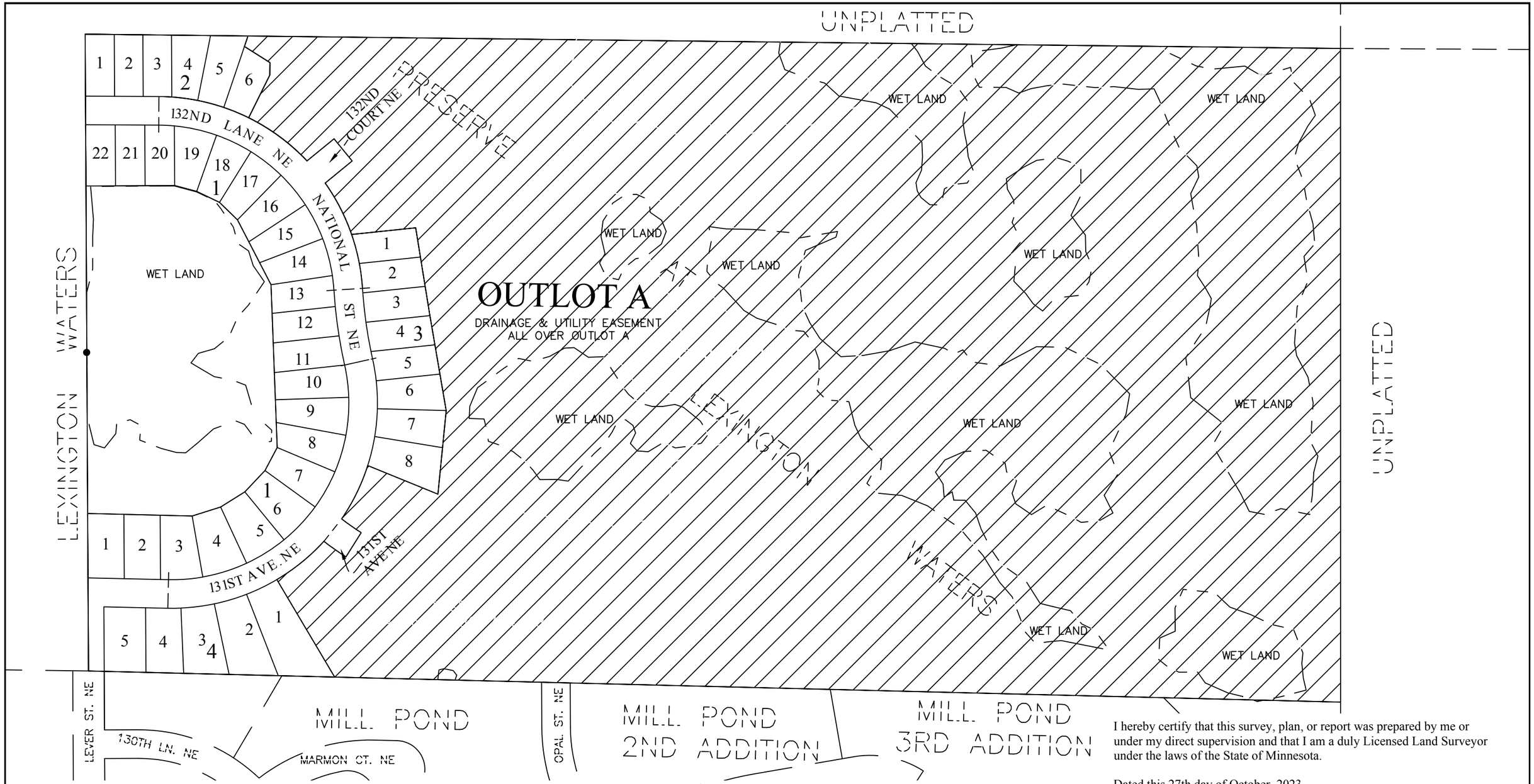
In consideration of vacating the drainage and utility easements as herein petitioned the undersigned hereby jointly and severally waive any and all claims for any damages resulting from the vacating and discontinuing of said drainage and utility easements.

Signature of Owner	Address	Legal Description of Property
		Outlot A,
BLAINE 2022 LLC		Preserve at Lexington Waters

This petition was circulated by:

Name of Petitioner	BLAINE 2022 LLC	Telephone No.	763-438-2561
Street	13432 HANSON BLVD NW	City/State/Zip	ANDOVER, MN, 55304

In accordance with the Minnesota Government Data Practices Act, the City of Blaine hereby informs you that some or all the information you are asked to provide is classified as private. Private data is available to you and to City staff who require it in the performance of their duties, but not to the public. The remainder of the information, including telephone numbers, is classifed as public, and is available to the public. This information will be used to contact you in case of changes. You may choose to withold this information, however if you do, the City of Blaine may not be able to process your application for the permit or license.



EASEMENT VACATION DESCRIPTION

A drainage and utility easement over all of Outlot A, PRESERVE AT LEXINGTON WATERS, according to the recorded plat thereof, Anoka County, Minnesota.

Easement Area: 2,797,717 S.F.

NORTH

Easement Vacation Area

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Dated this 27th day of October, 2023.

Daniel L. Schmidt, PLS Minnesota License No. 26147
schmidt@sathre.com

SHEET: OL A D&U	REVISIONS
JOB #:49368-066-203	
DRAWN BY: CMT	
CHECKED BY: DLS	
DATE: 10/26/2023	

SATHRE-BERGQUIST, INC.
14000 25TH AVENUE NORTH, SUITE 120
PLYMOUTH MN 55447 (952) 476-6000
WWW.SATHRE.COM

EASEMENT VACATION - EXHIBIT A
PREPARED FOR
BLAINE 2022 LLC

200 100 0 100 200 400
SCALE IN FEET

City of Blaine
Staff Report

File Number: RES 23-203

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

7:00 PM - Public Hearings/Meetings and Items Published for a Certain Time - Daniel Schluender, Director of Engineering

Agenda Item # 9.2

Granting an Interim Use Permit for a Land Reclamation Permit to Allow for Stockpile of Top Soil Onsite and Prepare Property for Future Development

Executive Summary

The City of Blaine received an application for earth removal and or land reclamation permit on November 8, 2023 from Menomonie Land 11 LLC. The contractor is proposing to demolish existing buildings, clear and grub site, scrape topsoil and stockpile along north edge of site as well as import sand to raise the site to grade per grading plan at 3100 101st Avenue.

Background

The property owner, Menomonie Land 11 LLC, has acquired the property located at 3100 101st Ave NE, currently platted as Lot 1 Block 1 of Larsons Estates. The property is a total of 12.29 acres with approximately 7.8 acres of wetland on the east and south side of the property.

The property owner is currently marketing the site for future development. Staff is aware of two potential concept development plans for this site. However, a formal submission has not been made.

To prepare the property for this future development, the property owner is requesting to remove 2.49 acres of trees, strip the top soil from approximately 4 acres in the northwest corner of the property. The top soil will be stock piled along the northern portion of the 4 acre area. Sand will be imported to raise the site to grade as shown in the provided grading plan.

Provided that more than 5,000 cubic yard of soil will be disturbed, the amount triggers the need for an interim use permit. Staff is recommending that the applicant be allowed a timeframe of December 2023 to Spring 2024, after which time the applicant can reapply if there is still material to be removed and the operation has been conducted in a manner that has minimized disruption to the surrounding properties and roadways.

The hours of operation for the work are limited to 7:00 AM to 9:00 PM, Monday through Friday and 7:00AM-4:00PM Saturdays.

Erosion control measures will be required to be maintained during construction, including daily watering to minimize dust. Staging of the work will be required to minimize the amount of exposed material that is subjected to wind and water erosion. The applicant will need to stabilize the site with a minimum 4 inches of topsoil, seed, and mulch. A cash escrow will be required as surety for stabilization of the project.

No physical site development is proposed, nor would it be permitted with this application other than the import of material that would bring the site to the proposed grading plan elevations. Any subsequent site development, extension of utilities, building construction, and access improvements or other specific development approvals will require future review by the Planning Commission and City Council when those plans have been developed. Notice of this IUP application was published in the Star Tribune on Friday, December 8th, 2023.

Strategic Plan Relationship

This item is part of the city's strategic plan for Growth Management.

Board/Commission Review

This item was not presented to any boards or commissions. Public input will be received by council at the Public Hearing.

Financial Impact

No Financial Impact to the city for this request.

Public Outreach/Input

Notice was officially published for the calling of the Public Hearing.

Staff Recommendation

By motion, approve the Resolution granting an interim use permit.

Attachment List

1. L1 B1 Larson's Estate - LAND RECLAMATION PERMIT_signed
2. _L1 B1 Larson's Estate - Land Reclamation Plans_11.15.23

City of Blaine

Signature Copy

Resolution: RES 23-203

Granting an Interim Use Permit for a Land Reclamation Permit to Allow for Stockpile of Top Soil Onsite and Prepare Property for Future Development

WHEREAS, an application has been filed by Menomonie Land 11 LLC on behalf of 3100 101st Avenue NE as Interim Use Permit; and

WHEREAS, the Blaine City Council has reviewed said case on December 18, 2023

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine that an interim use permit is hereby approved per Section 33.05 of the zoning ordinance for a Land Reclamation Permit based on the following conditions:

1. Applicant to follow the attached grading plan for final grade elevations. Only top soil to be stock piles and only designated soils shall be imported.
2. Permanent restoration must be established within 14 days of final grade and area shall include 4" topsoil, seed and mulch.
3. Applicant to maintain required erosion control devices.
4. Applicant shall abide by the hours of operation of 7:00AM-9:00PM Monday-Friday and 7:00AM-4:00PM Saturdays as approved by the City at the request of the applicant.
5. All site work must be completed by Spring 2024.
6. Interim use permit may be revoked by the City at the City's sole discretion in 2024 upon 30 days notice to the applicant.
7. Applicant to supply the city with a copy of the RCWD permit prior to any site work.
8. Applicant shall post a $10,000 cash escrow to ensure the successful completion of the work and site stabilization.

PASSED by the City Council of the City of Blaine on this 18th day of December 2023.

APPLICATION FOR EARTH REMOVAL AND/OR LAND RECLAMATION PERMIT

(Permit valid only for 100 c.y. up to 5,000 c.y. under Chapter 6, Article VI of the Blaine City Code)

DATE	11/8/23	PERMIT FEE	$350

100 c.y. to 500 c.y. = $50
500 c.y. to 5,000 c.y. = $350

TO THE CITY MANAGER:

The undersigned hereby makes application for a permit to perform earth removal, land reclamation, material storage, or filling within the City of Blaine, agreeing to do all work in strict compliance with all City Ordinances and this permit, and hereby declares that all the facts and representatives stated in this appliation are true and correct, and hereby agrees to save the City free and harmless from all suits or claims for damages resulting from the negligent excavation, removal, storage, or filling or rock, sand dirt gravel, clay or other like materials in the City.

In accordance with the Minnesota Government Data Practices Act, the City of Blaine hereby informs you that some or all of the information you are asked to provide is classified as private. Private data is available to you and to City staff who require it in the performance of their duties, but not to the public. The remainder of the information, including telephone numbers, is classifed as public, and is available to the public. This information will be used to process your permit or license application. You may choose to withold this information, however if you do, the City of Blaine may not be able to process your application for the permit or license.

APPLICATION MUST BE TYPEWRITTEN OR HAND PRINTED WITH INK

APPLICANT: Menomonie Land 11 L.L.C. TEL: 651-315-6641
ADDRESS: 4558 Trading Post Trail South, Afton, MN 55001

OWNER OF LAND: Menomonie Land 11 L.L.C. TEL: 651-315-6641
ADDRESS: 4558 Trading Post Trail South, Afton, MN 55001

Description and purpose of proposed work:

Demolish existing buildings, clear and grub site, scrape topsoil and stockpile along north edge of site, import sand to raise the site to grade per grading plan.

Accurate legal description of the location of the work:

Lot 1, Block 1, Larson's Estate, Anoka County, Minnesota

Estimated time schedule of the work and completion date:
Begin December 2023, complete Spring of 2024.

List of all highways, streets, or other public ways within the City upon and along which the materials shall be transported:
Radisson Road, 101st Avenue NE, Naples Street NE

Person(s) responsible for actual operation of the site, with 24-hour emergency contact phone numbers:
Design Earth Contracting
Jesse Neumann
763-238-2618

Type and number of equipment to be used at the site:
D6 Dozer
740 Truck
349 Excavator, 84" Vibratory Compactor, Skidsteer w/ sweeper

Describe the precautions that will be taken to avoid creating nuisances or hazards to public health and safety, and the environment:
Dust control, street sweeping, erosion control to be employed.
All jurisdictional ordinances to be followed, including city work hours.

The following items shall be shown on a map or plan as applicable and are attached:

1. Existing topographic information and water table elevations based on sea level datum.
2. Proposed limits of operations and proposed final topography based on sea level datum.
3. Proposed erosion control measures.
4. Proposed final restoration plans.
5. Any additional items that may be required by the City Engineer, per Section 6-104 of the Ordinance.

Signature of Applicant	
Signature of Land Owner	

CONDITIONS TO THE PERMIT

1.

2.

3.

4.

Permit Expiration Date			
Recommended for Approval	City Engineer	Date	

CONDITIONS ACCEPTED:

Signature of Applicant		Date	
Signature of Land Owner		Date	
Permit Approved	City Manager	Date	

DEPARTMENTAL COMMENTS
(FOR CITY USE ONLY)

ENGINEERING:

Drainage On and Adjacent to Site:

Ground Water:

Depth of Proposed Excavation:

Type of Fill Material:

Haul Roads:

Load Limit Restrictions:

Procedures and Equipment:

Erosion Control During Construction:

Restoration:

Existing/Proposed Utilities:

Site Safety:

Required Surety Bond:

Estimated Cost of Inspection Time by City:

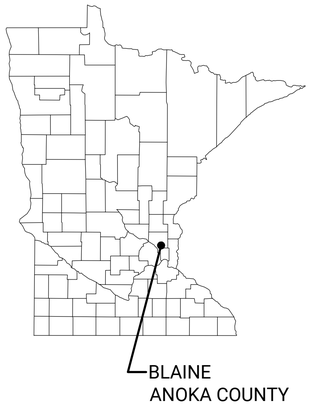
Recommended Conditions:

LAND RECLAMATION PLANS

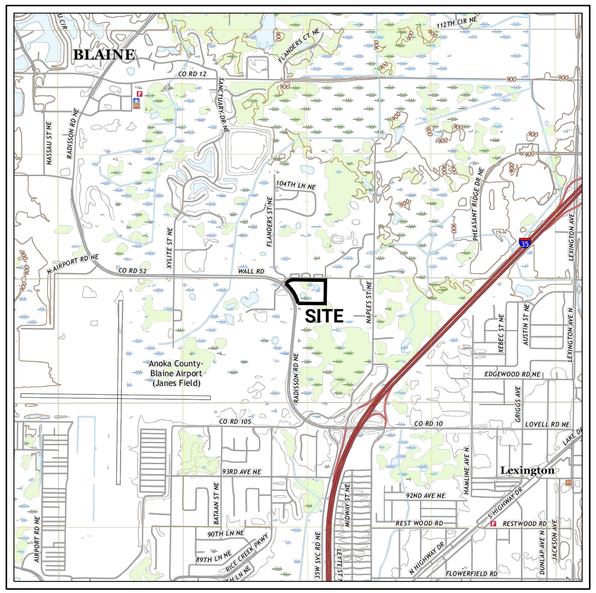
FOR

LOT 1, BLOCK 1, LARSON'S ESTATE

BLAINE, MN



SITE LOCATION MAP



AERIAL MAP

SHEET INDEX

C0.0	TITLE SHEET
	ALTA/NSPS LAND TITLE SURVEY
C1.1	EXISTING CONDITIONS & REMOVALS PLAN
C2.1	FORESTRY MANAGEMENT REPLACEMENT PLAN
C3.1	GRADING & DRAINAGE PLAN
C4.1	EROSION CONTROL PLAN
C4.2	SWPPP NARRATIVE
C5.1	DETAILS

CONTOUR CIVIL DESIGN
8195 VERNON STREET, ROCKFORD, MN 55373
TEL: 612.730.2265 | WWW.CONTOURCD.COM

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

NAME: JOSEPH T RADACH PE

SIGNATURE:

DATE: 11/08/23 LIC #: 45889

REVISIONS | ISSUE DATE: 11/08/23 | BY: JTR

1. 11/15/23 PER RCWD
2.
3.
4.
5.
6.
7.

OWNER

MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

TITLE SHEET

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C0.0

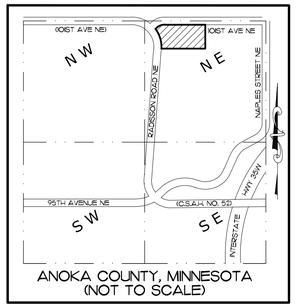
11/08/23 C:\users\contour civil\dropbox\pc\desktop\contour_jobs\23015 - blaine landpac\cad\23015_cover.dwg

ALTA/NSPS LAND TITLE SURVEY

~for~ DESIGNING EARTH CONTRACTING, INC.
~of~ 3100 101ST AVENUE NORTHEAST
BLAINE, MINNESOTA 55449

VICINITY MAP

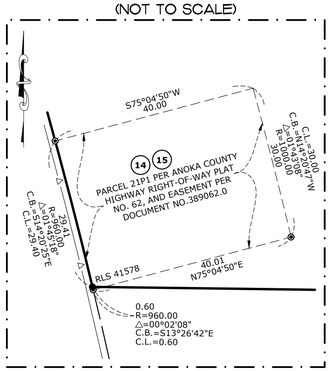
SEC. 27, TWP. 31, RNG. 23



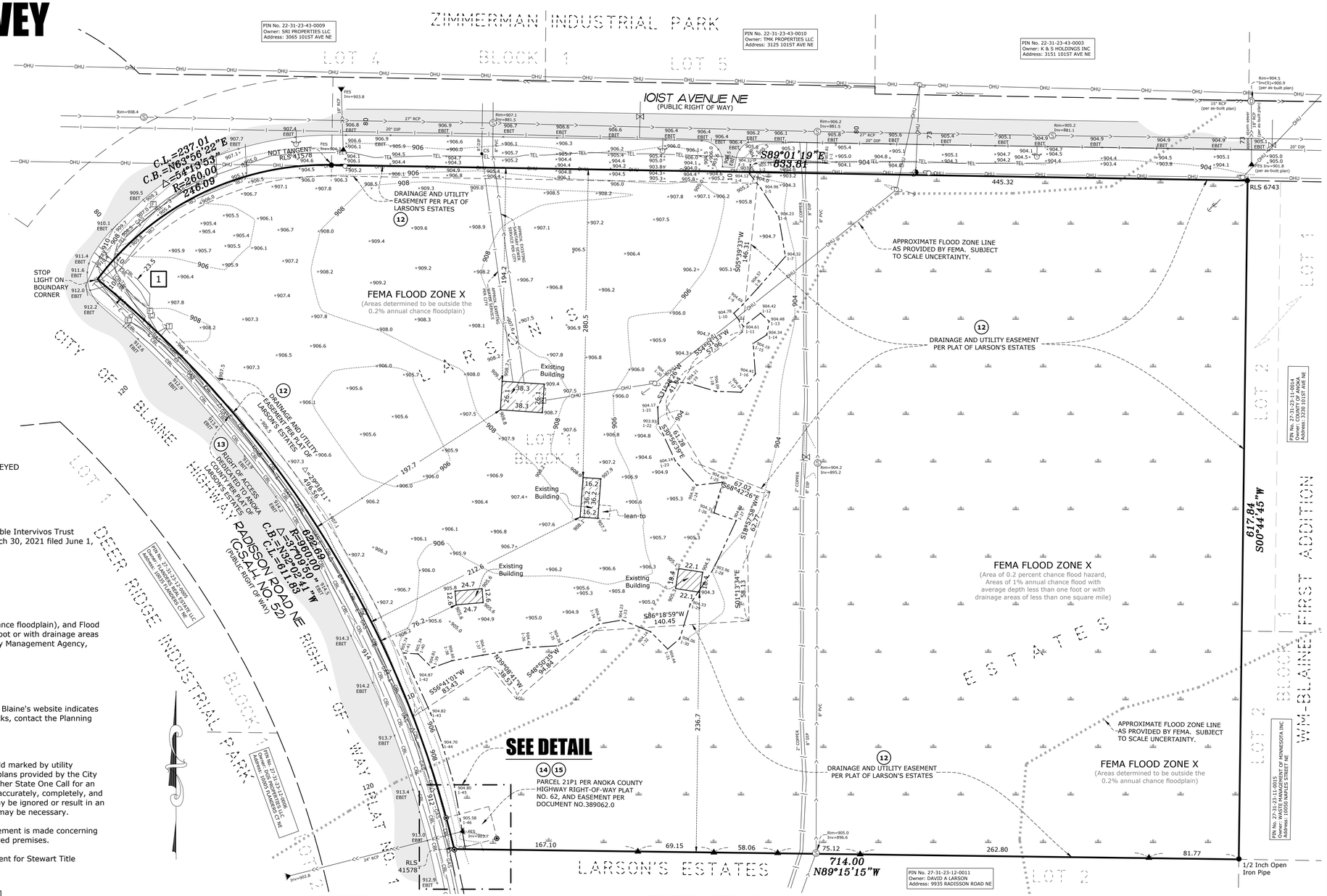
ANOKA COUNTY, MINNESOTA
(NOT TO SCALE)

DETAIL

(NOT TO SCALE)



GRAPHIC SCALE
50 0 25 50 100
1 INCH = 50 FEET



POSSIBLE ENCROACHMENTS

1 1. EXISTING UNDERGROUND UTILITY LINES CROSS SURVEYED PROPERTY WITHOUT THE BENEFIT OF AN EASEMENT

GENERAL NOTES

1. Fee ownership is vested in LaDonna M. Sellman and Duane L. Sellman, as Trustees of the LaDonna M. Sellman Revocable Intervivos Trust Agreement dated February 10, 1999. Subject to a contract for deed interest in favor of Ahmed Mohammed dated March 30, 2021 filed June 1, 2021 as Document Number 588849.002.

   Parcel ID Number: 27-31-23-12-0010.

2. Per Title Commitment, the surveyed property's address is 3100 101st Avenue NE, Blaine, MN 55449.

3. Bearings shown hereon are based on the Anoka County Coordinate System.

4. Surveyed premises shown on this survey map is in Flood Zone X (Areas determined to be outside the 0.2% annual chance floodplain), and Flood Zone X (Area of 0.2 percent chance flood hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile), according to Flood Insurance Rate Map Number 27003C0340E by the Federal Emergency Management Agency, effective date December 16, 2015.

5. Boundary area of the surveyed premises: 535,513 sq. ft. (±12.29 acres).

6. The surveyed premises has access to 101st Avenue NE, a public street.

7. No zoning endorsement letter was provided to the surveyor at the time of the survey, however, a search of the City of Blaine's website indicates the surveyed property is currently zoned I-1 (Light Industrial). For additional information regarding zoning and setbacks, contact the Planning Department at the City of Blaine at (763) 785-6180.

8. No parking stalls were observed on the surveyed property at the time of the survey.

9. Above ground utilities have been field located as shown. Underground utilities shown hereon are those which were field marked by utility companies responding to Gopher State One Call, Ticket No. 232720453, dated 10/09/2023 or were taken from utility plans provided by the City of Blaine. All underground locations shown hereon are APPROXIMATE. Prior to any excavations or digging, contact Gopher State One Call for an on-site location (651-454-0002). However, lacking excavation, the exact location of underground features cannot be accurately, completely, and reliably depicted. In addition, Gopher State One Call locate and other similar utility locate requests from surveyors may be ignored or result in an incomplete response. Where additional or more detailed information is required, the client is advised that excavation may be necessary.

10. Subsurface and environmental conditions were not examined or considered during the process of this survey. No statement is made concerning the existence of underground or overhead containers or facilities that may affect the use or development of the surveyed premises.

11. Title Commitment Number 684701, dated September 15, 2023 at 7:00 AM, prepared by Land Title, Inc., as issuing agent for Stewart Title Guaranty Company, Schedule B, Part II Survey Related Exceptions:

(12) Item #12 - Drainage and utility easements as shown on the recorded plat.
[SURVEYOR'S NOTE: Drainage and utility easements per the plat of LARSON'S ESTATES are shown hereon.]

(13) Item #13 - Subject to the dedication to Anoka County the right of access along County State Aid Highway No. 52, as shown on the plat of Larson's Estates, recorded on April 13, 2005, as Document Number 482472.003 (as shown as a recital on the certificate of title).
[SURVEYOR'S NOTE: As shown hereon.]

(14) Item #14 - Anoka County Highway Right of Way Plat No. 62 filed as Document Number 379109.0.
[SURVEYOR'S NOTE: As shown hereon.]

(15) Item #15 - Easement for drainage, ponding and utility purposes dated January 11, 2002, filed January 18, 2002 as Document Number 389062.0.
[SURVEYOR'S NOTE: Said document describes a permanent easement for drainage, ponding, and utility purposes over, under, and across Parcels 21P1 and 21P2, ANOKA COUNTY HIGHWAY RIGHT-OF-WAY PLAT NO. 62. Parcel 21P1 is shown hereon. Parcel 21P2 does not touch the surveyed property and is not shown hereon.]

LEGEND

- DENOTES IRON MONUMENT FOUND AS LABELED
- DENOTES FOUND RIGHT OF WAY MONUMENT
- DENOTES FOUND METAL SPIKE
- DENOTES BRACE POLE OR GUY POLE
- DENOTES CABLE PEDESTAL
- DENOTES CURB STOP
- DENOTES ELECTRICAL BOX
- DENOTES ELECTRICAL MANHOLE
- x 952.36 DENOTES EXISTING SPOT ELEVATION
- DENOTES FIBER OPTIC BOX
- DENOTES GUY WIRE
- DENOTES HYDRANT
- DENOTES STOP LIGHT
- DENOTES POWER POLE
- DENOTES SANITARY SEWER MANHOLE
- DENOTES STORM SEWER APRON
- DENOTES STORM SEWER MANHOLE
- DENOTES TELEPHONE PEDESTAL
- DENOTES WATER VALVE
- DENOTES EXISTING CONTOURS
- DENOTES RESTRICTED ACCESS, AS NOTED
- DENOTES EXISTING SANITARY SEWER
- DENOTES EXISTING STORM SEWER
- DENOTES EXISTING WATER MAIN
- DENOTES OVERHEAD UTILITY
- DENOTES UNDERGROUND ELECTRIC LINE
- DENOTES UNDERGROUND GAS LINE
- DENOTES UNDERGROUND CABLE LINE
- DENOTES UNDERGROUND TELEPHONE LINE
- DENOTES BITUMINOUS SURFACE
- DENOTES CONCRETE SURFACE
- DENOTES WETLANDS DELINEATED BY KJOLHAUG ENVIRONMENTAL SERVICES COMPANY IN 2023

CERTIFICATION

I hereby certify to Designing Earth Contracting, Inc., a Minnesota corporation; and to Land Title, Inc., as issuing agent for Stewart Title Guaranty Company that this is a survey of:

Lot 1, Block 1, Larson's Estates, Anoka County, Minnesota.

Torrens Property - Certificate of Title No. 142723

and is based upon information found in Title Commitment Number 684701, dated September 15, 2023 at 7:00 AM, prepared by Land Title, Inc., as issuing agent for Stewart Title Guaranty Company, and that all easements, if any, listed in Schedule B-II on the herein referenced commitment for title insurance, are shown hereon; and that this map or plat and the survey on which it is based were made (i) in accordance with "Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys," jointly established and adopted by ALTA and NSPS in 2021, and (ii) pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, the undersigned further certifies that in my professional opinion, as a land surveyor licensed in the State of Minnesota, the Relative Positional Accuracy of this survey does not exceed that which is specified therein and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 8, 9, 11(a), 11(b), and 13 of Table A thereof. The field work was completed on October 10, 2023.

I further certify that this survey was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Date: 10/12/2023

E.G. Rud & Sons, Inc.

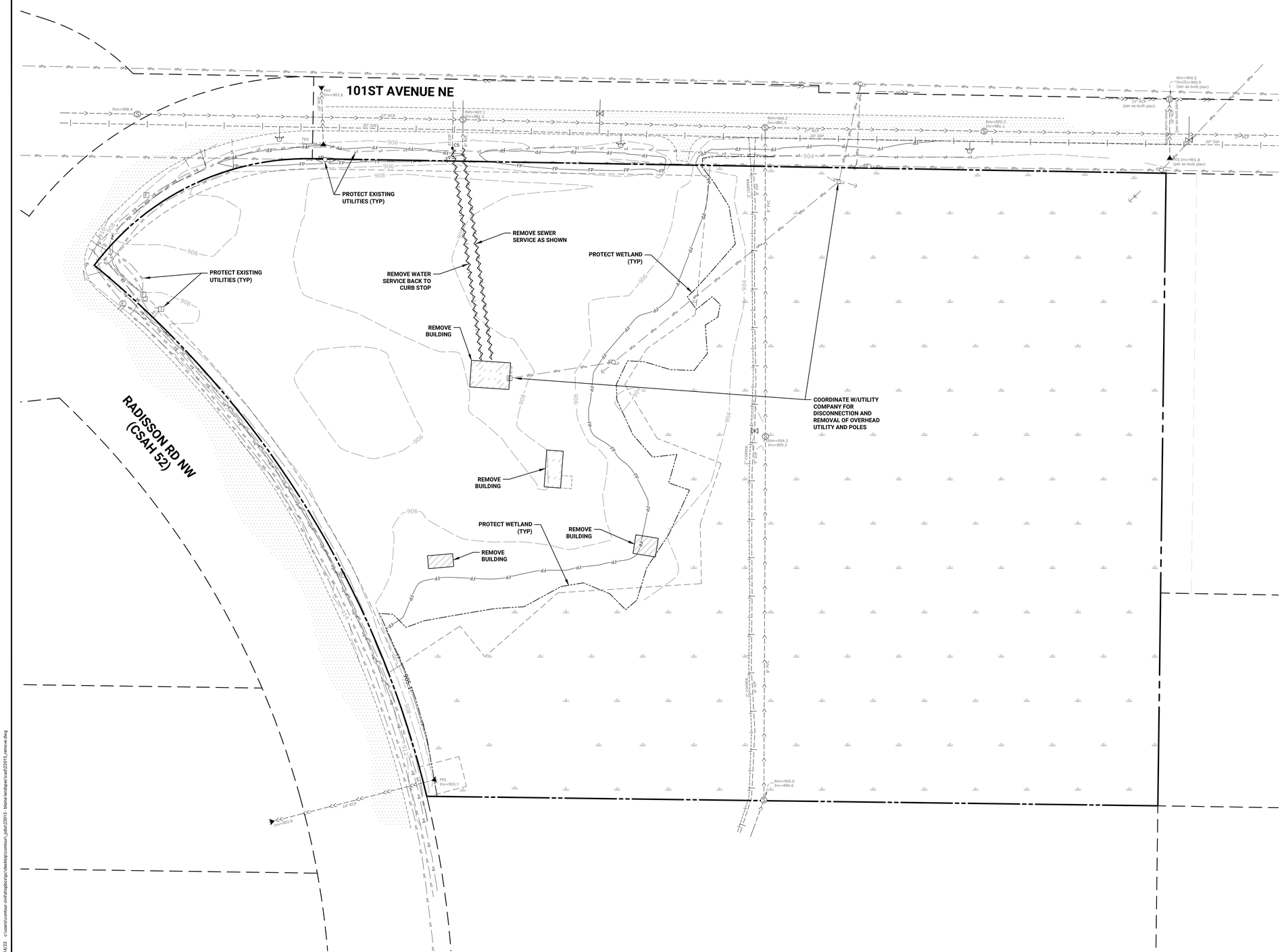
Kevin C. McCain, Land Surveyor
Minnesota License No. 58542

DRAWN BY: KCM	JOB NO: 231019AB	DATE: 10/12/23	
CHECK BY: KCM	FIELD CREW: DT/CT		
1	11/8/23	Per City Comments	KCM
2			
3			
NO.	DATE	DESCRIPTION	BY

E. G. RUD & SONS, INC.
EST. 1977
Professional Land Surveyors
6776 Lake Drive NE, Suite 110
Lino Lakes, MN 55014
Tel. (651) 361-8200 Fax (651) 361-8701
www.egrud.com

BENCHMARK

MINNESOTA DEPARTMENT OF TRANSPORTATION
GSID STATION #101670 (NAME: 0280 Z)
ELEVATION: 908.07 (NAVD 88)



LEGEND

EXISTING	PROPOSED	
		PROPERTY LINE
		EASEMENT LINE
		BITUMINOUS PAVEMENT
		CONCRETE PAVEMENT
		STORM SEWER
		SANITARY SEWER
		WATER MAIN
	AS NOTED	OVERHEAD UTILITY
		UNDERGROUND ELECTRIC
		UNDERGROUND GAS
		UNDERGROUND CABLE
		UNDERGROUND TELEPHONE
SEE SURVEY		OTHER SYMBOLS
		WETLAND LINE
		RCWD REGULATORY FLOOD LINE (905.1)
		10' CONTOUR
		2' CONTOUR

BENCHMARK

MINNESOTA DEPARTMENT OF TRANSPORTATION
GSID STATION #101670, NAMED 0280 Z

ELEVATION: 908.07 (NAVD 88)

REMOVAL PLAN NOTES

1. ALL EXISTING UTILITY LOCATIONS SHOWN ARE APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION, DEPTH AND TYPES OF EXISTING UTILITIES AND TO NOTIFY THE OWNER AND ENGINEER IMMEDIATELY OF ANY DISCREPANCIES OR VARIATIONS FROM THE PLANS.
2. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL EXISTING UTILITIES, APPURTENANCES AND STRUCTURES NOT INDICATED FOR REMOVAL. DAMAGE CAUSED BY DEMOLITION OPERATIONS SHALL BE REPAIRED AT NO ADDITIONAL COST TO THE OWNER.
3. CONTRACTOR TO REMOVE/RELOCATE EXISTING PRIVATE UTILITIES AS NECESSARY. THE CONTRACTOR SHALL COORDINATE THESE ACTIVITIES WITH THE UTILITY COMPANIES.
4. THE CONTRACTOR IS RESPONSIBLE FOR ALL THE REMOVALS SHOWN ON THE PLANS AND SHALL CONFORM/ADHERE TO ALL GOVERNING STATE AND LOCAL REGULATIONS. ALL PERMITS, APPLICATIONS AND FEES ARE THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL SAWCUTS SHALL BE FULL-DEPTH CUTS.
6. ALL WORK WITHIN THE ADJACENT STREET RIGHTS OF WAY MUST BE COORDINATED WITH AND APPROVED BY THE CITY PUBLIC WORKS DEPARTMENT.

EXISTING CONDITIONS NOTES

1. EXISTING CONDITIONS BASED ON ALTA/NSPS LAND TITLE SURVEY PREPARED BY E.G. RUD & SONS, INC. DATED 10/12/23.

0 25 50 100
< SCALE IN FEET >

CALL BEFORE YOU DIG

811 Know what's below. Call before you dig.

CONTOUR CIVIL DESIGN
8195 VERNON STREET, ROCKFORD, MN 55373
TEL: 612.730.2265 | WWW.CONTOURCD.COM

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

NAME: JOSEPH T RADACH PE
SIGNATURE:
DATE: 11/08/23 LIC #: 45889

REVISIONS	ISSUE DATE: 11/08/23	BY: JTR
1. 11/15/23 PER RCWD		
2.		
3.		
4.		
5.		
6.		
7.		

OWNER
MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

EXISTING CONDITIONS & REMOVALS PLAN

LOT 1, BLOCK 1, LARSON'S ESTATE

3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C1.1

11/14/23 c:\users\contour civil\dropbox\pc\desktop\contour_jobs\23015 - blaine landspec\cad\23015_remove.dwg

LEGEND

EXISTING	PROPOSED	
		PROPERTY LINE
		EASEMENT LINE
		BITUMINOUS PAVEMENT
		CONCRETE PAVEMENT
		STORM SEWER
		SANITARY SEWER
		WATER MAIN
		OVERHEAD UTILITY
		UNDERGROUND ELECTRIC
		UNDERGROUND GAS
		UNDERGROUND CABLE
		UNDERGROUND TELEPHONE
SEE SURVEY		OTHER SYMBOLS
		WETLAND LINE
		RCWD REGULATORY FLOOD LINE (905.1)
		10' CONTOUR
		2' CONTOUR

BENCHMARK

MINNESOTA DEPARTMENT OF TRANSPORTATION
GSID STATION #101670, NAMED 0280 Z

ELEVATION: 908.07 (NAVD 88)

TREE REMOVAL/REPLACEMENT SUMMARY

CANOPY AREA OF TREES REMOVED:	2.49 ACRES
TREE MITIGATION REQUIRED BASED ON 8 TREES PER ACRE REMOVAL:	19 TREES

IT IS PROPOSED TO ESCROW MONEY WITH THE CITY OF BLAINE TO SECURE THE TREE MITIGATION UNTIL SUCH TIME THE APPLICANT CONSTRUCTS THE ULTIMATE PLAN OF DEVELOPMENT.

N

0 25 50 100
< SCALE IN FEET >

CALL BEFORE YOU DIG

811
Know what's below.
Call before you dig.

CONTOUR
CIVIL DESIGN
8195 VERNON STREET, ROCKFORD, MN 55373
TEL: 612.730.2265 | WWW.CONTOURCD.COM

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

NAME: JOSEPH T RADACH PE
SIGNATURE:
DATE: 11/08/23 LIC #: 45889

REVISIONS	ISSUE DATE: 11/08/23	BY: JTR
1. 11/15/23 PER RCWD		
2.		
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7.		

OWNER
MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

FORESTRY MANAGEMENT REPLACEMENT PLAN

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C2.1

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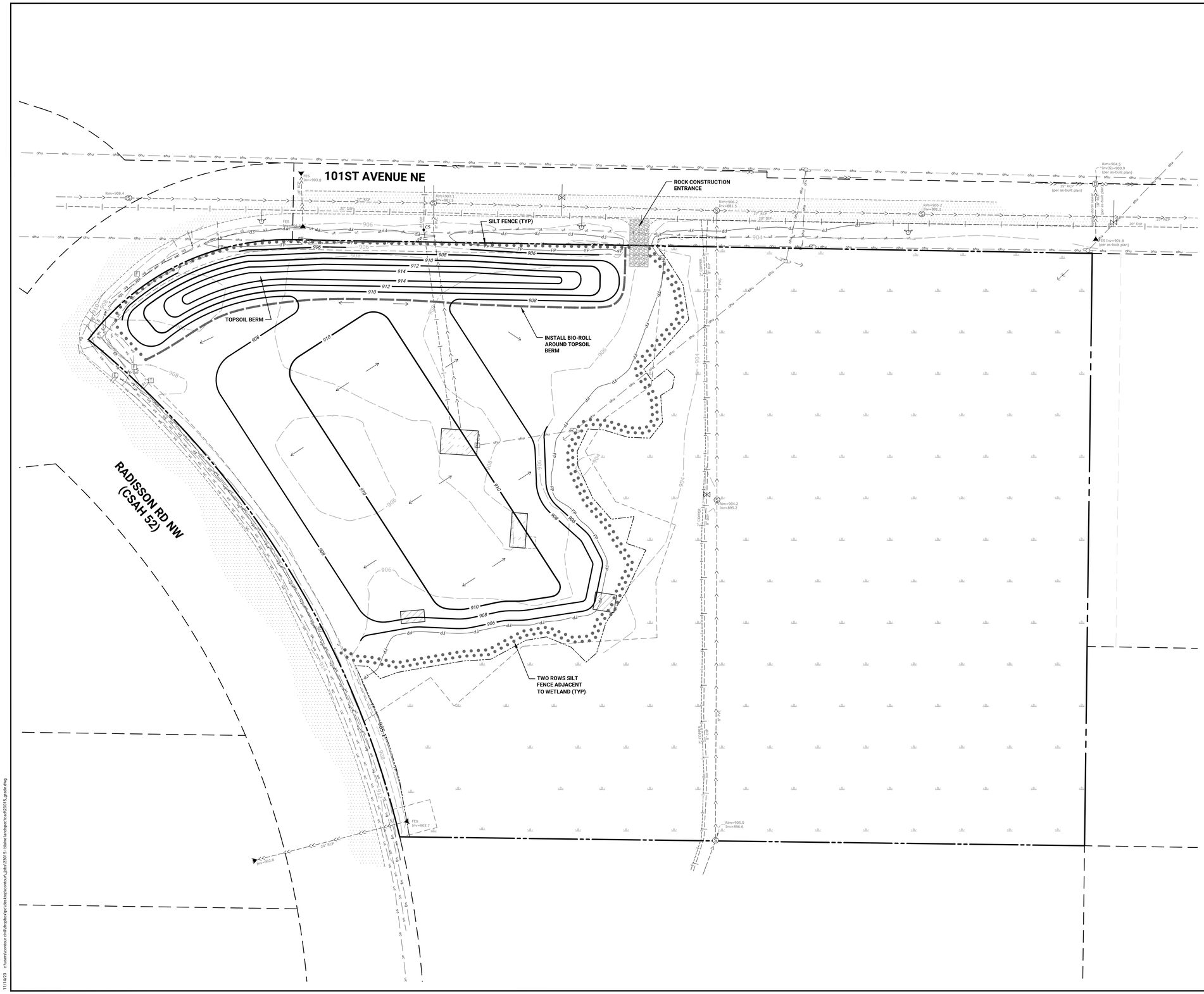

LEGEND

EXISTING	PROPOSED	
		PROPERTY LINE
		EASEMENT LINE
		BITUMINOUS PAVEMENT
		CONCRETE PAVEMENT
		STORM SEWER
		SANITARY SEWER
		WATER MAIN
ohu		OVERHEAD UTILITY
ue	ue	UNDERGROUND ELECTRIC
ug	ug	UNDERGROUND GAS
uc	uc	UNDERGROUND CABLE
ut	ut	UNDERGROUND TELEPHONE
SEE SURVEY		OTHER SYMBOLS
		WETLAND LINE
FP		RCWD REGULATORY FLOOD LINE (905.1)
910	910	10' CONTOUR
908	908	2' CONTOUR
57.1	57.1	SPOT ELEVATION (CURB ELEVATIONS ARE TO GUTTER LINE)
		SILT FENCE
		BIO ROLL
		ROCK ENTRANCE

BENCHMARK

MINNESOTA DEPARTMENT OF TRANSPORTATION
GSID STATION #101670, NAMED 0280 Z

ELEVATION: 908.07 (NAVD 88)

GOVERNING SPECIFICATIONS

1. THE LATEST EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR CONSTRUCTION" AND THE CITY OF BLAINE SPECIFICATIONS.
2. THE LATEST EDITION OF THE MINNESOTA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MMUTCD).
3. THE LATEST EDITION OF THE CITY ENGINEERS ASSOCIATION OF MINNESOTA (CEAM) STANDARD SPECIFICATIONS.

GRADING NOTES

1. VEHICLE TRACKING REDUCTION DEVICE, SILT FENCE, AND EXISTING CATCH BASIN INLET PROTECTION SHALL BE INSTALLED PRIOR TO GRADING CONSTRUCTION, AND SHALL BE MAINTAINED UNTIL THE SITE HAS BEEN STABILIZED.
2. CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS AND ELEVATIONS OF EXISTING UTILITIES PRIOR TO THE START OF GRADING CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF DISCREPANCIES OR VARIATIONS FROM THE PLAN.
3. CONTRACTOR SHALL STRIP, STOCKPILE AND RESPREAD SUFFICIENT TOPSOIL TO PROVIDE A MINIMUM OF 4" OF TOPSOIL OVER ALL DISTURBED AREAS THAT WILL BE SODDED, SEEDED OR LANDSCAPED.
4. ALL DISTURBED AREAS MUST BE STABILIZED WITHIN 7 CALENDARS DAYS AFTER LAND-DISTURBING WORK HAS TEMPORARILY OR PERMANENTLY CEASED.
5. ALL SLOPES STEEPER THAN 3:1 SHALL HAVE MNDOT CAT.1 EROSION CONTROL BLANKET AND SEED, OR APPROVED EQUAL.
6. STOCKPILES SHALL BE STABILIZED WITHIN 7 DAYS OF ROUGH GRADING OR INACTIVITY.

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OWNER
MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

GRADING & DRAINAGE PLAN

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C3.1

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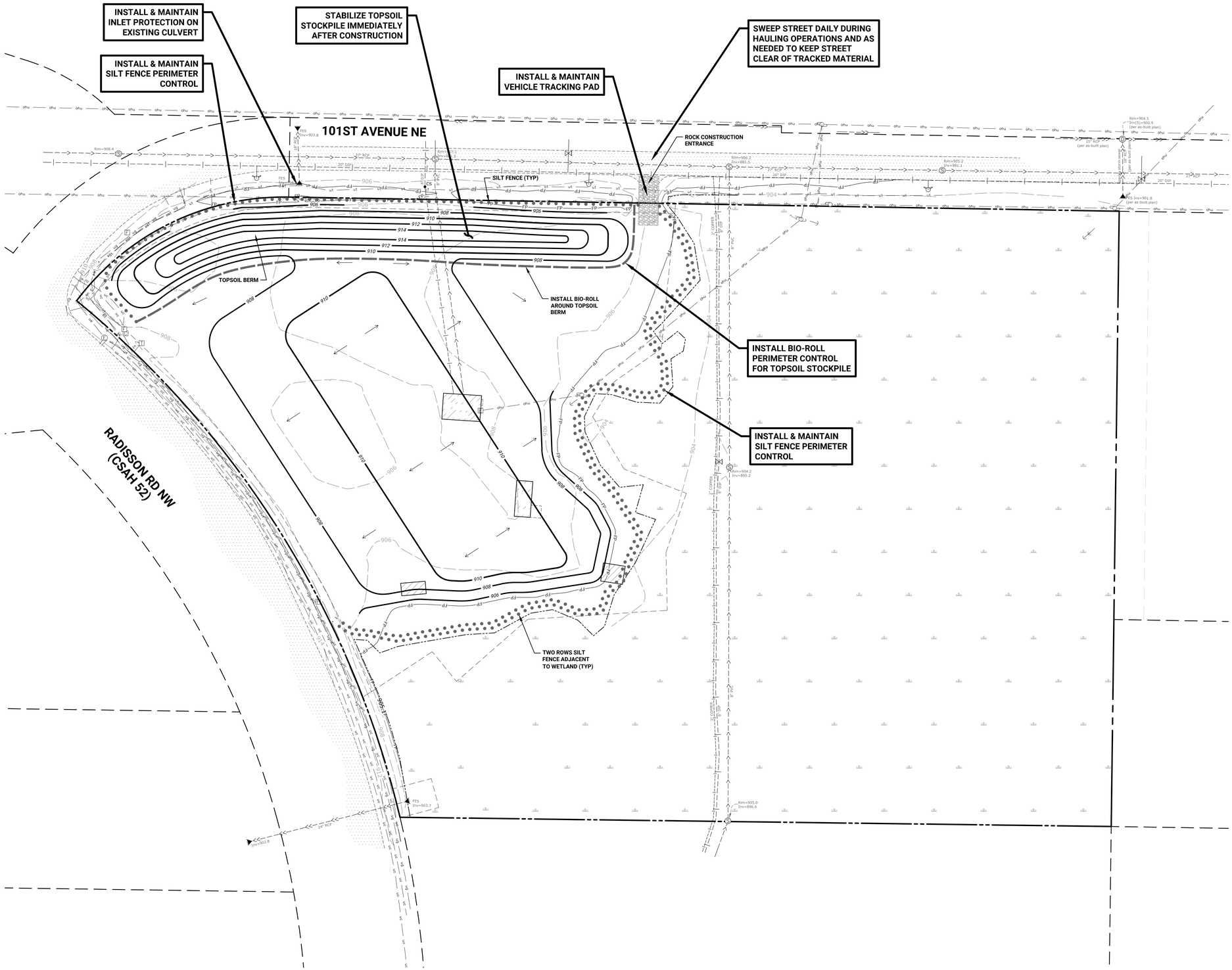

LEGEND

EXISTING	PROPOSED	
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		EASEMENT LINE
		BITUMINOUS PAVEMENT
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		STORM SEWER
		SANITARY SEWER
		WATER MAIN
		OVERHEAD UTILITY
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AFTON, MN 55001

EROSION CONTROL PLAN

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C4.1

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PROJECT INFORMATION

PROJECT NAME:	LOT 1, BLOCK 1, LARSON'S ESTATE
STREET ADDRESS:	3100 101ST AVENUE NE
CITY:	BLAINE
COUNTY:	ANOKA
STATE:	MINNESOTA
ZIP CODE:	55449
LAT/LONG:	45.1528, -93.1919
BOUNDARY AREA:	12.294 ACRES
EXISTING IMPERVIOUS:	0.056 ACRES
PROPOSED IMPERVIOUS:	0.000 ACRES
NET NEW IMPERVIOUS:	0.000 ACRES
DISTURBED AREA:	4.20 ACRES
OWNER:	MENOMONIE LAND 11 L.L.C.

RESPONSIBLE PARTIES

SWPPP DESIGN:	JOSEPH RADACH PE
TRAINING:	DESIGN OF CONSTRUCTION SWPPP, U OF MN (5/26 EXPIRATION)
SITE MANAGER:	____________________
TRAINING:	____________________
LONG TERM O&M:	MENOMONIE LAND 11 L.L.C.

SWPPP CONTENT
THE SWPPP CONTAINS ALL SHEETS WITHIN THE CONSTRUCTION PLAN SET AND INCLUDES THE STORMWATER MANAGEMENT PLAN, INCORPORATED HEREIN BY REFERENCE. IN DEVELOPING THIS SWPPP, THE TEMPORARY AND PERMANENT BMPS WERE DESIGNED BASED ON EXPECTED RAINFALLS OF 3 INCHES IN 24 HOURS DURING CONSTRUCTION, WITH EXTREME EVENTS RANGING FROM 5 TO 7 INCHES IN 24 HOURS.

EXISTING CONDITIONS
THE SITE IS LOCATED IMMEDIATELY SOUTHEAST OF THE INTERSECTION OF RADISSON ROAD AND 101ST AVENUE NE IN BLAINE, ANOKA COUNTY, MINNESOTA. THE SITE IS BOUNDED ON THE WEST BY RADISSON ROAD, ON THE NORTH BY 101ST AVENUE NE, AND ON THE EAST AND SOUTH BY INDUSTRIAL PROPERTY. THE SITE CURRENTLY HAS A VACANT RESIDENTIAL HOME WITH SEVERAL OUTBUILDINGS. THE SITE IS GENERALLY WOODED, WITH UNMAINTAINED TURF THROUGHOUT. THERE IS A LARGE WETLAND COMPLEX IN THE EASTERN PORTION OF THE SITE. THE SITE BOUNDARY CONTAINS 12.294 ACRES, OF WHICH ABOUT 0.056 ACRES ARE IMPERVIOUS SURFACE.

THE SITE HAS A RELATIVELY FLAT TOPOGRAPHY, WITH ELEVATIONS RANGING FROM 908 IN THE WEST CENTRAL PORTION OF THE SITE, DOWN TO ABOUT 904 AT THE EXISTING WETLAND TO THE EAST. STORMWATER FROM THE SITE EITHER DRAINS NORTH TO 101ST AVENUE NE ROADSIDE DITCH WHERE IT OUTLETS UNDER 101ST AVENUE NE TO THE NORTH VIA AN 18-INCH CULVERT, OR DRAINS EAST TO THE EXISTING WETLAND. ALL STORMWATER FROM THE SITE ULTIMATELY DRAINS TO ANOKA COUNTY DITCH 53-62.

PROPOSED CONDITIONS
MENOMONIE LAND L.L.C. PLANS TO DEMOLISH THE EXISTING BUILDINGS, REMOVE THE TREES, AND GRADE THE SITE FOR FUTURE DEVELOPMENT. TOPSOIL WILL BE STOCKPILED ON THE NORTH PORTION OF THE SITE, AND SAND WILL BE IMPORTED TO THE SITE TO RAISE THE GRADES FOR FUTURE DEVELOPMENT. NO IMPERVIOUS SURFACES ARE PROPOSED AS PART OF THIS INITIAL PHASE OF THE PROJECT. STORMWATER DRAINAGE PATTERNS WILL GENERALLY REMAIN UNCHANGED. NO WETLAND IMPACTS ARE PROPOSED AS PART OF THE PROJECT.

SOIL INFORMATION
BRAUN INTERTEC COMPLETED A SUBSURFACE INVESTIGATION CONSISTING OF TEN TEST PITS. THE TEST PITS ENCOUNTERED VARYING DEPTHS OF TOPSOIL ATOP POORLY GRADED SAND AND POORLY GRADED SAND WITH SILT. THESE SOILS FALL WITHIN THE HYDROLOGIC SOIL GROUP "A".

SITE CONTAMINATION
A PHASE I ESA WAS COMPLETED ON THE PROJECT AND NO RECOGNIZED ENVIRONMENTAL CONDITIONS WERE FOUND.

STORMWATER RECEIVING WATERS
ALL STORMWATER WILL DRAIN TO FRENCH LAKE, WHICH DRAINS TO DIAMOND CREEK, WHICH ULTIMATELY DRAINS TO ELM CREEK.

SPECIAL OR IMPAIRED WATERS
ANOKA COUNTY DITCH 53-62 IS LOCATED ABOUT 5,000 FEET EAST OF THE SITE AND IS LISTED AS AN IMPAIRED WATER WITH A CONSTRUCTION RELATED PARAMETER. ADDITIONAL BMPS ARE REQUIRED TO BE IMPLEMENTED AT THE SITE AND ARE AS FOLLOWS:

- PERMITTEES MUST IMMEDIATELY INITIATE STABILIZATION OF EXPOSED SOIL AREAS, INCLUDING SOIL STOCKPILES, AND COMPLETE THE STABILIZATION WITHIN SEVEN (7) CALENDAR DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE TEMPORARILY OR PERMANENTLY CEASES.
- PERMITTEES MUST PROVIDE A TEMPORARY SEDIMENT BASIN FOR COMMON DRAINAGE LOCATIONS THAT SERVE AN AREA WITH FIVE (5) OR MORE ACRES DISTURBED AT ONE TIME.
- PERMITTEES MUST INCLUDE AN UNDISTURBED BUFFER ZONE OF NOT LESS THAN 100 LINEAR FEET FROM A SPECIAL WATER (NOT INCLUDING TRIBUTARIES) AND MUST MAINTAIN THIS BUFFER ZONE AT ALL TIMES, BOTH DURING CONSTRUCTION AND AS A PERMANENT FEATURE POST CONSTRUCTION, EXCEPT WHERE A WATER CROSSING OR OTHER ENCROACHMENT IS NECESSARY TO COMPLETE THE PROJECT.

WETLAND CONSIDERATIONS
THERE IS A LARGE WETLAND COMPLEX LOCATED IN THE EASTERN PORTION OF THE SITE. NO WETLAND IMPACTS ARE PROPOSED AS PART OF THE PROJECT.

PERMANENT STORMWATER MANAGEMENT SYSTEM - DAYTON FIELD 4TH ADDITION
THE MPCA CONSTRUCTION STORMWATER GENERAL PERMIT REQUIRES PERMITTEES TO DESIGN AND CONSTRUCT A PERMANENT STORMWATER TREATMENT SYSTEM TO TREAT THE WATER QUALITY VOLUME IF THE PROJECT'S ULTIMATE DEVELOPMENT REPLACES VEGETATION AND/OR OTHER PERVIOUS SURFACES CREATING A NET INCREASE OF ONE (1) OR MORE ACRES OF CUMULATIVE IMPERVIOUS SURFACE. PERMITTEES MUST CALCULATE THE WATER QUALITY VOLUME AS ONE (1) INCH TIMES THE NET INCREASE OF IMPERVIOUS SURFACES CREATED BY THE PROJECT. PERMITTEES MUST FIRST CONSIDER VOLUME REDUCTION PRACTICES ON-SITE (E.G. INFILTRATION OR OTHER) WHEN DESIGNING THE PERMANENT STORMWATER TREATMENT SYSTEM. RICE CREEK WATERSHED DISTRICT REQUIRES STORMWATER ABSTRACTION EQUIVALENT TO 1.1 INCHES OF RUNOFF GENERATED FROM NEW IMPERVIOUS SURFACE. THE CITY OF BLAINE GENERALLY FOLLOWS THE SAME REQUIREMENTS AS RCWD.

THE CURRENT PLAN DOES NOT PROPOSED TO CREATE ANY IMPERVIOUS SURFACES, THEREFORE A PERMANENT STORMWATER MANAGEMENT SYSTEM IS NOT REQUIRED. A FUTURE STORMWATER MANAGEMENT SYSTEM WILL BE CONSTRUCTED WHEN THE SITE DEVELOPS.

BMP IMPLEMENTATION SCHEDULE
PRIOR TO CONSTRUCTION, IMPLEMENT THE FOLLOWING BMPS:

- VEHICLE TRACKING PAD
- PERIMETER CONTROL
- CULVERT INLET PROTECTION

DURING CONSTRUCTION, IMPLEMENT THE FOLLOWING BMPS:

- PHASED GRADING
- STREET SWEEPING
- STABILIZATION OF EXPOSED SOILS
- STABILIZATION OF DITCHES OR SWALES
- STOCKPILE PERIMETER CONTROL & STABILIZATION
- MINIMIZATION OF SOIL COMPACTION AND PRESERVATION OF TOPSOIL
- CULVERT INLET PROTECTION

EROSION AND SEDIMENT CONTROL ESTIMATED QUANTITIES

VEHICLE TRACKING PAD	1 EA
SILT FENCE	2,300 LF
BIOROLL	570 LF
INLET PROTECTION	1 EA
EROSION CONTROL BLANKET	AS NEEDED
TURF ESTABLISHMENT	4.2 AC

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PERMIT REQUIREMENTS & SWPPP IMPLEMENTATION
THE FOLLOWING SECTIONS WERE TAKEN FROM THE MPCA CONSTRUCTION STORMWATER GENERAL PERMIT. IT IS THE RESPONSIBILITY OF THE PERMITTEE TO FOLLOW ALL REQUIREMENTS OF THE MPCA CONSTRUCTION STORMWATER GENERAL PERMIT.

3.1 APPLICATION AND COVERAGE EFFECTIVE DATE. [MINN. R. 7090]

3.2 THE OWNER AND OPERATOR MUST SUBMIT A COMPLETE AND ACCURATE ON-LINE APPLICATION WITH THE APPROPRIATE FEE TO THE MPCA FOR EACH PROJECT THAT DISTURBS ONE (1) OR MORE ACRES OF LAND OR FOR A COMMON PLAN OF DEVELOPMENT OR SALE THAT WILL ULTIMATELY DISTURB ONE (1) OR MORE ACRES. [MINN. R. 7090]

3.3 FOR PROJECTS OR COMMON PLANS OF DEVELOPMENT OR SALE THAT DISTURB LESS THAN 50 ACRES OR DO NOT DISCHARGE STORMWATER WITHIN 1 MILE (AERIAL RADIUS MEASUREMENT) OF A SPECIAL OR IMPAIRED WATER, PERMITTEES DO NOT NEED TO SUBMIT THE SWPPP WITH THE APPLICATION. PERMIT COVERAGE FOR THESE PROJECTS IS EFFECTIVE UPON APPLICATION AND COMPLETING THE PAYMENT PROCESS. [MINN. R. 7090]

3.4 FOR CERTAIN PROJECTS OR COMMON PLANS OF DEVELOPMENT OR SALE DISTURBING 50 ACRES OR MORE, THE COMPLETE SWPPP MUST BE INCLUDED WITH THE APPLICATION AND SUBMITTED AT LEAST 30 DAYS BEFORE THE START OF CONSTRUCTION ACTIVITY. THIS APPLIES IF THERE IS A DISCHARGE POINT ON THE PROJECT WITHIN ONE MILE (AERIAL RADIUS MEASUREMENT) OF, AND FLOWS TO, A SPECIAL WATER LISTED IN ITEM 23.3 THROUGH 23.6 OR AN IMPAIRED WATER AS DESCRIBED IN ITEM 23.7. PERMIT COVERAGE FOR THESE PROJECTS IS EFFECTIVE UPON SUBMITTING THE APPLICATION AND COMPLETE SWPPP, COMPLETING THE PAYMENT PROCESS AND RECEIVING A DETERMINATION FROM THE MPCA THAT THE REVIEW OF THE SWPPP IS COMPLETE. THE DETERMINATION MAY TAKE LONGER THAN 30 DAYS IF THE SWPPP IS INCOMPLETE. IF THE MPCA FAILS TO CONTACT THE PERMITTEES WITHIN 30 DAYS OF APPLICATION RECEIPT, COVERAGE IS EFFECTIVE 30 DAYS AFTER COMPLETING THE PAYMENT PROCESS. [MINN. R. 7090]

3.5 THE APPLICATION REQUIRES LISTING ALL PERSONS MEETING THE DEFINITION OF OWNER AND OPERATOR AS PERMITTEES. THE OWNER IS RESPONSIBLE FOR COMPLIANCE WITH ALL TERMS AND CONDITIONS OF THIS PERMIT. THE OPERATOR IS RESPONSIBLE FOR COMPLIANCE WITH SECTIONS 3, 4, 6-22, 24 AND APPLICABLE REQUIREMENTS FOR CONSTRUCTION ACTIVITY IN SECTION 23. [MINN. R. 7090]

3.6 PERMITTEES WILL RECEIVE COVERAGE NOTIFICATION IN A MANNER DETERMINED BY THE MPCA. [MINN. R. 7090]

3.7 FOR CONSTRUCTION PROJECTS WHERE THE OWNER OR OPERATOR CHANGES (E.G., AN ORIGINAL DEVELOPER SELLS PORTIONS OF THE PROPERTY TO VARIOUS HOMEBUILDERS OR SELLS THE ENTIRE SITE TO A NEW OWNER), THE CURRENT OWNER AND THE NEW OWNER OR OPERATOR MUST SUBMIT A COMPLETE PERMIT MODIFICATION FORM PROVIDED BY THE MPCA. THE CURRENT OWNER AND THE NEW OWNER OR OPERATOR MUST SUBMIT THE FORM PRIOR TO THE NEW OWNER OR OPERATOR COMMENCING CONSTRUCTION ACTIVITY OR NO LATER THAN 30 DAYS AFTER TAKING OWNERSHIP OF THE PROPERTY. [MINN. R. 7090]

3.8 FOR CONSTRUCTION PROJECTS WHERE THE OWNER OR OPERATOR CHANGES, THE CURRENT OWNER MUST PROVIDE A SWPPP TO THE NEW OWNER AND OPERATOR THAT SPECIFICALLY ADDRESSES THE REMAINING CONSTRUCTION ACTIVITY. THE NEW OWNER OR OPERATOR CAN IMPLEMENT THE ORIGINAL SWPPP, MODIFY THE SWPPP, OR DEVELOP A NEW SWPPP. PERMITTEES MUST ENSURE THEIR ACTIVITIES DO NOT RENDER ANOTHER PARTY'S EROSION PREVENTION AND SEDIMENT CONTROL BMPS INEFFECTIVE. [MINN. R. 7090]

4.1 TERMINATION OF COVERAGE. [MINN. R. 7090]

4.2 PERMITTEES MUST SUBMIT A NOT WITHIN 30 DAYS AFTER ALL TERMINATION CONDITIONS LISTED IN SECTION 13 ARE COMPLETE. [MINN. R. 7090]

4.3 PERMITTEES MUST SUBMIT A NOT WITHIN 30 DAYS AFTER SELLING OR OTHERWISE LEGALLY TRANSFERRING THE ENTIRE SITE, INCLUDING PERMIT RESPONSIBILITY FOR ROADS (E.G., STREET SWEEPING) AND STORMWATER INFRASTRUCTURE FINAL CLEAN OUT, OR TRANSFERRING PORTIONS OF A SITE TO ANOTHER PARTY. THE PERMITTEES' COVERAGE UNDER THIS PERMIT TERMINATES AT MIDNIGHT ON THE SUBMISSION DATE OF THE NOT. [MINN. R. 7090]

4.4 PERMITTEES MAY TERMINATE PERMIT COVERAGE PRIOR TO COMPLETION OF ALL CONSTRUCTION ACTIVITY IF THEY MEET ALL OF THE FOLLOWING CONDITIONS:

a. CONSTRUCTION ACTIVITY HAS CEASED FOR AT LEAST 90 DAYS; AND

b. AT LEAST 90 PERCENT (BY AREA) OF ALL ORIGINALLY PROPOSED CONSTRUCTION ACTIVITY HAS BEEN COMPLETED AND PERMANENT COVER HAS BEEN ESTABLISHED ON THOSE AREAS; AND

c. ON AREAS WHERE CONSTRUCTION ACTIVITY IS NOT COMPLETE, PERMANENT COVER HAS BEEN ESTABLISHED; AND

d. THE SITE COMPLIES WITH ITEM 13.3 THROUGH 13.7.

AFTER PERMIT COVERAGE IS TERMINATED UNDER THIS ITEM, ANY SUBSEQUENT DEVELOPMENT ON THE REMAINING PORTIONS OF THE SITE WILL REQUIRE PERMIT COVERAGE IF THE SUBSEQUENT DEVELOPMENT ITSELF OR AS PART OF THE REMAINING COMMON PLAN OF DEVELOPMENT OR SALE WILL RESULT IN LAND DISTURBING ACTIVITIES OF ONE (1) OR MORE ACRES IN SIZE. [MINN. R. 7090]

4.5 PERMITTEES MAY TERMINATE COVERAGE UPON MPCA APPROVAL AFTER SUBMITTING INFORMATION DOCUMENTING THE OWNER CANCELLED THE PROJECT. [MINN. R. 7090]

6.1 SWPPP AMENDMENTS. [MINN. R. 7090]

6.2 ONE OF THE INDIVIDUALS DESCRIBED IN ITEM 21.2.A OR ITEM 21.2.B OR ANOTHER QUALIFIED INDIVIDUAL MUST COMPLETE ALL SWPPP CHANGES. CHANGES INVOLVING THE USE OF A LESS STRINGENT BMP MUST INCLUDE A JUSTIFICATION DESCRIBING HOW THE REPLACEMENT BMP IS EFFECTIVE FOR THE SITE CHARACTERISTICS. [MINN. R. 7090]

6.3 PERMITTEES MUST AMEND THE SWPPP TO INCLUDE ADDITIONAL OR MODIFIED BMPS AS NECESSARY TO CORRECT PROBLEMS IDENTIFIED OR ADDRESS SITUATIONS WHENEVER THERE IS A CHANGE IN DESIGN, CONSTRUCTION, OPERATION, MAINTENANCE, WEATHER OR SEASONAL CONDITIONS HAVING A SIGNIFICANT EFFECT ON THE DISCHARGE OF POLLUTANTS TO SURFACE WATERS OR GROUNDWATER. [MINN. R. 7090]

6.4 PERMITTEES MUST AMEND THE SWPPP TO INCLUDE ADDITIONAL OR MODIFIED BMPS AS NECESSARY TO CORRECT PROBLEMS IDENTIFIED OR ADDRESS SITUATIONS WHENEVER INSPECTIONS OR INVESTIGATIONS BY THE SITE OWNER OR OPERATOR, USEPA OR MPCA OFFICIALS INDICATE THE SWPPP IS NOT EFFECTIVE IN ELIMINATING OR SIGNIFICANTLY MINIMIZING THE DISCHARGE OF POLLUTANTS TO SURFACE WATERS OR GROUNDWATER OR THE DISCHARGES ARE CAUSING WATER QUALITY STANDARD EXCEEDANCES (E.G., NUISANCE CONDITIONS AS DEFINED IN MINN. R. 7050.0210, SUBP. 2) OR THE SWPPP IS NOT CONSISTENT WITH THE OBJECTIVES OF A USEPA APPROVED TMDL. [MINN. R. 7050.0210]

7.1 BMP SELECTION AND INSTALLATION. [MINN. R. 7090]

7.2 PERMITTEES MUST SELECT, INSTALL, AND MAINTAIN THE BMPS IDENTIFIED IN THE SWPPP AND IN THIS PERMIT IN AN APPROPRIATE AND FUNCTIONAL MANNER AND IN ACCORDANCE WITH RELEVANT MANUFACTURER SPECIFICATIONS AND ACCEPTED ENGINEERING PRACTICES. [MINN. R. 7090]

8.1 EROSION PREVENTION PRACTICES. [MINN. R. 7090]

8.2 BEFORE WORK BEGINS, PERMITTEES MUST DELINEATE THE LOCATION OF AREAS NOT TO BE DISTURBED. [MINN. R. 7090]

8.3 PERMITTEES MUST MINIMIZE THE NEED FOR DISTURBANCE OF PORTIONS OF THE PROJECT WITH STEEP SLOPES. WHEN STEEP SLOPES MUST BE DISTURBED, PERMITTEES MUST USE TECHNIQUES SUCH AS PHASING AND STABILIZATION PRACTICES DESIGNED FOR STEEP SLOPES (E.G., SLOPE DRAINING AND TERRACING). [MINN. R. 7090]

8.4 PERMITTEES MUST STABILIZE ALL EXPOSED SOIL AREAS, INCLUDING STOCKPILES. STABILIZATION MUST BE INITIATED IMMEDIATELY TO LIMIT SOIL EROSION WHEN CONSTRUCTION ACTIVITY HAS PERMANENTLY OR TEMPORARILY CEASED ON ANY PORTION OF THE SITE AND WILL NOT RESUME FOR A PERIOD EXCEEDING 14 CALENDAR DAYS. STABILIZATION MUST BE COMPLETED NO LATER THAN 14 CALENDAR DAYS AFTER THE CONSTRUCTION ACTIVITY HAS CEASED. STABILIZATION IS NOT REQUIRED ON CONSTRUCTED BASE COMPONENTS OF ROADS, PARKING LOTS AND SIMILAR SURFACES. STABILIZATION IS NOT REQUIRED ON TEMPORARY STOCKPILES WITHOUT SIGNIFICANT SILT, CLAY OR ORGANIC COMPONENTS (E.G., CLEAN AGGREGATE STOCKPILES, DEMOLITION CONCRETE STOCKPILES, SAND STOCKPILES) BUT PERMITTEES MUST PROVIDE SEDIMENT CONTROLS AT THE BASE OF THE STOCKPILE. [MINN. R. 7090]

8.5 FOR PUBLIC WATERS THAT THE MINNESOTA DNR HAS PROMULGATED "WORK IN WATER RESTRICTIONS" DURING SPECIFIED FISH SPAWNING TIME FRAMES, PERMITTEES MUST COMPLETE STABILIZATION OF ALL EXPOSED SOIL AREAS WITHIN 200 FEET OF THE WATER'S EDGE, AND THAT DRAIN TO THESE WATERS, WITHIN 24 HOURS DURING THE RESTRICTION PERIOD. [MINN. R. 7090]

8.6 PERMITTEES MUST STABILIZE THE NORMAL WETTED PERIMETER OF THE LAST 200 LINEAR FEET OF TEMPORARY OR PERMANENT DRAINAGE DITCHES OR SWALES THAT DRAIN WATER FROM THE SITE WITHIN 24 HOURS AFTER CONNECTING TO A SURFACE WATER OR PROPERTY EDGE. PERMITTEES MUST COMPLETE STABILIZATION OF REMAINING PORTIONS OF TEMPORARY OR PERMANENT DITCHES OR SWALES WITHIN 14 CALENDAR DAYS AFTER CONNECTING TO A SURFACE WATER OR PROPERTY EDGE AND CONSTRUCTION IN THAT PORTION OF THE DITCH TEMPORARILY OR PERMANENTLY CEASES. [MINN. R. 7090]

8.7 TEMPORARY OR PERMANENT DITCHES OR SWALES BEING USED AS A SEDIMENT CONTAINMENT SYSTEM DURING CONSTRUCTION (WITH PROPERLY DESIGNED ROCK-DITCH CHECKS, BIO ROLLS, SILT DIKES, ETC.) DO NOT NEED TO BE STABILIZED. PERMITTEES MUST STABILIZE THESE AREAS WITHIN 24 HOURS AFTER THEIR USE AS A SEDIMENT CONTAINMENT SYSTEM CEASES. [MINN. R. 7090]

8.8 PERMITTEES MUST NOT USE MULCH, HYDROMULCH, TACKIFIER, POLYACRYLAMIDE OR SIMILAR EROSION PREVENTION PRACTICES WITHIN ANY PORTION OF THE NORMAL WETTED PERIMETER OF A TEMPORARY OR PERMANENT DRAINAGE DITCH OR SWALE SECTION WITH A CONTINUOUS SLOPE OF GREATER THAN 2 PERCENT. [MINN. R. 7090]

8.9 PERMITTEES MUST PROVIDE TEMPORARY OR PERMANENT ENERGY DISSIPATION AT ALL PIPE OUTLETS WITHIN 24 HOURS AFTER CONNECTION TO A SURFACE WATER OR PERMANENT STORMWATER TREATMENT SYSTEM. [MINN. R. 7090]

8.10 PERMITTEES MUST NOT DISTURB MORE LAND (I.E., PHASING) THAN CAN BE EFFECTIVELY INSPECTED AND MAINTAINED IN ACCORDANCE WITH SECTION 11. [MINN. R. 7090]

9.1 SEDIMENT CONTROL PRACTICES. [MINN. R. 7090]

9.2 PERMITTEES MUST ESTABLISH SEDIMENT CONTROL BMPS ON ALL DOWNGRADIENT PERIMETERS OF THE SITE AND DOWNGRADIENT AREAS OF THE SITE THAT DRAIN TO ANY SURFACE WATER, INCLUDING CURB AND GUTTER SYSTEMS. PERMITTEES MUST LOCATE SEDIMENT CONTROL PRACTICES UPGRADIENT OF ANY BUFFER ZONES. PERMITTEES MUST INSTALL SEDIMENT CONTROL PRACTICES BEFORE ANY UPGRADIENT LAND-DISTURBING ACTIVITIES BEGIN AND MUST KEEP THE SEDIMENT CONTROL PRACTICES IN PLACE UNTIL THEY ESTABLISH PERMANENT COVER. [MINN. R. 7090]

9.3 IF DOWNGRADIENT SEDIMENT CONTROLS ARE OVERLOADED, BASED ON FREQUENT FAILURE OR EXCESSIVE MAINTENANCE REQUIREMENTS, PERMITTEES MUST INSTALL ADDITIONAL UPGRADIENT SEDIMENT CONTROL PRACTICES OR REDUNDANT BMPS TO ELIMINATE THE OVERLOADING AND AMEND THE SWPPP TO IDENTIFY THESE ADDITIONAL PRACTICES AS REQUIRED IN ITEM 6.3. [MINN. R. 7090]

9.4 TEMPORARY OR PERMANENT DRAINAGE DITCHES AND SEDIMENT BASINS DESIGNED AS PART OF A SEDIMENT CONTAINMENT SYSTEM (E.G., DITCHES WITH ROCK-CHECK DAMS) REQUIRE SEDIMENT CONTROL PRACTICES ONLY AS APPROPRIATE FOR SITE CONDITIONS. [MINN. R. 7090]

9.5 A FLOATING SILT CURTAIN PLACED IN THE WATER IS NOT A SEDIMENT CONTROL BMP TO SATISFY ITEM 9.2 EXCEPT WHEN WORKING ON A SHORELINE OR BELOW THE WATERLINE. IMMEDIATELY AFTER THE SHORT TERM CONSTRUCTION ACTIVITY (E.G., INSTALLATION OF RIP RAP ALONG THE SHORELINE) IN THAT AREA IS COMPLETE, PERMITTEES MUST INSTALL AN UPLAND PERIMETER CONTROL PRACTICE IF EXPOSED SOILS STILL DRAIN TO A SURFACE WATER. [MINN. R. 7090]

9.6 PERMITTEES MUST RE-INSTALL ALL SEDIMENT CONTROL PRACTICES ADJUSTED OR REMOVED TO ACCOMMODATE SHORT-TERM ACTIVITIES SUCH AS CLEARING OR GRUBBING, OR PASSAGE OF VEHICLES, IMMEDIATELY AFTER THE SHORT-TERM ACTIVITY IS COMPLETED. PERMITTEES MUST RE-INSTALL SEDIMENT CONTROL PRACTICES BEFORE THE NEXT PRECIPITATION EVENT EVEN IF THE SHORT-TERM ACTIVITY IS NOT COMPLETE. [MINN. R. 7090]

9.7 PERMITTEES MUST PROTECT ALL STORM DRAIN INLETS USING APPROPRIATE BMPS DURING CONSTRUCTION UNTIL THEY ESTABLISH PERMANENT COVER ON ALL AREAS WITH POTENTIAL FOR DISCHARGING TO THE INLET. [MINN. R. 7090]

9.8 PERMITTEES MAY REMOVE INLET PROTECTION FOR A PARTICULAR INLET IF A SPECIFIC SAFETY CONCERN (E.G. STREET FLOODING/FREEZING) IS IDENTIFIED BY THE PERMITTEES OR THE JURISDICTIONAL AUTHORITY (E.G., CITY/COUNTY/TOWNSHIP/MINNESOTA DEPARTMENT OF TRANSPORTATION ENGINEER). PERMITTEES MUST DOCUMENT THE NEED FOR REMOVAL IN THE SWPPP. [MINN. R. 7090]

9.9 PERMITTEES MUST PROVIDE SILT FENCE OR OTHER EFFECTIVE SEDIMENT CONTROLS AT THE BASE OF STOCKPILES ON THE DOWNGRADIENT PERIMETER. [MINN. R. 7090]

9.10 PERMITTEES MUST LOCATE STOCKPILES OUTSIDE OF NATURAL BUFFERS OR SURFACE WATERS, INCLUDING STORMWATER CONVEYANCES SUCH AS CURB AND GUTTER SYSTEMS UNLESS THERE IS A BYPASS IN PLACE FOR THE STORMWATER. [MINN. R. 7090]

9.11 PERMITTEES MUST INSTALL A VEHICLE TRACKING BMP TO MINIMIZE THE TRACK OUT OF SEDIMENT FROM THE CONSTRUCTION SITE OR ONTO PAVED ROADS WITHIN THE SITE. [MINN. R. 7090]

9.12 PERMITTEES MUST USE STREET SWEEPING IF VEHICLE TRACKING BMPS ARE NOT ADEQUATE TO PREVENT SEDIMENT TRACKING ONTO THE STREET. [MINN. R. 7090]

9.13 PERMITTEES MUST INSTALL TEMPORARY SEDIMENT BASINS AS REQUIRED IN SECTION 14. [MINN. R. 7090]

9.14 IN ANY AREAS OF THE SITE WHERE FINAL VEGETATIVE STABILIZATION WILL OCCUR, PERMITTEES MUST RESTRICT VEHICLE AND EQUIPMENT USE TO MINIMIZE SOIL COMPACTION. [MINN. R. 7090]

9.15 PERMITTEES MUST PRESERVE TOPSOIL ON THE SITE, UNLESS INFEASIBLE. [MINN. R. 7090]

9.16 PERMITTEES MUST DIRECT DISCHARGES FROM BMPS TO VEGETATED AREAS UNLESS INFEASIBLE. [MINN. R. 7090]

9.17 PERMITTEES MUST PRESERVE A 50 FOOT NATURAL BUFFER OR, IF A BUFFER IS INFEASIBLE ON THE SITE, PROVIDE REDUNDANT (DOUBLE) PERIMETER SEDIMENT CONTROLS WHEN A SURFACE WATER IS LOCATED WITHIN 50 FEET OF THE PROJECT'S EARTH DISTURBANCES AND STORMWATER FLOWS TO THE SURFACE WATER. PERMITTEES MUST INSTALL PERIMETER SEDIMENT CONTROLS AT LEAST 5 FEET APART UNLESS LIMITED BY LACK OF AVAILABLE SPACE. NATURAL BUFFERS ARE NOT REQUIRED ADJACENT TO ROAD DITCHES, JUDICIAL DITCHES, COUNTY DITCHES, STORMWATER CONVEYANCE CHANNELS, STORM DRAIN INLETS, AND SEDIMENT BASINS. IF PRESERVING THE BUFFER IS INFEASIBLE, PERMITTEES MUST DOCUMENT THE REASONS IN THE SWPPP. SHEET PILING IS A REDUNDANT PERIMETER CONTROL IF INSTALLED IN A MANNER THAT RETAINS ALL STORMWATER. [MINN. R. 7090]

9.18 PERMITTEES MUST USE POLYMERS, FLOCCULANTS, OR OTHER SEDIMENTATION TREATMENT CHEMICALS IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICES, DOSING SPECIFICATIONS AND SEDIMENT REMOVAL DESIGN SPECIFICATIONS PROVIDED BY THE MANUFACTURER OR SUPPLIER. THE PERMITTEES MUST USE CONVENTIONAL EROSION AND SEDIMENT CONTROLS PRIOR TO CHEMICAL ADDITION AND MUST DIRECT TREATED STORMWATER TO A SEDIMENT CONTROL SYSTEM FOR FILTRATION OR SETTLEMENT OF THE FLOC PRIOR TO DISCHARGE. [MINN. R. 7090]

10.1 DEWATERING AND BASIN DRAINING. [MINN. R. 7090]

10.2 PERMITTEES MUST DISCHARGE TURBID OR SEDIMENT-LADEN WATERS RELATED TO DEWATERING OR BASIN DRAINING (E.G., PUMPED DISCHARGES, TRENCH/DITCH CUTS FOR DRAINAGE) TO A TEMPORARY OR PERMANENT SEDIMENT BASIN ON THE PROJECT SITE UNLESS INFEASIBLE. PERMITTEES MAY DEWATER TO SURFACE WATERS IF THEY VISUALLY CHECK TO ENSURE ADEQUATE TREATMENT HAS BEEN OBTAINED AND NUISANCE CONDITIONS (SEE MINN. R. 7050.0210, SUBP. 2) WILL NOT RESULT FROM THE DISCHARGE. IF PERMITTEES CANNOT DISCHARGE THE WATER TO A SEDIMENTATION BASIN PRIOR TO ENTERING A SURFACE WATER, PERMITTEES MUST TREAT IT WITH APPROPRIATE BMPS SUCH THAT THE DISCHARGE DOES NOT ADVERSELY AFFECT THE SURFACE WATER OR DOWNSTREAM PROPERTIES. [MINN. R. 7050.0210]

10.3 IF PERMITTEES MUST DISCHARGE WATER CONTAINING OIL OR GREASE, THEY MUST USE AN OIL-WATER SEPARATOR OR SUITABLE FILTRATION DEVICE (E.G., CARTRIDGE FILTERS, ABSORBENTS PADS) PRIOR TO DISCHARGE. [MINN. R. 7090]

10.4 PERMITTEES MUST DISCHARGE ALL WATER FROM DEWATERING OR BASIN-DRAINING ACTIVITIES IN A MANNER THAT DOES NOT CAUSE EROSION OR SCOUR IN THE IMMEDIATE VICINITY OF DISCHARGE POINTS OR INUNDATION OF WETLANDS IN THE IMMEDIATE VICINITY OF DISCHARGE POINTS THAT CAUSES SIGNIFICANT ADVERSE IMPACT TO THE WETLAND. [MINN. R. 7090]

10.5 IF PERMITTEES USE FILTERS WITH BACKWASH WATER, THEY MUST HAUL THE BACKWASH WATER AWAY FOR DISPOSAL, RETURN THE BACKWASH WATER TO THE BEGINNING OF THE TREATMENT PROCESS, OR INCORPORATE THE BACKWASH WATER INTO THE SITE IN A MANNER THAT DOES NOT CAUSE EROSION. [MINN. R. 7090]

11.1 INSPECTIONS AND MAINTENANCE. [MINN. R. 7090]

11.2 PERMITTEES MUST ENSURE A TRAINED PERSON, AS IDENTIFIED IN ITEM 21.2.B, WILL INSPECT THE ENTIRE CONSTRUCTION SITE AT LEAST ONCE EVERY SEVEN (7) DAYS DURING ACTIVE CONSTRUCTION AND WITHIN 24 HOURS AFTER A RAINFALL EVENT GREATER THAN 1/2 INCH IN 24 HOURS. [MINN. R. 7090]

11.3 PERMITTEES MUST INSPECT AND MAINTAIN ALL PERMANENT STORMWATER TREATMENT BMPS. [MINN. R. 7090]

11.4 PERMITTEES MUST INSPECT ALL EROSION PREVENTION AND SEDIMENT CONTROL BMPS AND POLLUTION PREVENTION MANAGEMENT MEASURES TO ENSURE INTEGRITY AND EFFECTIVENESS. PERMITTEES MUST REPAIR, REPLACE OR SUPPLEMENT ALL NONFUNCTIONAL BMPS WITH FUNCTIONAL BMPS BY THE END OF THE NEXT BUSINESS DAY AFTER DISCOVERY UNLESS ANOTHER TIME FRAME IS SPECIFIED IN ITEM 11.5 OR 11.6. PERMITTEES MAY TAKE ADDITIONAL TIME IF FIELD CONDITIONS PREVENT ACCESS TO THE AREA. [MINN. R. 7090]

11.5 DURING EACH INSPECTION, PERMITTEES MUST INSPECT SURFACE WATERS, INCLUDING DRAINAGE DITCHES AND CONVEYANCE SYSTEMS BUT NOT CURB AND GUTTER SYSTEMS, FOR EVIDENCE OF EROSION AND SEDIMENT DEPOSITION. PERMITTEES MUST REMOVE ALL DELTAS AND SEDIMENT DEPOSITED IN SURFACE WATERS, INCLUDING DRAINAGE WAYS, CATCH BASINS, AND OTHER DRAINAGE SYSTEMS AND RESTABILIZE THE AREAS WHERE SEDIMENT REMOVAL RESULTS IN EXPOSED SOIL. PERMITTEES MUST COMPLETE REMOVAL AND STABILIZATION WITHIN SEVEN (7) CALENDAR DAYS OF DISCOVERY UNLESS PRECLUDED BY LEGAL, REGULATORY, OR PHYSICAL ACCESS CONSTRAINTS. PERMITTEES MUST USE ALL REASONABLE EFFORTS TO OBTAIN ACCESS. IF PRECLUDED, REMOVAL AND STABILIZATION MUST TAKE PLACE WITHIN SEVEN (7) DAYS OF OBTAINING ACCESS. PERMITTEES ARE RESPONSIBLE FOR CONTACTING ALL LOCAL, REGIONAL, STATE AND FEDERAL AUTHORITIES AND RECEIVING ANY APPLICABLE PERMITS, PRIOR TO CONDUCTING ANY WORK IN SURFACE WATERS. [MINN. R. 7090]

11.6 PERMITTEES MUST INSPECT CONSTRUCTION SITE VEHICLE EXIT LOCATIONS, STREETS AND CURB AND GUTTER SYSTEMS WITHIN AND ADJACENT TO THE PROJECT FOR SEDIMENTATION FROM EROSION OR TRACKED SEDIMENT FROM VEHICLES. PERMITTEES MUST REMOVE SEDIMENT FROM ALL PAVED SURFACES WITHIN ONE (1) CALENDAR DAY OF DISCOVERY OR, IF APPLICABLE, WITHIN A SHORTER TIME TO AVOID A SAFETY HAZARD TO USERS OF PUBLIC STREETS. [MINN. R. 7090]

11.7 PERMITTEES MUST REPAIR, REPLACE OR SUPPLEMENT ALL PERIMETER CONTROL DEVICES WHEN THEY BECOME NONFUNCTIONAL OR THE SEDIMENT REACHES 1/2 OF THE HEIGHT OF THE DEVICE. [MINN. R. 7090]

11.8 PERMITTEES MUST DRAIN TEMPORARY AND PERMANENT SEDIMENTATION BASINS AND REMOVE THE SEDIMENT WHEN THE DEPTH OF SEDIMENT COLLECTED IN THE BASIN REACHES 1/2 THE STORAGE VOLUME. [MINN. R. 7090]

11.9 PERMITTEES MUST ENSURE THAT AT LEAST ONE INDIVIDUAL PRESENT ON THE SITE (OR AVAILABLE TO THE PROJECT SITE IN THREE (3) CALENDAR DAYS) IS TRAINED IN THE JOB DUTIES DESCRIBED IN ITEM 21.2.B. [MINN. R. 7090]

11.10 PERMITTEES MAY ADJUST THE INSPECTION SCHEDULE DESCRIBED IN ITEM 11.2 AS FOLLOWS:

a. INSPECTIONS OF AREAS WITH PERMANENT COVER CAN BE REDUCED TO ONCE PER MONTH, EVEN IF CONSTRUCTION ACTIVITY CONTINUES ON OTHER PORTIONS OF THE SITE; OR

b. WHERE SITES HAVE PERMANENT COVER ON ALL EXPOSED SOIL AND NO CONSTRUCTION ACTIVITY IS OCCURRING ANYWHERE ON THE SITE, INSPECTIONS CAN BE REDUCED TO ONCE PER MONTH AND, AFTER 12 MONTHS, MAY BE SUSPENDED COMPLETELY UNTIL CONSTRUCTION ACTIVITY RESUMES. THE MPCA MAY REQUIRE INSPECTIONS TO RESUME IF CONDITIONS WARRANT; OR

c. WHERE CONSTRUCTION ACTIVITY HAS BEEN SUSPENDED DUE TO FROZEN GROUND CONDITIONS, INSPECTIONS MAY BE SUSPENDED. INSPECTIONS MUST RESUME WITHIN 24 HOURS OF RUNOFF OCCURRING, OR UPON RESUMING CONSTRUCTION, WHICHEVER COMES FIRST. [MINN. R. 7090]

11.11 PERMITTEES MUST RECORD ALL INSPECTIONS AND MAINTENANCE ACTIVITIES WITHIN 24 HOURS OF BEING CONDUCTED AND THESE RECORDS MUST BE RETAINED WITH THE SWPPP. THESE RECORDS MUST INCLUDE:

a. DATE AND TIME OF INSPECTIONS; AND

b. NAME OF PERSONS CONDUCTING INSPECTIONS; AND

c. ACCURATE FINDINGS OF INSPECTIONS, INCLUDING THE SPECIFIC LOCATION WHERE CORRECTIVE ACTIONS ARE NEEDED; AND

d. CORRECTIVE ACTIONS TAKEN (INCLUDING DATES, TIMES, AND PARTY COMPLETING MAINTENANCE ACTIVITIES); AND

e. DATE OF ALL RAINFALL EVENTS GREATER THAN 1/2 INCHES IN 24 HOURS, AND THE AMOUNT OF RAINFALL FOR EACH EVENT. PERMITTEES MUST OBTAIN RAINFALL AMOUNTS BY EITHER A PROPERLY MAINTAINED RAIN GAUGE INSTALLED ONSITE, A WEATHER STATION THAT IS WITHIN ONE (1) MILE OF YOUR LOCATION, OR A WEATHER REPORTING SYSTEM THAT PROVIDES SITE SPECIFIC RAINFALL DATA FROM RADAR SUMMARIES; AND

f. IF PERMITTEES OBSERVE A DISCHARGE DURING THE INSPECTION, THEY MUST RECORD AND SHOULD PHOTOGRAPH AND DESCRIBE THE LOCATION OF THE DISCHARGE (I.E., COLOR, ODOR, SETTLED OR SUSPENDED SOLIDS, OIL SHEEN, AND OTHER OBVIOUS INDICATORS OF POLLUTANTS); AND

g. ANY AMENDMENTS TO THE SWPPP PROPOSED AS A RESULT OF THE INSPECTION MUST BE DOCUMENTED AS REQUIRED IN SECTION 6 WITHIN SEVEN (7) CALENDAR DAYS. [MINN. R. 7090]

12.1 POLLUTION PREVENTION MANAGEMENT MEASURES. [MINN. R. 7090]

12.2 PERMITTEES MUST PLACE BUILDING PRODUCTS AND LANDSCAPE MATERIALS UNDER COVER (E.G., PLASTIC SHEETING OR TEMPORARY ROOFS) OR PROTECT THEM BY SIMILARLY EFFECTIVE MEANS DESIGNED TO MINIMIZE CONTACT WITH STORMWATER. PERMITTEES ARE NOT REQUIRED TO COVER OR PROTECT PRODUCTS WHICH ARE EITHER NOT A SOURCE OF CONTAMINATION TO STORMWATER OR ARE DESIGNED TO BE EXPOSED TO STORMWATER. [MINN. R. 7090]

12.3 PERMITTEES MUST PLACE PESTICIDES, FERTILIZERS AND TREATMENT CHEMICALS UNDER COVER (E.G., PLASTIC SHEETING OR TEMPORARY ROOFS) OR PROTECT THEM BY SIMILARLY EFFECTIVE MEANS DESIGNED TO MINIMIZE CONTACT WITH STORMWATER. [MINN. R. 7090]

12.4 PERMITTEES MUST STORE HAZARDOUS MATERIALS AND TOXIC WASTE, (INCLUDING OIL, DIESEL FUEL, GASOLINE, HYDRAULIC FLUIDS, PAINT SOLVENTS, PETROLEUM-BASED PRODUCTS, WOOD PRESERVATIVES, ADDITIVES, CURING COMPOUNDS, AND ACIDS) IN SEALED CONTAINERS TO PREVENT SPILLS, LEAKS OR OTHER DISCHARGE. STORAGE AND DISPOSAL OF HAZARDOUS WASTE MATERIALS MUST BE IN COMPLIANCE WITH MINN. R. CH. 7045 INCLUDING SECONDARY CONTAINMENT AS APPLICABLE. [MINN. R. 7090]

12.5 PERMITTEES MUST PROPERLY STORE, COLLECT AND DISPOSE SOLID WASTE IN COMPLIANCE WITH MINN. R. CH. 7035. [MINN. R. 7035]

12.6 PERMITTEES MUST POSITION PORTABLE TOILETS SO THEY ARE SECURE AND WILL NOT TIP OR BE KNOCKED OVER. PERMITTEES MUST PROPERLY DISPOSE SANITARY WASTE IN ACCORDANCE WITH MINN. R. CH. 7041. [MINN. R. 7041]

12.7 PERMITTEES MUST TAKE REASONABLE STEPS TO PREVENT THE DISCHARGE OF SPILLED OR LEAKED CHEMICALS, INCLUDING FUEL, FROM ANY AREA WHERE CHEMICALS OR FUEL WILL BE LOADED OR UNLOADED INCLUDING THE USE OF DRIP PANS OR ABSORBENTS UNLESS INFEASIBLE. PERMITTEES MUST ENSURE ADEQUATE SUPPLIES ARE AVAILABLE AT ALL TIMES TO CLEAN UP DISCHARGED MATERIALS AND THAT AN APPROPRIATE DISPOSAL METHOD IS AVAILABLE FOR RECOVERED SPILLED MATERIALS. PERMITTEES MUST REPORT AND CLEAN UP SPILLS IMMEDIATELY AS REQUIRED BY MINN. STAT. 115.061, USING DRY CLEAN UP MEASURES WHERE POSSIBLE. [MINN. STAT. 115.061]

12.8 PERMITTEES MUST LIMIT VEHICLE EXTERIOR WASHING AND EQUIPMENT TO A DEFINED AREA OF THE SITE. PERMITTEES MUST CONTAIN RUNOFF FROM THE WASHING AREA IN A SEDIMENT BASIN OR OTHER SIMILARLY EFFECTIVE CONTROLS AND MUST DISPOSE WASTE FROM THE WASHING ACTIVITY PROPERLY. PERMITTEES MUST PROPERLY USE AND STORE SOAPS, DETERGENTS, OR SOLVENTS. [MINN. R. 7090]

12.9 PERMITTEES MUST PROVIDE EFFECTIVE CONTAINMENT FOR ALL LIQUID AND SOLID WASTES GENERATED BY WASHOUT OPERATIONS (E.G., CONCRETE, STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS AND OTHER CONSTRUCTION MATERIALS) RELATED TO THE CONSTRUCTION ACTIVITY. PERMITTEES MUST PREVENT LIQUID AND SOLID WASHOUT WASTES FROM CONTACTING THE GROUND AND MUST DESIGN THE CONTAINMENT SO IT DOES NOT RESULT IN RUNOFF FROM THE WASHOUT OPERATIONS OR AREAS. PERMITTEES MUST PROPERLY DISPOSE LIQUID AND SOLID WASTES IN COMPLIANCE WITH MPCA RULES. PERMITTEES MUST INSTALL A SIGN INDICATING THE LOCATION OF THE WASHOUT FACILITY. [MINN. R. 7035, MINN. R. 7090]

13.1 PERMIT TERMINATION CONDITIONS. [MINN. R. 7090]

13.2 PERMITTEES MUST COMPLETE ALL CONSTRUCTION ACTIVITY AND MUST INSTALL PERMANENT COVER OVER ALL AREAS PRIOR TO SUBMITTING THE NOT. VEGETATIVE COVER MUST CONSIST OF A UNIFORM PERENNIAL VEGETATION WITH A DENSITY OF 70 PERCENT OF ITS EXPECTED FINAL GROWTH. VEGETATION IS NOT REQUIRED WHERE THE FUNCTION OF A SPECIFIC AREA DICTATES NO VEGETATION, SUCH AS IMPERVIOUS SURFACES OR THE BASE OF A SAND FILTER. [MINN. R. 7090]

13.3 PERMITTEES MUST CLEAN THE PERMANENT STORMWATER TREATMENT SYSTEM OF ANY ACCUMULATED SEDIMENT AND MUST ENSURE THE SYSTEM MEETS ALL APPLICABLE REQUIREMENTS IN SECTION 15 THROUGH 19 AND IS OPERATING AS DESIGNED. [MINN. R. 7090]

13.4 PERMITTEES MUST REMOVE ALL SEDIMENT FROM CONVEYANCE SYSTEMS PRIOR TO SUBMITTING THE NOT. [MINN. R. 7090]

13.5 PERMITTEES MUST REMOVE ALL TEMPORARY SYNTHETIC EROSION PREVENTION AND SEDIMENT CONTROL BMPS PRIOR TO SUBMITTING THE NOT. PERMITTEES MAY LEAVE BMPS DESIGNED TO DECOMPOSE ON-SITE IN PLACE. [MINN. R. 7090]

13.6 FOR RESIDENTIAL CONSTRUCTION ONLY, PERMIT COVERAGE TERMINATES ON INDIVIDUAL LOTS IF THE STRUCTURES ARE FINISHED AND TEMPORARY EROSION PREVENTION AND DOWNGRADIENT PERIMETER CONTROL IS COMPLETE, THE RESIDENCE SELLS TO THE HOMEOWNER, AND THE PERMITTEE DISTRIBUTES THE MPCA'S "HOMEOWNER FACT SHEET" TO THE HOMEOWNER. [MINN. R. 7090]

13.7 FOR CONSTRUCTION PROJECTS ON AGRICULTURAL LAND (E.G., PIPELINES ACROSS CROPLAND), PERMITTEES MUST RETURN THE DISTURBED LAND TO ITS PRECONSTRUCTION AGRICULTURAL USE PRIOR TO SUBMITTING THE NOT. [MINN. R. 7090]

14.1 TEMPORARY SEDIMENT BASINS. [MINN. R. 7090]

14.2 WHERE TEN (10) OR MORE ACRES OF DISTURBED SOIL DRAIN TO A COMMON LOCATION, PERMITTEES MUST PROVIDE A TEMPORARY SEDIMENT BASIN TO PROVIDE TREATMENT OF THE RUNOFF BEFORE IT LEAVES THE CONSTRUCTION SITE OR ENTERS SURFACE WATERS. PERMITTEES MAY CONVERT A TEMPORARY SEDIMENT BASIN TO A PERMANENT BASIN AFTER CONSTRUCTION IS COMPLETE. THE TEMPORARY BASIN IS NO LONGER REQUIRED WHEN PERMANENT COVER HAS REDUCED THE ACREAGE OF DISTURBED SOIL TO LESS THAN TEN (10) ACRES DRAINING TO A COMMON LOCATION. [MINN. R. 7090]

14.3 THE TEMPORARY BASIN MUST PROVIDE LIVE STORAGE FOR A CALCULATED VOLUME OF RUNOFF FROM A TWO (2)-YEAR, 24- HOUR STORM FROM EACH ACRE DRAINED TO THE BASIN OR 1,800 CUBIC FEET OF LIVE STORAGE PER ACRE DRAINED, WHICHEVER IS GREATER. [MINN. R. 7090]

14.4 WHERE PERMITTEES HAVE NOT CALCULATED THE TWO (2)-YEAR, 24-HOUR STORM RUNOFF AMOUNT, THE TEMPORARY BASIN MUST PROVIDE 3,600 CUBIC FEET OF LIVE STORAGE PER ACRE OF THE BASINS' DRAINAGE AREA. [MINN. R. 7090]

14.5 PERMITTEES MUST DESIGN BASIN OUTLETS TO PREVENT SHORT-CIRCUITING AND THE DISCHARGE OF FLOATING DEBRIS. [MINN. R. 7090]

14.6 PERMITTEES MUST DESIGN THE OUTLET STRUCTURE TO WITHDRAW WATER FROM THE SURFACE TO MINIMIZE THE DISCHARGE OF POLLUTANTS. PERMITTEES MAY TEMPORARILY SUSPEND THE USE OF A SURFACE WITHDRAWAL MECHANISM DURING FROZEN CONDITIONS. THE BASIN MUST INCLUDE A STABILIZED EMERGENCY OVERFLOW TO PREVENT FAILURE OF POND INTEGRITY. [MINN. R. 7090]

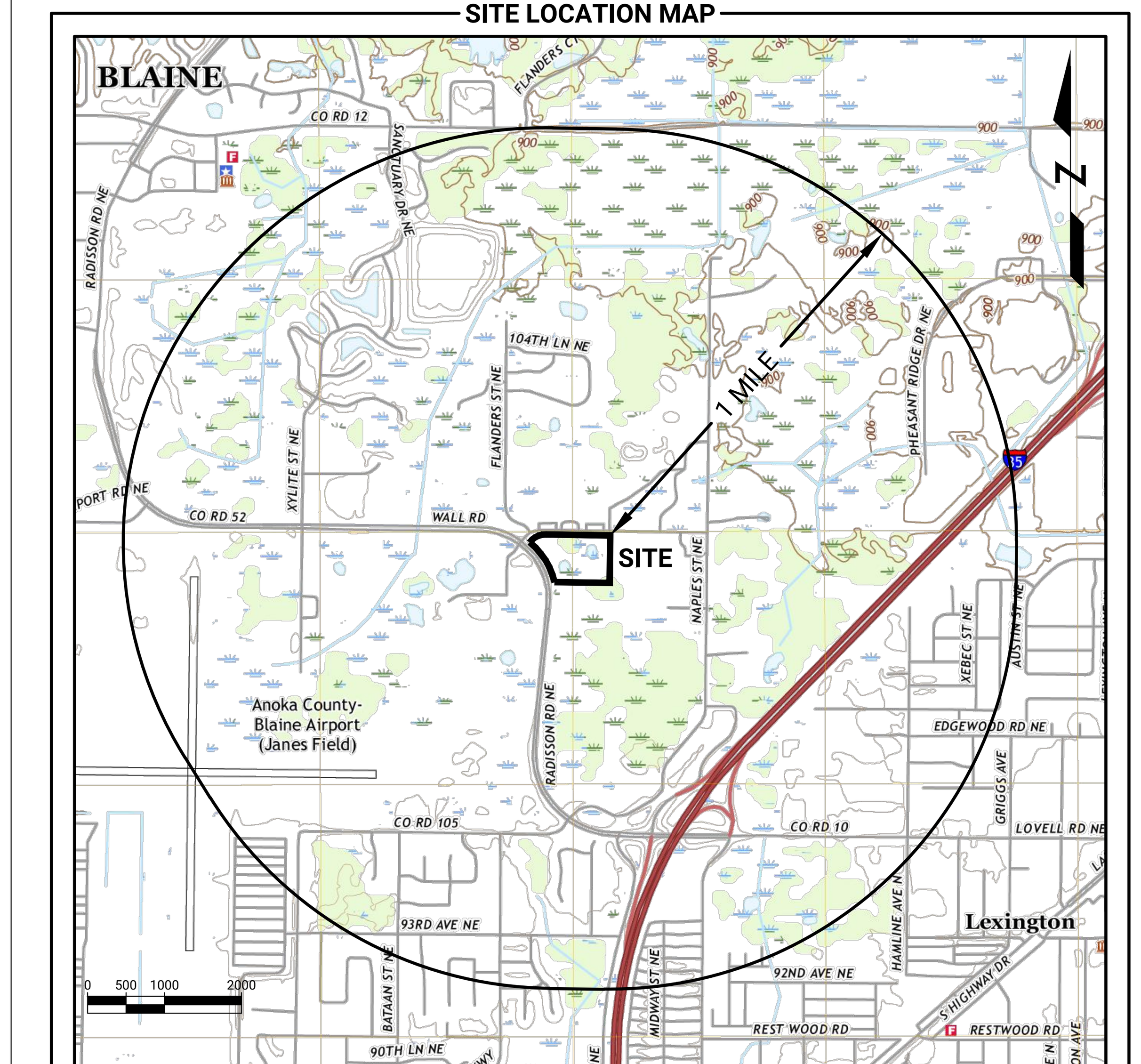
14.7 PERMITTEES MUST PROVIDE ENERGY DISSIPATION FOR THE BASIN OUTLET WITHIN 24 HOURS AFTER CONNECTION TO A SURFACE WATER. [MINN. R. 7090]

14.8 PERMITTEES MUST LOCATE TEMPORARY BASINS OUTSIDE OF SURFACE WATERS AND ANY BUFFER ZONE REQUIRED IN ITEM 23.11. [MINN. R. 7090]

14.9 PERMITTEES MUST CONSTRUCT THE TEMPORARY BASINS PRIOR TO DISTURBING 10 OR MORE ACRES OF SOIL DRAINING TO A COMMON LOCATION. [MINN. R. 7090]

14.10 WHERE A TEMPORARY SEDIMENT BASIN MEETING THE REQUIREMENTS OF ITEM 14.3 THROUGH 14.9 IS INFEASIBLE, PERMITTEES MUST INSTALL EFFECTIVE SEDIMENT CONTROLS SUCH AS SMALLER SEDIMENT BASINS AND/OR SEDIMENT TRAPS, SILT FENCES, VEGETATIVE BUFFER STRIPS OR ANY APPROPRIATE COMBINATION OF MEASURES AS DICTATED BY INDIVIDUAL SITE CONDITIONS. IN DETERMINING WHETHER INSTALLING A SEDIMENT BASIN IS INFEASIBLE, PERMITTEES MUST CONSIDER PUBLIC SAFETY AND MAY CONSIDER FACTORS SUCH AS SITE SOILS, SLOPE, AND AVAILABLE AREA ON-SITE. PERMITTEES MUST DOCUMENT THIS DETERMINATION OF INFEASIBILITY IN THE SWPPP. [MINN. R. 7090]

SITE LOCATION MAP



8195 VERNON STREET, ROCKFORD, MN 55373
TEL: 612.730.2265 | WWW.CONTOURCD.COM

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

NAME: JOSEPH T RADACH PE
SIGNATURE:
DATE: 11/08/23 LIC #: 45889

REVISIONS | ISSUE DATE: 11/08/23 | BY: JTR
1. 11/15/23 PER RCWD
2.
3.
4.
5.
6.
7.

OWNER
MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

SWPPP NARRATIVE

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C4.2

STABILIZE ALL EXPOSED SOIL AREAS, INCLUDING STOCKPILES. STABILIZATION MUST BE INITIATED IMMEDIATELY TO LIMIT SOIL EROSION WHEN CONSTRUCTION ACTIVITY HAS PERMANENTLY OR TEMPORARILY CEASED ON ANY PORTION OF THE SITE AND WILL NOT RESUME FOR A PERIOD EXCEEDING 14 CALENDAR DAYS. STABILIZATION MUST BE COMPLETED NO LATER THAN 7 CALENDAR DAYS AFTER THE CONSTRUCTION ACTIVITY HAS CEASED. STABILIZATION IS NOT REQUIRED ON CONSTRUCTED BASE COMPONENTS OF ROADS, PARKING LOTS AND SIMILAR SURFACES. STABILIZATION IS NOT REQUIRED ON TEMPORARY STOCKPILES WITHOUT SIGNIFICANT SILT, CLAY OR ORGANIC COMPONENTS (E.G., CLEAN AGGREGATE STOCKPILES, DEMOLITION CONCRETE STOCKPILES, SAND STOCKPILES) BUT PERMITTEES MUST PROVIDE SEDIMENT CONTROLS AT THE BASE OF THE STOCKPILE.

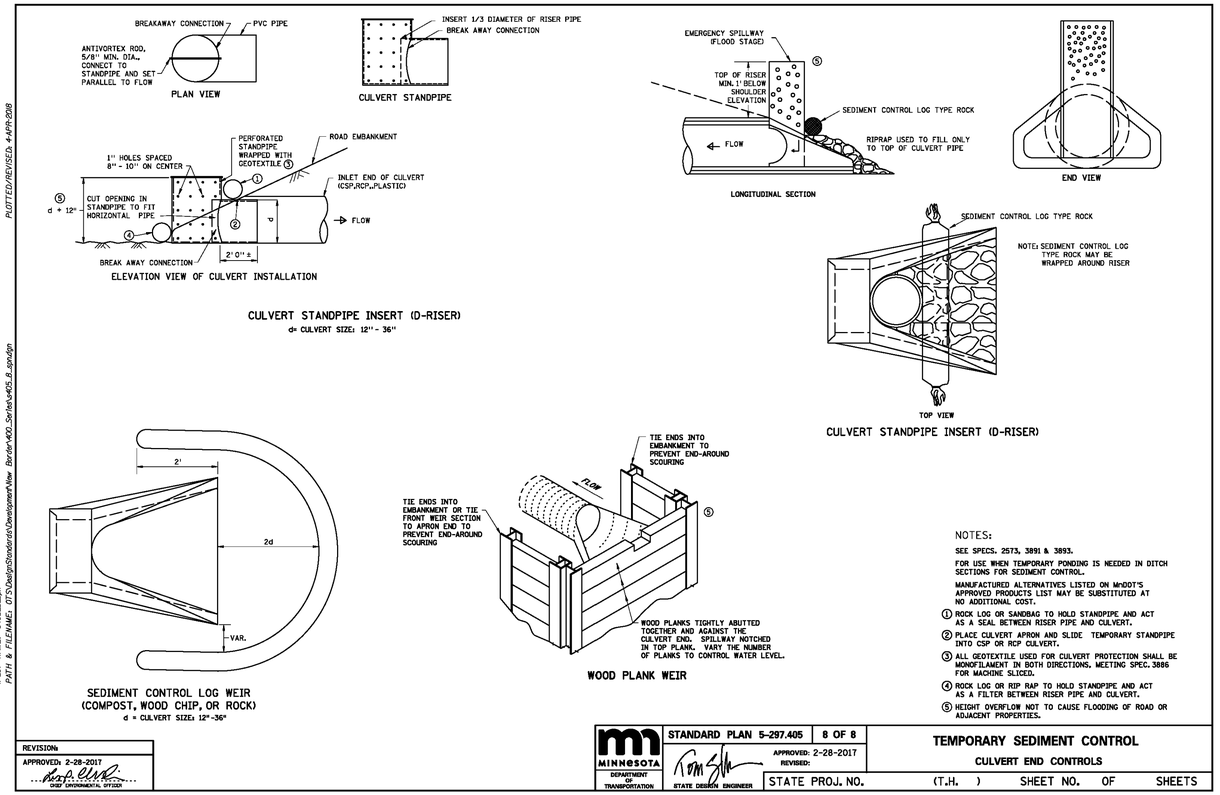
TEMPORARY SEEDING SHALL BE IN ACCORDANCE WITH MNDOT 2575 AND SHALL BE AS FOLLOWS:

SEED: 21-111 AT 100 LBS PER ACRE OR 21-112 AT 100 LBS PER ACRE
MULCH: TYPE 1 AT 2 TONS PER ACRE
FERTILIZER: 10-20-20 AT 300 LBS PER ACRE

PERMANENT SEEDING SHALL BE IN ACCORDANCE WITH MNDOT 2575 AND SHALL BE AS FOLLOWS, UNLESS SHOWN OTHERWISE ON THE PLANS:

SEED: 25-131 AT 220 LBS PER ACRE OR 25-141 AT 59 LBS PER ACRE
MULCH: TYPE 1 AT 2 TONS PER ACRE
FERTILIZER: 10-10-10 AT 200 LBS PER ACRE

1 TURF ESTABLISHMENT
NO SCALE



NOTES:

SEE SPECS. 2573, 3891 & 3893.

FOR USE WHEN TEMPORARY PONDING IS NEEDED IN DITCH SECTIONS FOR SEDIMENT CONTROL.

MANUFACTURED ALTERNATIVES LISTED ON MnDOT'S APPROVED PRODUCTS LIST MAY BE SUBSTITUTED AT NO ADDITIONAL COST.

1. ROCK LOG OR SANDBAG TO HOLD STANDPIPE AND ACT AS A SEAL BETWEEN RISER PIPE AND CULVERT.
2. PLACE CULVERT APRON AND SLIDE TEMPORARY STANDPIPE INTO CSP OR RCP CULVERT.
3. ALL GEOTEXTILE USED FOR CULVERT PROTECTION SHALL BE MONOFILAMENT IN BOTH DIRECTIONS, MEETING SPEC. 3886 FOR MACHINE SLICED.
4. ROCK LOG OR RIP RAP TO HOLD STANDPIPE AND ACT AS A FILTER BETWEEN RISER PIPE AND CULVERT.
5. HEIGHT OVERFLOW NOT TO CAUSE FLOODING OF ROAD OR ADJACENT PROPERTIES.

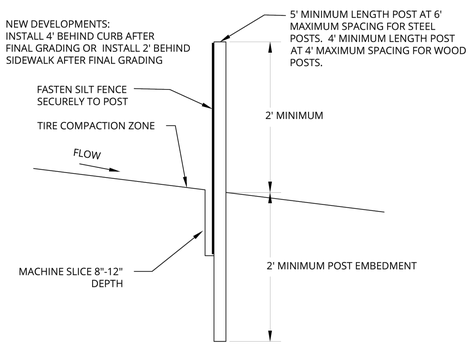
PLOTTED/REVISED: 4-APR-2018

IPLOT NAME: e405_8.dgn
PATH & FILENAME: G:\Design\Standards\Development\New Border\400_Series\e405_8.dgnsdgn

REVISIONS
APPROVED: 2-28-2017
CHIEF ENVIRONMENTAL OFFICER

MINNESOTA DEPARTMENT OF TRANSPORTATION	STANDARD PLAN 5-297.405	8 OF 8	TEMPORARY SEDIMENT CONTROL
STATE DESIGN ENGINEER	APPROVED: 2-28-2017 REVISED:		CULVERT END CONTROLS
	STATE PROJ. NO.	(T.H.) SHEET NO. OF SHEETS	

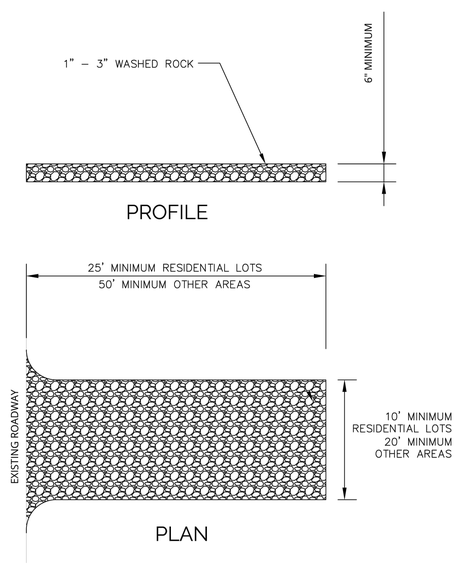
- USE PROPER EQUIPMENT SUCH THAT THE SOIL IS SLICED, NOT TURNED OVER.
- GEOTEXTILE FABRIC EMBEDDED 8" TO 12" IN THE SOIL SLIT, LEAVING ABOUT 2' OF FABRIC ABOVE GROUND.
- COMPACT THE SOIL IMMEDIATELY NEXT TO THE GEOTEXTILE BY DRIVING OVER IT WITH A TRACTOR TIRE AT LEAST TWICE.
- STEEL T-POSTS PLACED ON DOWNSTREAM SIDE OF WATER FLOW EMBEDDED AT LEAST 2' INTO THE GROUND. MAXIMUM SPACING 6'. NIPPLES ON POST FACE AWAY FROM THE GEOTEXTILE TO KEEP TIES FROM SLIPPING ON POST.
- FOR STEEL POSTS USE 3 PLASTIC ZIP TIES (50 LB TENSILE) AT LEAST 1" APART TO SECURE THE GEOTEXTILE TO EACH POST WITHIN THE TOP 8".
- FENCE SHALL BE HEAVY DUTY TYPE.
- USE WOOD LATHE AND STAPLES ON FACE OF SILT FENCE TO SECURE TO WOOD POSTS.
- CONTRACTOR SHALL REMOVE FENCE AND POSTS PER SPECIFICATIONS.



SILT FENCE MATERIALS SHALL MEET MNDOT SPECIFICATION 3886
CONTRACTOR SHALL REMOVE FENCE AND POSTS PER SPECIFICATIONS.

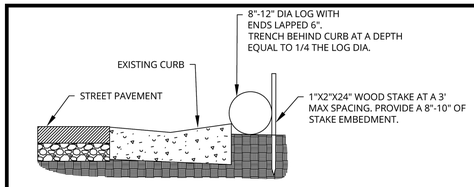
MACHINE SLICED SILT FENCE — Plate No. EC-1

2023 STANDARD DETAIL PLATE
City of Blaine - Engineering Department
10801 Town Square Drive NE, Blaine, Minnesota 55449 763-785-6172 Fax 763-785-6139

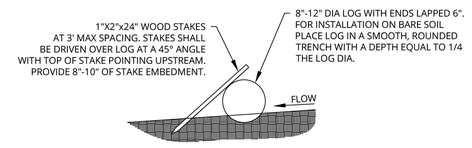


ROCK CONSTRUCTION ENTRANCE — Plate No. EC-3

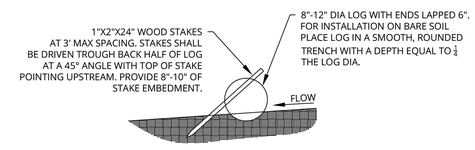
2023 STANDARD DETAIL PLATE
City of Blaine - Engineering Department
10801 Town Square Drive NE, Blaine, Minnesota 55449 763-785-6172 Fax 763-785-6139



CURB INSTALLATION



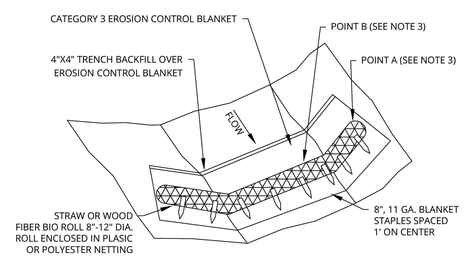
FIELD INSTALLATION USING MULCH OR COMPOST



FIELD INSTALLATION USING STRAW OR WOOD FIBER

SEDIMENT CONTROL LOG INSTALLATION — Plate No. EC-8

2023 STANDARD DETAIL PLATE
City of Blaine - Engineering Department
10801 Town Square Drive NE, Blaine, Minnesota 55449 763-785-6172 Fax 763-785-6139



NOTES:
1. SEE DETAIL EC-8 FOR BIOROLL STAKE INSTALLATION.
2. APPROXIMATE SPACING OF DITCH CHECH $(FT) = \frac{\text{DITCH CHECK HEIGHT(FT)}}{\text{\% CHANNEL SLOPE}} \times 100$
3. POINT "A" MUST BE A MINIMUM OF 6 INCHES HIGHER THAN POINT "B" TO ENSURE THAT WATER FLOWS OVER THE DITCH CHECK AND NOT AROUND THE ENDS..

BIOROLL BLANKET SYSTEM DITCH CHECK — Plate No. EC-9

2023 STANDARD DETAIL PLATE
City of Blaine - Engineering Department
10801 Town Square Drive NE, Blaine, Minnesota 55449 763-785-6172 Fax 763-785-6139

CONTOUR CIVIL DESIGN
8195 VERNON STREET, ROCKFORD, MN 55373
TEL: 612.730.2265 | WWW.CONTOURCD.COM

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

NAME: JOSEPH T RADACH PE
SIGNATURE:
DATE: 11/08/23 LIC #: 45889

REVISIONS	ISSUE DATE: 11/08/23	BY: JTR
1.	11/15/23	PER RCWD
2.		
3.		
4.		
5.		
6.		
7.		

OWNER
MENOMONIE LAND 11 L.L.C.
4558 TRADING POST TRAIL SOUTH
AFTON, MN 55001

DETAILS

LOT 1, BLOCK 1, LARSON'S ESTATE
3100 101ST AVENUE NE
BLAINE, MINNESOTA

SHEET NUMBER
C5.1

11/09/23 c:\users\contour civil\dropbox\pc\desktop\contour_jobs\23915 - blaine landpec\cad\23915_detail.dwg

City of Blaine
Staff Report

File Number: RES 23-209

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

7:00 PM - Public Hearings/Meetings and Items Published for a Certain Time - Jason Zimmerman, Finance Director

Agenda Item # 9.3

2024 Truth in Taxation Meeting: Adopting the 2024 Property Tax Levy and City Budgets

Executive Summary

Council is asked to adopt the 2024 Property Tax Levy and City Budgets

Background

The 2024 budget process began with the discussions at the July and August small group meetings and continued with workshops held between August and December to discuss department requests, prioritize city services, and identify the estimated tax impacts on property owners at various tax levies.

On September 18, 2023, the City Council adopted the preliminary 2024 budget and property tax levy and set December 18, 2023, as the date to hold the Truth in Taxation meeting and consider adopting the final 2024 budget and property tax levy.

The preliminary 2024 property tax levy for the City of Blaine was certified at $44,222,501, an increase of 19.16%, or $7,110,501, over 2023. As a reminder, this amount can only be reduced at the time the final levy is set per Minnesota State Statute 275.065.

In November 2023, parcel specific estimates of property taxes for 2024 were mailed by Anoka and Ramsey Counties to property owners. The estimated taxes were based on the preliminary tax levy adopted at the September 18, 2023, City Council Meeting. This parcel specific mailing also included the notice of December 18, 2023, as the Truth in Taxation budget meeting for the City of Blaine.

At the December 4, 2023, City Council Workshop staff discussed actions to reduce the preliminary levy with council. The following actions were recommended and are included in the proposed levy presented this evening.

- Change the Parks and Trails levy from $500,000 to $0 and utilize $500,000 from the Strategic Priorities Fund to pay for 2024 activities
- Remove $150,000 for a second new position
- Reduce the debt levy based on the actual levy needed to service the 2023A debt
- Reallocate approximately half of the debt levy reduction towards a capital equipment levy

The proposed final 2024 property tax levy for City of Blaine is presented this evening to be $42,909,600, an increase of 15.62% or $5,797,600 over 2023; the distribution is shown in Exhibit A (attached). City-wide assessed property values are up 11.41% from 2023. At the proposed preliminary levy amount, the median value single family property in Blaine valued at $327,400, which experienced an increase in valuation of 2.18%, is estimated to have the city's share of their property tax bill increase by approximately $69.42 or 7.00% for 2024. As a reminder, assessed values are still subject to change slightly. The proposed levy is anticipated to result in an approximate tax capacity rate of 33.216%.

The difference between the preliminary levy and the final proposal this evening results in an approximate reduction of $35.93 annually for taxes payable in 2024 on the median value residential property.

In the creation of the proposed levy, the following budgetary principles have served as a guide:

- Evaluate and acknowledge both the short and long-term impacts of all budgetary decisions
- Stabilize revenues and expenditures, and eliminate unanticipated variances
- Fund operations at a level to provide quality services at a reasonable cost
- Preserve structural balance and appropriate fund balance levels to mitigate future risks
- Consider additional investments when they help achieve City goals and provide a significant return to the community
- Seek to make a connection between resources and results

Staff believes that the proposed levy accomplishes a number of important objectives:

- Invest in maintenance and replacement of city infrastructure and equipment
- Commitment to invest in the city's public safety services
- Commitment to long-term financial sustainability
- Focus on essential city services and funding these activities adequately
- Maintain an appropriate fund balance to mitigate future risks
- Maintain improved city-wide customer service expectations
- Utilize technology in innovative ways

A summary of revenues and expenditures is outlined in Exhibit B. Summary budgets for each fund are also outlined in Exhibit C. A presentation is also attached.

Strategic Plan Relationship

Adoption of budgets contributes towards the strategic priority of financial sustainability.

Board/Commission Review

N/A

Financial Impact

Adoption of the resolution establishes the 2024 property tax levy and city budgets.

Public Outreach/Input

Council conducted a public hearing for the proposed 2024 General Fund budget and proposed property tax levy earlier this evening.

Staff Recommendation

Staff recommends that the City Council adopt the attached resolution, adopting the 2024 property tax levy and city budgets.

Attachment List

1. Exhibit A - 2024 Property Tax Levy
2. Exhibit B - 2024 City Budgets
3. Exhibit C - 2024 City Budget Summaries
4. Truth in Taxation Presentation

City of Blaine

Signature Copy

Resolution: RES 23-209

2024 Truth in Taxation Meeting: Adopting the 2024 Property Tax Levy and City Budgets

WHEREAS, the City of Blaine is required by Minnesota Statute §275.065 to adopt a final General Fund budget and to certify to Anoka and Ramsey Counties a proposed tax levy on or before December 28 of each year; and,

WHEREAS, the City Council deems it necessary and expedient to budget and appropriate certain general tax revenues and debt service as prescribed by law for the purpose of performing the services and programs deemed necessary and desirable to serve the residents of the City of Blaine; and

WHEREAS, the City Council reviewed the proposed 2024 operating budget and property tax levy; and

WHEREAS, the property tax levy for the City of Blaine payable for payable year 2024 is as outlined in the attached Exhibit A; and

WHEREAS, the City Council hereby adopts the City of Blaine 2024 revenues and expenditures as outlined in the attached Exhibit B; and

WHEREAS, the City Council hereby adopts the City of Blaine 2024 budgets as outlined in the attached Exhibit C; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine that the proposed sums of money on the attached be levied in 2023 for collection in 2024 upon the taxable property within the City of Blaine, Anoka and Ramsey Counties, Minnesota, and shall be certified for collection by the County Auditor.

NOW, THEREFORE, BE IT FURTHER RESOLVED that all noncapital appropriations which are not encumbered or expended at the end of the fiscal year shall lapse and shall become part of the unencumbered fund balance which may be appropriated in the next fiscal year.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the transfer of appropriations among the various accounts within a fund shall only require the approval of the City Manager. However, City Council approval is required for transfers between funds and from contingency accounts.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the budgets for Governmental Funds are adopted for financial reporting and management control and the budgets for all other funds are adopted for management purposes only.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the City Council of the City of Blaine hereby reserves the right to adjust this levy as the result of any changes in the law or other property tax regulations.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

Exhibit A
Final 2024 Property Tax Levy

		2024 Proposed Levy	2024 Final Levy
General Fund		37,117,646	36,385,585
Transportation (Pavement Management)		100,000	100,000
Capital Equipment		-	100,000
Parks & Trails*		500,000	-
Non-Debt Service Total		37,717,646	**36,585,585**
Debt Service	**2024 Scheduled Levy**	**2024 Proposed Levy**	**2024 Final Levy**
GO Improvement Bonds 2013A	573,615	573,615	573,615
GO Improvement Bonds 2014A (68a)	91,604	91,604	91,604
GO Improvement Bonds 2014A (68b)	93,744	93,744	93,744
GO Equipment Capital Note 2016A (NMTV)**	123,059	-	-
GO Improvement Bonds 2016A (71a)	200,443	200,443	200,443
GO Improvement Bonds 2016A (71b)	166,160	166,160	166,160
GO Improvement Bonds 2016A (71d)	711,952	711,952	711,952
GO Taxable Improvement Bonds 2017A	254,153	254,153	254,153
GO Improvement Bonds 2019A	559,550	559,550	559,550
GO Capital Improvement Plan Bonds 2019B	490,613	490,613	490,613
GO Capital Improvement Plan Bonds 2020A	515,200	515,200	515,200
GO Improvement Bonds 2021A (78A)	465,451	465,451	465,451
GO Improvement Bonds 2021A (78B)	119,178	119,178	119,178
GO Improvement Bonds 2022 (79A)	678,442	678,442	678,442
GO Improvement Bonds 2023A	-	840,750	713,825
GO Equipment Certificates 2023A	-	744,000	690,085
Debt Service Total	5,043,164	6,504,855	**6,324,015**
Total 2024 Tax Levy		44,222,501	**42,909,600**

* The Parks & Trails funding for 2024 is proposed to come from the Strategic Priorities Fund

** The City was a partner to the issuance of the 2016A GO Capital Equipment Note that was issued by the City of Circle Pines, and Blaine's share of the principal and interest is funded by North Metro TV. Staff recommends Council waive this scheduled levy.

Exhibit B
2024 City Budgets

Fund Type and Fund Name	Expenditures	Revenues
General Fund	46,574,865	46,891,985
Special Revenue Funds		
Charitable Gambling Fund	212,500	176,500
Communications Fund	44,060	79,500
Enterprise Funds		
Refuse Fund	5,674,500	5,887,056
Sanitary Sewer Fund	9,799,654	9,792,405
Storm Drainage Fund	2,940,734	2,743,204
Water Fund	8,845,939	10,186,414
Internal Service Funds		
Facilities Fund	1,637,763	1,696,830
Self-Insurance Fund	682,700	682,700
Worker's Compensation Fund	1,516,215	1,516,215
Compensated Absences Fund	512,000	161,000
Debt Service Funds		
GO Improvement Bonds 2013A	542,450	573,615
GO Improvement Bonds 2014A	266,200	185,348
GO Equipment Capital Note 2016A (NMTV)	117,095	117,095
GO Improvement Bonds 2016A	855,400	1,078,555
GO Taxable Improvement Bonds 2017A	457,125	254,153
GO Improvement Bonds 2019A	884,650	559,550
GO Capital Improvement Plan Bonds 2019B	457,000	490,613
GO Capital Improvement Plan Bonds 2020A	851,350	515,200
GO Improvement Bonds 2021A	760,253	584,629
GO Improvement Bonds 2022	952,500	678,442
GO Improvement Bonds and Equip Notes 2023A	362,381	1,403,910
Utility Revenue Bonds Fund	2,960,307	2,960,307
Capital Funds		
Blaine Band Shell Fund	600,000	600,000
Capital Equipment Fund*	2,982,201	2,982,201
Facilities Capital Fund	275,875	275,875
Open Space Fund	1,305,000	723,202
Parks & Trails Fund**	690,000	183,300
Parks Development Fund	1,550,000	1,021,662
SBM Fire Capital	1,480,250	785,200
Sewer Utility Capital	4,512,000	4,512,000
Storm Utility Capital	1,637,500	1,637,500
Transportation - MSA Street Improvements	3,422,500	3,422,500
Transportation - Pavement Management Plan	14,530,400	14,530,400
Transportation - Pavement Maint - Seal Coating	250,000	100,000
Water Utility Capital	6,867,000	6,867,000
Total	128,010,367	126,856,066

* The budget will be amended to reflect the public safety aid funded capital in 2024
** Revenues will be amended if the Strategic Priorities transfer is approved by council

Exhibit C

CITY OF BLAINE, MINNESOTA

GENERAL FUND - 101

2024 Budget

	2021 Actual	2022 Actual	2023 Budget	2024 Adopted
REVENUES AND OTHER SOURCES				
Taxes	27,948,205	29,298,176	31,712,000	36,385,585
Charges for Services	5,625,773	5,602,152	5,124,400	5,109,300
Licenses & Permits	3,000,386	3,207,554	2,874,500	2,823,200
Intergovernmental Revenues	1,844,612	1,878,710	1,626,000	1,945,000
Fines & Forefeitures	228,787	201,678	220,500	193,000
Miscellaneous Revenues	60,018	129,845	60,000	163,500
Investment Earnings	(180,734)	(750,207)	150,000	150,000
Other Financing Sources	-	23,023	-	122,400
Total Revenues and Other Sources	38,527,047	39,590,931	41,767,400	46,891,985
EXPENDITURES AND OTHER SOURCES				
Legislative	447,585	462,763	467,760	475,163
Administration	2,028,983	2,445,181	2,644,360	3,055,883
Finance	3,230,577	3,433,394	3,438,850	3,712,785
Safety Services	14,120,231	15,322,128	17,595,390	20,402,622
SBM Fire Services	2,201,800	2,281,120	2,361,320	2,598,085
Public Works	6,420,663	7,135,658	8,493,910	9,039,867
Engineering & GIS	1,188,236	1,339,262	1,878,450	2,110,861
Recreation	1,175,472	1,409,447	1,476,890	1,617,958
Community Development	2,191,429	2,559,352	2,791,680	2,937,883
General (Nondepartmental)	411,687	431,083	435,000	623,758
Transfer - Excess Fund Balance	6,275,000	3,400,000	-	-
Total Expenditures and Other Sources	39,691,663	40,219,388	41,583,610	46,574,865
Safe Margin	-	-	183,790	317,120
Net Surplus (Deficit)	**(1,164,616)**	**(628,457)**	**-**	**-**

CITY OF BLAINE, MINNESOTA

CHARITABLE GAMBLING FUND - 240

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Adopted
Beginning Fund Reserve	**102,730**	**238,417**	**247,497**	**229,497**
Revenues				
Investment earnings	$ (1,404)	$ (11,685)	$ 1,500	$ 1,500
Charitable Gambling Contributions	237,392	215,265	175,000	175,000
Total	**235,988**	**203,580**	**176,500**	**176,500**
Expenses				
Existing Requests				
Alexandra House	-	60,000	60,000	75,000
Beyond the Yellow Ribbon	2,500	2,500	2,500	2,500
Centennial Community food shelf	14,025	12,000	12,000	3,000
Civil Air Patrol	2,500	-	5,000	5,000
Family Promise in Anoka County	10,000	12,000	12,000	12,000
Hope 4 Youth	10,000	12,000	12,000	12,000
Hope for the Community food shelf	-	12,000	12,000	12,000
Minnesota 100 Club	-	-	5,000	5,000
Salvation Army food shelf	14,025	12,000	12,000	12,000
SBM Fire - Annual fireworks show	35,000	35,000	35,000	40,000
Senior High Schools				
Blaine High School Senior All Night Party	750	-	750	-
Centennial High School Senior Party	750	-	750	-
Spring Lake Park High School Senior Party	750	-	750	-
Stepping Stone	10,000	12,000	12,000	12,000
Way of the Lord food shelf	-	25,000	12,000	12,000
New Requests				
Impact Services Meals on Wheels & More	-	-	-	5,000
Jam Hope Foundation	-	-	-	5,000
Total	**100,300**	**194,500**	**194,500**	**212,500**
Increase (decrease) in fund reserve	**135,688**	**9,080**	**(18,000)**	**(36,000)**
Ending Fund Reserve	**$ 238,418**	**$ 247,497**	**$ 229,497**	**193,497**

CITY OF BLAINE, MINNESOTA

COMMUNICATIONS FUND - 230

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2023 Projected	2024 Adopted
Beginning Fund Reserve	**$ 266,553**	**$ 192,222**	**$ 11,897**	**$ 11,897**	**$ 74,566**
REVENUES AND OTHER SOURCES					
Franchise taxes	$ 221,812	$ 124,184	$ 110,400	$ 109,964	$ 79,500
Interest	(4,262)	(7,988)	-	-	-
Total revenues and other sources	**217,550**	**116,196**	**110,400**	**109,964**	**79,500**
OPERATING EXPENDITURES					
General government:					
Supplies	494	159	-	-	-
Contractual services - Moved to Facilities	135,265	172,002	45,000	16,305	-
Other services and charges	116,120	121,270	22,590	22,590	29,060
Total operating expenditures	**251,879**	**293,431**	**67,590**	**38,895**	**29,060**
Capital Program:					
Computers and Printers	-	3,090	5,000	5,000	5,000
Council Chambers & Control Room	-	-	35,000	3,400	10,000
Total Capital	**40,000**	**3,090**	**40,000**	**8,400**	**15,000**
Total expenditures and other uses	**291,879**	**296,521**	**107,590**	**47,295**	**44,060**
Increase (decrease) in fund reserve	**(74,329)**	**(180,325)**	**2,810**	**62,669**	**35,440**
Ending Fund Reserve	**$ 192,224**	**$ 11,897**	**$ 14,707**	**$ 74,566**	**$ 110,006**

CITY OF BLAINE, MINNESOTA
REFUSE FUND - 603
2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Adopted
Beginning Fund Reserve	**$ 407,873**	**$ 649,721**	**$ 1,030,543**	**$ 1,169,183**
REVENUES AND OTHER SOURCES				
Charges for services	$ 4,596,817	4,733,511	4,921,440	5,683,600
Intergovernmental - SCORE	-	66,151	138,000	203,456
Interest	1,422	(12,863)	500	-
Total revenues and other sources	**4,598,239**	**4,786,799**	**5,059,940**	**5,887,056**
EXPENDITURES AND OTHER USES				
Supplies	72	-	2,000	-
Contracted Refuse service	4,135,954	4,202,406	4,693,600	5,445,400
Other Contractual services	56,614	43,864	60,000	63,000
Administrative Charges	156,700	152,000	157,700	165,800
Other services and charges	7,051	7,707	8,000	300
Total expenditures and other uses	**4,356,391**	**4,405,977**	**4,921,300**	**5,674,500**
Increase (Decrease) in Fund Reserve	**241,848**	**380,822**	**138,640**	**212,556**
Ending Fund Reserve	**$ 649,721**	**$ 1,030,543**	**$ 1,169,183**	**$1,381,739**

CITY OF BLAINE, MINNESOTA

SEWER UTILITY FUND - 602

2024 Budget

	2022 Actual	2023 Adopted	2024 Adopted	2025 Estimate	2026 Estimate
OPERATING REVENUES					
Utility Charges	$ 7,527,176	$ 8,229,364	$ 9,589,823	$ 11,173,258	$ 12,676,406
TOTAL REVENUES	**$ 7,527,176**	**$ 8,229,364**	**$ 9,589,823**	**$ 11,173,258**	**$ 12,676,406**
OPERATING EXPENDITURES					
Operating					
Personnel Services	569,387	517,380	849,581	902,909	952,569
Supplies	37,600	43,600	74,500	79,273	84,339
Contractual Services	357,145	421,630	634,358	672,032	711,944
MCES Charges	4,370,320	5,062,260	5,479,280	6,027,208	6,629,929
Other Charges	4,115	6,800	7,600	7,931	8,275
Depreciation	1,410,000	1,410,000	1,410,000	1,426,100	1,504,383
Miscellaneous	200	-	4,500	4,696	4,900
TOTAL EXPENDITURES	**$ 6,748,767**	**$ 7,461,670**	**$ 8,459,819**	**$ 9,120,149**	**9,896,338**
Operating Income	**$ 778,409**	**$ 767,694**	**$ 1,130,004**	**$ 2,053,109**	**2,780,068**
NON-OPERATING REVENUES (EXPENDITURES)					
Investment Income	(146,786)	109,500	101,924	120,937	147,781
SAC Charges	51,406	45,000	49,232	49,232	49,232
Debt Interest Expense	-	(46,276)	(302,525)	(463,996)	(1,070,693)
Special Assessments	85,895	50,000	51,426	52,883	54,373
Other Revenues	1,000	-	-	-	-
TOTAL NON-OPERATING	**$ (8,486)**	**$ 158,224**	**$ (99,943)**	**$ (240,943)**	**(819,307)**
INCOME BEFORE TRANSFERS AND CAPITAL CONTRIBUTIONS	**$ 769,923**	**$ 925,918**	**$ 1,030,061**	**$ 1,812,166**	**1,960,761**
Transfers In	-	-	-	-	-
Transfers Out (Admin and Facilities Charges)	(892,710)	(935,840)	(1,037,310)	(1,068,429)	(1,100,482)
Capital Contributions	2,836,223	-	-	-	-
CHANGE IN NET POSITION	**$ 2,713,436**	**$ (9,922)**	**$ (7,249)**	**$ 743,737**	**860,279**
NET CHANGE IN CASH					
Beginning Cash	3,167,778	3,696,141	5,096,219	6,046,860	7,389,045
Change in Net Position	2,713,436	(9,922)	(7,249)	743,737	860,279
Add Depreciation	1,410,000	1,410,000	1,410,000	1,426,100	1,504,383
Remove capital contributions	(2,836,223)	-	-	-	-
Remove capital outlay	(1,594,000)	(8,810,000)	(4,512,000)	(16,015,700)	(6,344,000)
Add debt proceeds	1,550,000	5,810,000	4,310,000	15,605,700	5,479,000
Remove debt principal paid	-	-	(250,110)	(417,652)	(960,624)
Other Cash Revenues (Expenses)	(714,850)	3,000,000	-	-	-
Ending Cash	**$ 3,696,141**	**$ 5,096,219**	**$ 6,046,860**	**$ 7,389,045**	**$ 7,928,083**
Minimum Cash Requirements					
For Operations (3.6 months)	2,024,630	2,238,501	2,537,946	2,736,045	2,968,901
For Debt Service	46,276	552,635	881,647	2,031,317	2,430,721
Capital Reserve	-	-	-	250,000	500,000
Minimum Cash	**$ 2,070,906**	**$ 2,791,136**	**$ 3,419,593**	**$ 5,017,362**	**$ 5,899,622**
Amount Over (Under) Minimum	1,625,235	2,305,083	2,627,267	2,371,683	2,028,461

CITY OF BLAINE, MINNESOTA

STORM DRAINAGE UTILITY FUND - 604

2024 Budget

	2022 Actual	2023 Adopted	2024 Adopted	2025 Estimate	2026 Estimate
OPERATING REVENUES					
Utility Charges	$ 2,019,482	$ 2,238,700	$ 2,722,222	$ 3,033,805	$ 3,304,823
TOTAL REVENUES	**$ 2,019,482**	**$ 2,238,700**	**$ 2,722,222**	**$ 3,033,805**	**$ 3,304,823**
OPERATING EXPENDITURES					
Operating					
Personnel Services	729,334	869,700	1,002,847	1,067,340	1,251,160
Supplies	80,107	98,500	258,200	269,442	281,126
Contractual Services	16,933	205,950	392,058	294,722	309,323
Other Charges	87,157	20,620	14,500	15,572	16,720
Depreciation	601,812	620,000	620,000	601,400	583,358
Miscellaneous	12,739	19,000	5,999	6,260	6,532
TOTAL EXPENDITURES	**$ 1,528,082**	**$ 1,833,770**	**$ 2,293,604**	**$ 2,254,736**	**$ 2,448,219**
Operating Income	**$ 491,400**	**$ 404,930**	**$ 428,618**	**$ 779,069**	**$ 856,604**
NON-OPERATING REVENUES (EXPENDITURES)					
Investment Income	(79,938)	20,300	20,982	21,683	22,403
Debt Interest Expense	-	(47,247)	(143,300)	(179,239)	(209,709)
TOTAL NON-OPERATING	**$ (79,938)**	**$ (26,947)**	**$ (122,318)**	**$ (157,556)**	**$ (187,306)**
INCOME BEFORE TRANSFERS AND CAPITAL CONTRIBUTIONS	**$ 411,462**	**$ 377,983**	**$ 306,300**	**$ 621,513**	**$ 669,298**
Transfers In	-	-	-	-	-
Transfers Out (Admin and Facilities Charges)	(403,700)	(433,330)	(503,830)	(518,945)	(534,513)
Capital Contributions	2,281,127	-	-	-	-
Sale of Assets	7,745	-	-	-	-
CHANGE IN NET POSITION	**$ 2,296,634**	**$ (55,347)**	**$ (197,530)**	**$ 102,568**	**$ 134,785**
NET CHANGE IN CASH					
Beginning Cash	2,020,791	2,794,287	3,358,940	3,063,631	2,849,984
Change in Net Position	2,296,634	(55,347)	(197,530)	102,568	134,785
Add Depreciation	601,812	620,000	620,000	601,400	583,358
Remove capital contributions	(2,281,127)	-	-	-	-
Remove capital outlay	(1,460,000)	(1,795,000)	(1,637,500)	(1,700,000)	(2,150,000)
Add debt proceeds	1,460,000	1,795,000	1,040,000	950,000	1,650,000
Remove debt principal paid	-	-	(120,279)	(167,615)	(208,422)
Other Cash Revenues (Expenses)	156,177	-	-	-	-
Ending Cash	**$ 2,794,287**	**$ 3,358,940**	**$ 3,063,631**	**$ 2,849,984**	**$ 2,859,705**
Minimum Cash Requirements					
For Operations (3.6 months)	458,425	550,131	688,081	676,421	734,466
For Debt Service	47,247	263,579	346,854	418,132	540,667
Capital Reserve	-	-	-	-	-
Minimum Cash	**$ 505,672**	**$ 813,710**	**$ 1,034,935**	**$ 1,094,553**	**$ 1,275,132**
Amount Over (Under) Minimum	2,288,616	2,545,230	2,028,696	1,755,432	1,584,573

CITY OF BLAINE, MINNESOTA

WATER UTILITY FUND - 601

2024 Budget

	2022 Actual	2023 Adopted	2024 Adopted	2025 Estimate	2026 Estimate
OPERATING REVENUES					
Utility Charges	$ 6,214,430	$ 7,964,196	$ 9,204,597	$ 10,142,657	$ 11,175,183
TOTAL REVENUES	**$ 6,214,430**	**$ 7,964,196**	**$ 9,204,597**	**$ 10,142,657**	**$ 11,175,183**
OPERATING EXPENDITURES					
Operating					
Personnel Services	1,190,440	1,351,402	1,506,774	1,769,711	1,867,045
Supplies	672,498	959,000	1,208,500	1,295,229	1,387,970
Contractual Services	1,085,548	1,475,930	1,983,476	2,134,579	2,297,891
Other Charges	20,624	20,600	25,250	26,349	27,492
Depreciation	1,589,781	1,750,000	1,697,500	1,723,242	1,820,844
TOTAL EXPENDITURES	**$ 4,558,892**	**$ 5,556,932**	**$ 6,421,500**	**$ 6,949,110**	**$ 7,401,242**
Operating Income	**$ 1,655,539**	**$ 2,407,264**	**$ 2,783,097**	**$ 3,193,547**	**$ 3,773,941**
NON-OPERATING REVENUES (EXPENDITURES)					
Investment Income	(158,552)	180,000	45,317	84,629	116,594
WAC Charges	901,941	850,000	936,500	936,500	936,500
Debt Interest Expense	(1,234,706)	(1,191,000)	(1,301,029)	(1,501,969)	(1,724,445)
Other Revenues	60,968	15,000	-	-	-
TOTAL NON-OPERATING	**$ (430,350)**	**$ (146,000)**	**$ (319,212)**	**$ (480,840)**	**$ (671,351)**
INCOME BEFORE TRANSFERS AND CAPITAL CONTRIBUTIONS	**$ 1,225,189**	**$ 2,261,264**	**$ 2,463,885**	**$ 2,712,707**	**$ 3,102,590**
Transfers In	-	-	-	-	-
Transfers Out (Admin and Facilities Charges)	(963,400)	(1,008,650)	(1,123,410)	(1,157,112)	(1,191,826)
Capital Contributions	3,834,080	-	-	-	-
Sale of Assets	3,458	-	-	-	-
CHANGE IN NET POSITION	**$ 4,099,327**	**$ 1,252,614**	**$ 1,340,475**	**$ 1,555,595**	**$ 1,910,764**
NET CHANGE IN CASH					
Beginning Cash	3,776,019	761,436	2,574,050	4,231,450	5,829,682
Change in Net Position	4,099,327	1,252,614	1,340,475	1,555,595	1,910,764
Add Depreciation	1,589,781	1,750,000	1,697,500	1,723,242	1,820,844
Remove capital contributions	(3,834,080)	-	-	-	-
Remove capital outlay	(4,879,018)	(4,556,500)	(6,867,000)	(7,620,000)	(5,955,000)
Add debt proceeds	700,000	3,292,707	6,867,000	7,620,000	5,835,000
Remove debt principal paid	(1,145,000)	(1,190,000)	(1,380,575)	(1,680,605)	(2,020,322)
Other Cash Revenues (Expenses)	454,406	1,263,793	-	-	-
Ending Cash	**$ 761,436**	**$ 2,574,050**	**$ 4,231,450**	**$ 5,829,682**	**$ 7,420,969**
Minimum Cash Requirements					
For Operations (3.6 months)	1,367,667	1,667,079	1,926,450	2,084,733	2,220,373
For Debt Service	2,381,000	2,681,604	3,182,573	3,744,765	4,167,240
Capital Reserve	-	-	-	-	250,000
Minimum Cash	**$ 3,748,667**	**$ 4,348,683**	**$ 5,109,023**	**$ 5,829,498**	**$ 6,637,613**
Amount Over (Under) Minimum	(2,987,232)	(1,774,633)	(877,573)	184	783,356

CITY OF BLAINE, MINNESOTA

FACILITIES FUND - 711

2024 Budget

	2022 Actual	2023 Adopted	2024 Adopted
Beginning Fund Reserve	**$ 264,588**	**$ 1,063,459**	**$ 609,709**
REVENUE AND OTHER SOURCES			
Charges for Services	1,038,750	1,322,620	1,696,330
Investment Earnings	(26,327)	500	500
Other Financing Sources	1,000,000	-	-
Total revenue and other sources	**2,012,423**	**1,323,120**	**1,696,830**
EXPENDITURES AND OTHER USES			
Personnel Services	295,714	407,970	426,208
Supplies	72,841	85,600	93,790
Contractual Services	686,140	847,640	922,720
Transfer Out - Facilities Capital Fund	-	-	195,045
Total expenditures and other uses	**1,054,695**	**1,341,210**	**1,637,763**
Revenues over (under) expenditures	**957,728**	**(18,090)**	**59,067**
CAPITAL EXPENDITURES*			
Capital Equipment	-	85,500	-
Capital Improvements	158,857	350,160	-
Total Facilities Capital Expenditures	**158,857**	**435,660**	**-**
Net Capital Surplus (Deficit)	**(158,857)**	**(435,660)**	**-**
Increase (Decrease) in Fund Reserve	**798,871**	**(453,750)**	**59,067**
Ending Fund Reserve	**$ 1,063,459**	**$ 609,709**	**$ 668,776**
Fund Reserve Target	**-**	**400,000**	**400,000**
Amount Above (Below) Target	**1,063,459**	**209,709**	**268,776**

** Capital expenditures will be recorded in a separate capital fund starting in 2024*

CITY OF BLAINE, MINNESOTA

SELF-INSURANCE FUND - 704

2024 Budget

	2021 Actual	2022 Actual	2023 Projected	2024 Adopted*
Beginning Net Position	**$ 99,290**	**$ (49,019)**	**$ (472,809)**	**$ 5,339**
REVENUES AND OTHER SOURCES				
Investment Income	(5,724)	(4,662)	(4,596)	-
Refunds and Reimbursements	135,343	500,639	162,867	-
Transfers In	450,850	450,850	1,100,000	682,700
Total Revenues and Other Sources	**580,469**	**946,827**	**1,258,271**	**682,700**
EXPENDITURES AND OTHER SOURCES				
Insurance Premiums	560,608	571,502	615,437	682,700
Claims and Losses	168,170	799,115	164,686	-
Total Expenditures and Other Sources	**728,778**	**1,370,617**	**780,123**	**682,700**
Change in Net Position	**(148,309)**	**(423,790)**	**478,148**	**-**
Ending Net Position	**(49,019)**	**(472,809)**	**5,339**	**5,339**

** Transfers currently cover premiums only; cash balance of at least $200,000 should be maintained to cover claims up to deductible*

CITY OF BLAINE, MINNESOTA

WORKER'S COMPENSATION FUND - 706

2024 Budget

	2021 Actual	2022 Actual	2023 Projected	2024 Adopted
Beginning Net Position	**$ (1,496,738)**	**$ (1,783,869)**	**$ (1,881,061)**	**$ (77,317)**
REVENUES AND OTHER SOURCES				
Investment Income	19,389	101,428	(12,836)	-
Refunds and Reimbursements	345	196,066	510,635	-
Payroll Contributions	773,466	834,646	900,000	1,516,215
Transfers In	-	-	1,850,000	-
Total Revenues and Other Sources	**793,200**	**1,132,140**	**3,247,799**	**1,516,215**
EXPENDITURES AND OTHER SOURCES				
Insurance Premiums	1,033,114	1,222,547	1,442,920	1,516,215
Claims and Losses	47,217	6,785	1,135	-
Total Expenditures and Other Sources	**1,080,331**	**1,229,332**	**1,444,055**	**1,516,215**
Change in Net Position	**(287,131)**	**(97,192)**	**1,803,744**	**-**
Ending Net Position	**(1,783,869)**	**(1,881,061)**	**(77,317)**	**(77,317)**

CITY OF BLAINE, MINNESOTA

COMPENSATED ABSENCES FUND - 703

2024 Budget

	2021 Actual	2022 Actual	2023 Projected	2024 Adopted
Beginning Net Position	**$ (941,837)**	**$ (1,127,920)**	**$ (1,477,009)**	**$ (1,668,748)**
REVENUES AND OTHER SOURCES				
Investment Income	(20,965)	(81,623)	20,761	-
Transfers In	155,216	156,336	157,500	161,000
Total Revenues and Other Sources	**134,251**	**74,713**	**178,261**	**161,000**
EXPENDITURES AND OTHER SOURCES				
Salaries and Benefits	320,334	423,802	370,000	512,000
Total Expenditures and Other Sources	**320,334**	**423,802**	**370,000**	**512,000**
Change in Net Position	**(186,083)**	**(349,089)**	**(191,739)**	**(351,000)**
Ending Net Position	**(1,127,920)**	**(1,477,009)**	**(1,668,748)**	**(2,019,748)**

CITY OF BLAINE, MINNESOTA

DEBT SERVICE FUNDS

2024 Budget

	2024 Adopted										
	307 GO Improvement Bonds 2013A	308 GO Improvement Bonds 2014A	315 GO Equipment Capital Note 2016A (NMTV)	309 GO Improvement Bonds 2016A	316 GO Taxable Improvement Bonds 2017A	317 GO Improvement Bonds 2019A	318 GO Capital Improvement Plan Bonds 2019B	319 GO Capital Improvement Plan Bonds 2020A	320 GO Improvement Bonds 2021A	321 GO Improvement Bonds 2022	322 GO Improvement Bonds and Equip Notes 2023A
REVENUES AND OTHER SOURCES											
Property Tax Levy	573,615	185,348	-	1,078,555	254,153	559,550	490,613	515,200	584,629	678,442	1,403,910
Franchise Taxes	-	-	117,095	-	-	-	-	-	-	-	-
Total Revenues and Other Sources	**573,615**	**185,348**	**117,095**	**1,078,555**	**254,153**	**559,550**	**490,613**	**515,200**	**584,629**	**678,442**	**1,403,910**
EXPENDITURES AND OTHER SOURCES											
Principal	515,000	255,000	110,413	720,000	395,000	570,000	350,000	570,000	550,000	460,000	-
Interest	26,450	10,200	5,682	134,400	61,125	313,650	106,000	280,350	209,253	491,500	361,381
Other	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Total Expenditures and Other Sources	**542,450**	**266,200**	**117,095**	**855,400**	**457,125**	**884,650**	**457,000**	**851,350**	**760,253**	**952,500**	**362,381**
Revenues Over (Under) Expenditures	**31,165**	**(80,852)**	**-**	**223,155**	**(202,972)**	**(325,100)**	**33,613**	**(336,150)**	**(175,624)**	**(274,058)**	**1,041,529**

CITY OF BLAINE, MINNESOTA

UTILITY REVENUE BONDS FUND - 621

2024 Budget

	2024 Adopted
REVENUES AND OTHER SOURCES	
Transfer In	2,960,307
Total Revenues and Other Sources	**2,960,307**
EXPENDITURES AND OTHER SOURCES	
Principal	1,380,000
Interest	1,577,307
Other	3,000
Total Expenditures and Other Sources	**2,960,307**
Revenues Over (Under) Expenditures	**-**

CITY OF BLAINE, MINNESOTA

BAND SHELL FUND - 413

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Proposed	2025	2026	2027	2028
Beginning Balance	**$ 1,079**	**$ 73,312**	**$ (41,367)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**
Revenues								
Tax Levy	74,029	311	-	-	-	-	-	-
Donations (Blaine Festival)*	-	-	1,000,000	-	-	-	-	-
Interest Earnings	(1,796)	(18,855)	-	-	-	-	-	-
Transfer In from Park Development Fund**		-	-	600,000	-	-	-	-
Total Revenues	**$ 72,233**	**$ (18,544)**	**$ 1,000,000**	**$ 600,000**	**$ -**	**$ -**	**$ -**	**$ -**
Expenses								
Capital Improvements-Current Yr. Appropriations	-	96,135	350,000	600,000	-	-	-	-
Capital Improvements-Prior Yr. Appropriations	-		674,995	-	-	-	-	-
Total Expenses	**$ -**	**$ 96,135**	**$ 1,024,995**	**$ 600,000**	**$ -**	**$ -**	**$ -**	**$ -**
Increase (Decrease) in Reserve	72,233	(114,679)	(24,995)	-	-	-	-	-
Ending Balance	**$ 73,312**	**$ (41,367)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**	**$ (66,362)**

** Donation revenues not considered earned yet; $950,000 in donations have been received as of 11/30/23; revenue will be earned in 2023-2024 with the construction of the bandshell*

*** Any negative balance remaining in the band shell fund when the project is complete will be covered using park development funds*

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CITY OF BLAINE, MINNESOTA

CAPITAL EQUIPMENT & PROJECTS FUND - 410

2024 Budget

	2022 Actual	2023 Adopted	2024 Adopted
Beginning Fund Reserve	**$ (173,891)**	**$ 430,429**	**$ 430,429**
Revenue/Funding Sources			
Investment earnings	45,155	2,000	2,000
Sale of fixed assets	185,709	115,000	115,000
Intergovernmental/Aids**	-	-	TBD
Miscellaneous			
Debt Proceeds - Capital Note	-	2,000,000	2,865,201
Transfer from General Fund unrestricted reserves	2,400,000	1,290,610	-
Transfer from Police Forfeiture	-	164,000	-
Other Revenues	3,108	-	-
Revenue Totals	2,633,972	3,571,610	2,982,201
Expenditures by Department			
Administrative	6,016	-	-
Finance and Technology	424,227	542,650	440,850
Safety Services	760,552	884,960	636,351
SBM Fire**	414,900	400,000	-
Public Works	417,968	1,744,000	1,905,000
Recreation	760	-	-
Community Development	5,229	-	-
Total Expenditures	2,029,652	3,571,610	2,982,201
Increase (Decrease) in Fund Reserve	604,320	-	-
Ending Fund Reserve	430,429	430,429	430,429

** Budget will be amended in 2024 for public safety aid funded capital items*

*** SBM Fire will be accounted for in the SBM Fire Capital Equipment and Projects Fund; no funding to come from this fund for 2023*

CITY OF BLAINE, MINNESOTA

FACILITIES CAPITAL FUND*

2024 Budget

	2024 Adopted	2025	2026	2027	2028
Beginning Fund Reserve	$ -	$ -	$ -	$ -	$ -
REVENUES AND OTHER SOURCES					
EECBG Grant	80,830	24,788	20,932	-	-
Transfer In - Facilities Operating Fund	195,045	306,532	309,394	38,200	107,200
Total Revenues and Other Sources	**275,875**	**331,320**	**330,326**	**38,200**	**107,200**
EXPENDITURES AND OTHER SOURCES					
Capital Equipment	-	-	-	-	-
Capital Improvements	275,875	331,320	330,326	38,200	107,200
Total Expenditures and Other Sources	**275,875**	**331,320**	**330,326**	**38,200**	**107,200**
Increase (Decrease) in Fund Reserve	-	-	-	-	-
Ending Fund Reserve	$ -	$ -	$ -	$ -	$ -

** New fund for 2024*

2027-2028 are not fully built out and will likely fall within the $300k to $400k range

CITY OF BLAINE, MINNESOTA

OPEN SPACE FUND - 402

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Proposed	2025	2026	2027	2028
Beginning Balance	**$ 2,011,672**	**$ 3,917,841**	**$ 5,151,720**	**$ 2,724,710**	**$ 2,142,912**	**$ 2,519,701**	**$ 3,204,347**	**$ 2,838,993**
Revenues								
Park Dedication Fees	1,233,068	762,220	249,140	523,202	661,789	739,646	739,646	739,646
Interest earnings	(34,193)	(255,142)	83,850	-	-	-	-	-
Wetland Credit Sales - BWS Site 7	1,095,783	1,059,115	375,000	200,000	520,000	750,000	750,000	750,001
Total Revenues	**$ 2,294,658**	**$ 1,566,193**	**$ 707,990**	**$ 723,202**	**$ 1,181,789**	**$ 1,489,646**	**$ 1,489,646**	**$ 1,489,647**
Expenses								
Operating Expenses - Open Space Management	4,879	230	5,000	5,000	5,000	5,000	5,000	5,000
Capital Improvements-Current Yr. Appropriations	383,610	332,084	2,950,000	1,300,000	800,000	800,000	1,850,000	850,000
Capital Improvements-Prior Yr. Appropriations	-	-	180,000					
Total Expenses	**$ 388,489**	**$ 332,314**	**$ 3,135,000**	**$ 1,305,000**	**$ 805,000**	**$ 805,000**	**$ 1,855,000**	**$ 855,000**
Increase (Decrease) in Reserve	1,906,169	1,233,879	(2,427,010)	(581,798)	376,789	684,646	(365,354)	634,647
Ending Balance	**$ 3,917,841**	**$ 5,151,720**	**$ 2,724,710**	**$ 2,142,912**	**$ 2,519,701**	**$ 3,204,347**	**$ 2,838,993**	**$ 3,473,640**

CITY OF BLAINE, MINNESOTA

PARKS & TRAILS IMPROVEMENTS FUND - 402

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Proposed	2025	2026	2027	2028
Beginning Balance	**$ 184,280**	**$ 180,095**	**$ 267,542**	**$ 208,642**	**$ (298,058)**	**$ (259,258)**	**$ (214,758)**	**$ (224,458)**
Revenues								
Tax Levy	350,070	347,866	500,000	-	500,000	500,000	500,000	500,000
Billboard Revenue	172,997	177,390	178,000	183,300	188,800	194,500	200,300	206,300
Interest earnings	(1,771)	(13,999)	1,900	-	-	-	-	-
Transfer In*	-	-	-	-				
Total Revenues	**$ 521,296**	**$ 511,257**	**$ 679,900**	**$ 183,300**	**$ 688,800**	**$ 694,500**	**$ 700,300**	**$ 706,300**
Expenses								
Capital Improvements-Current Yr. Appropriations	507,571	423,810	728,000	690,000	650,000	650,000	710,000	650,000
Capital Improvements-Prior Yr. Appropriations	-	-	10,800	-	-	-	-	-
Total Expenses	**$ 525,481**	**$ 423,810**	**$ 738,800**	**$ 690,000**	**$ 650,000**	**$ 650,000**	**$ 710,000**	**$ 650,000**
Increase (Decrease) in Reserve	(4,185)	87,447	(58,900)	(506,700)	38,800	44,500	(9,700)	56,300
Ending Balance	**$ 180,095**	**$ 267,542**	**$ 208,642**	**$ (298,058)**	**$ (259,258)**	**$ (214,758)**	**$ (224,458)**	**$ (168,158)**

** 2024 transfer in amount is dependent on council approval of a transfer from the Strategic Priorities Fund*

CITY OF BLAINE, MINNESOTA

PARKS DEVELOPMENT FUND - 404

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Proposed	2025	2026	2027	2028
Beginning Balance	**$ 1,883,977**	**$ 4,260,937**	**$ 5,753,277**	**$ 2,047,376**	**$ 1,519,038**	**$ 2,277,874**	**$ 3,626,503**	**$ 4,375,132**
Revenues								
Park Dedication Fees	2,816,730	2,607,569	512,700	1,021,662	1,279,036	1,423,629	1,423,629	1,423,629
Interest earnings	(38,306)	(300,300)	76,200	-	-	-	-	-
Total Revenues	**$ 2,778,424**	**$ 2,307,269**	**$ 588,900**	**$ 1,021,662**	**$ 1,279,036**	**$ 1,423,629**	**$ 1,423,629**	**$ 1,423,629**
Expenses								
Capital Improvements-Current Yr. Appropriations	401,464	814,929	3,892,500	950,000	520,200	75,000	675,000	375,000
Capital Improvements-Prior Yr. Appropriations	-	-	402,301	-	-	-	-	-
Transfer Out to Band Shell Fund	-	-	-	600,000	-	-	-	-
Total Expenses	**$ 401,464**	**$ 814,929**	**$ 4,294,801**	**$ 1,550,000**	**$ 520,200**	**$ 75,000**	**$ 675,000**	**$ 375,000**
Increase (Decrease) in Reserve	2,376,960	1,492,340	(3,705,901)	(528,338)	758,836	1,348,629	748,629	1,048,629
Ending Balance	**$ 4,260,937**	**$ 5,753,277**	**$ 2,047,376**	**$ 1,519,038**	**$ 2,277,874**	**$ 3,626,503**	**$ 4,375,132**	**$ 5,423,761**

CITY OF BLAINE, MINNESOTA

SBM FIRE CAPITAL EQUIPMENT & PROJECTS FUND - 411

2024 Budget

	2022 Actual	2023 Adopted	2024** Adopted
Beginning Fund Reserve	**$ 376,101**	**$ 629,817**	**$ 579,504**
Revenue/Funding Sources			
Investment earnings	(39,998)	-	-
Contributions - Blaine*	553,216	414,960	596,752
Contributions - Mounds View		84,630	121,706
Contributions - Spring Lake Park		46,410	66,742
Revenue Totals	513,218	546,000	785,200
Expenditures by Account			
Motor Vehicles	110,682	130,000	1,145,000
Computers	-	10,000	20,000
Other Equipment	148,820	107,000	158,000
Buildings		6,000	157,250
Total Expenditures	259,502	253,000	1,480,250
Increase (Decrease) in Fund Reserve	253,716	293,000	(695,050)
Ending Fund Reserve	629,817	922,817	(115,546)

** Blaine's 2023 SBM Fire capital contribution was budgeted in the Capital Equipment & Projects Fund; the intent was to utilize General Fund reserves to fund the city's share; however, those funds were allocated for other purposes. Staff are proposing the city's share be paid by transferring funds from the Revolving Closed Debt Fund for 2023 and 2024.*

*** 2024 Proposed motor vehicles budget includes $0.9m for an engine as Chief Retka needs purchasing authorization; full payment will not need made until a future year due to lead time*

CITY OF BLAINE, MINNESOTA

SEWER UTILITY CAPITAL FUND - 612

2024 Budget

	2024 Adopted	2025 Estimate	2026 Estimate	2027 Estimate	2028 Estimate
REVENUES AND OTHER SOURCES					
Debt Proceeds	$ 4,310,000	$ 15,605,700	$ 5,479,000	$ 4,307,700	$ 10,643,100
Transfers In	202,000	410,000	865,000	1,420,000	360,000
TOTAL REVENUES AND OTHER SOURCES	**$ 4,512,000**	**$ 16,015,700**	**$ 6,344,000**	**$ 5,727,700**	**$ 11,003,100**
EXPENDITURES AND OTHER SOURCES					
Capital Outlay	4,512,000	16,015,700	6,344,000	5,727,700	11,003,100
TOTAL EXPENDITURES AND OTHER SOURCES	**$ 4,512,000**	**$ 16,015,700**	**$ 6,344,000**	**$ 5,727,700**	**$ 11,003,100**
REVENUES OVER (UNDER) EXPENDITURES	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

CITY OF BLAINE, MINNESOTA

STORM UTILITY CAPITAL FUND - 613

2024 Budget

	2024 Adopted	2025 Estimate	2026 Estimate	2027 Estimate	2028 Estimate
REVENUES AND OTHER SOURCES					
Debt Proceeds	$ 1,040,000	$ 950,000	$ 1,650,000	$ 1,200,000	$ 1,100,000
Transfers In	597,500	750,000	500,000	500,000	710,000
TOTAL REVENUES AND OTHER SOURCES	**$ 1,637,500**	**$ 1,700,000**	**$ 2,150,000**	**$ 1,700,000**	**$ 1,810,000**
EXPENDITURES AND OTHER SOURCES					
Capital Outlay	1,637,500	1,700,000	2,150,000	1,700,000	1,810,000
TOTAL EXPENDITURES AND OTHER SOURCES	**$ 1,637,500**	**$ 1,700,000**	**$ 2,150,000**	**$ 1,700,000**	**$ 1,810,000**
REVENUES OVER (UNDER) EXPENDITURES	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

CITY OF BLAINE, MINNESOTA

MSA STREET IMPROVEMENTS FUND - 406

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Adopted	2025	2026	2027	2028
Beginning Balance	**$ 1,495,399**	**$ 725,145**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**
Revenues								
Intergovernmental Revenues	143,316	916,024	6,840,500	3,422,500	3,835,000	600,000	3,490,000	550,000
Investment Earnings	(18,099)	(55,041)	-	-	-	-	-	-
Total Revenues	**$ 125,217**	**$ 860,983**	**$ 6,840,500**	**$ 3,422,500**	**$ 3,835,000**	**$ 600,000**	**$ 3,490,000**	**$ 550,000**
Expenses								
Capital Outlay	895,471	1,227,400	6,840,500	3,422,500	3,835,000	600,000	3,490,000	550,000
Total Expenses	**$ 895,471**	**$ 1,227,400**	**$ 6,840,500**	**$ 3,422,500**	**$ 3,835,000**	**$ 600,000**	**$ 3,490,000**	**$ 550,000**
Increase (Decrease) in Reserve	(770,254)	(366,417)	-	-	-	-	-	-
Ending Balance	**$ 725,145**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**	**$ 358,728**

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CITY OF BLAINE, MINNESOTA

PAVEMENT MANAGEMENT PLAN FUND - 503

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Adopted	2025	2026	2027	2028
Beginning Balance	**$ 6,256,912**	**$10,292,786**	**$11,887,234**	**$11,887,234**	**$11,887,234**	**$11,887,234**	**$11,887,234**	**$ 11,887,234**
Revenues								
Taxes	1,353	(602)	-	-	-	-	-	-
Special Assessments	62,072	65,124	-	-	-	-	-	-
Intergovernmental Revenues	3,333,901	46,056	-	2,475,000	-	-	-	-
Investment Earnings	(112,091)	(407,045)	-	-	-	-	-	-
Miscellaneous	900	11,500	-	-	-	-	-	-
Bond Proceeds and Premium/Discount	9,964,709	10,752,591	12,018,500	12,055,400	11,022,300	11,113,400	11,078,550	7,057,050
Transfers In	819,466	1,864,357	-	-	-	-	-	-
Total Revenues	**$ 14,070,310**	**$ 12,331,981**	**$ 12,018,500**	**$ 14,530,400**	**$ 11,022,300**	**$ 11,113,400**	**$ 11,078,550**	**$ 7,057,050**
Expenses								
Capital Outlay	10,034,436	10,737,533	12,018,500	14,530,400	11,022,300	11,113,400	11,078,550	7,057,050
Total Expenses	**$ 10,034,436**	**$ 10,737,533**	**$ 12,018,500**	**$ 14,530,400**	**$ 11,022,300**	**$ 11,113,400**	**$ 11,078,550**	**$ 7,057,050**
Increase (Decrease) in Reserve	4,035,874	1,594,448	-	-	-	-	-	-
Ending Balance	**$ 10,292,786**	**$ 11,887,234**	**$ 11,887,234**	**$ 11,887,234**	**$ 11,887,234**	**$ 11,887,234**	**$ 11,887,234**	**$ 11,887,234**

CITY OF BLAINE, MINNESOTA

PAVEMENT MAINT - SEAL COATING FUND - 531

2024 Budget

	2021 Actual	2022 Actual	2023 Adopted	2024 Adopted	2025	2026	2027	2028
Beginning Balance	**$ 322,184**	**$ 304,061**	**$ 386,108**	**$ 386,108**	**$ 236,108**	**$ 236,108**	**$ 236,108**	**$ 236,108**
Revenues								
Taxes	100,286	99,074	100,000	100,000	250,000	250,000	250,000	-
Investment Earnings	(3,551)	(17,027)	-	-	-	-	-	-
Total Revenues	**$ 96,735**	**$ 82,047**	**$ 100,000**	**$ 100,000**	**$ 250,000**	**$ 250,000**	**$ 250,000**	**$ -**
Expenses								
Capital Outlay	114,858	-	100,000	250,000	250,000	250,000	250,000	-
Total Expenses	**$ 114,858**	**$ -**	**$ 100,000**	**$ 250,000**	**$ 250,000**	**$ 250,000**	**$ 250,000**	**$ -**
Increase (Decrease) in Reserve	(18,123)	82,047	-	(150,000)	-	-	-	-
Ending Balance	**$ 304,061**	**$ 386,108**	**$ 386,108**	**$ 236,108**	**$ 236,108**	**$ 236,108**	**$ 236,108**	**$ 236,108**

CITY OF BLAINE, MINNESOTA

WATER UTILITY CAPITAL FUND - 611

2024 Budget

	2024 Adopted	2025 Estimate	2026 Estimate	2027 Estimate	2028 * Estimate
REVENUES AND OTHER SOURCES					
Debt Proceeds	$ 6,867,000	$ 7,620,000	$ 5,835,000	$ 4,175,000	$ 1,900,000
Transfers In	-	-	120,000	$ 50,000	$ 400,000
TOTAL REVENUES AND OTHER SOURCES	**$ 6,867,000**	**$ 7,620,000**	**$ 5,955,000**	**$ 4,225,000**	**$ 2,300,000**
EXPENDITURES AND OTHER SOURCES					
Capital Outlay	6,867,000	7,620,000	5,955,000	4,225,000	2,300,000
TOTAL EXPENDITURES AND OTHER SOURCES	**$ 6,867,000**	**$ 7,620,000**	**$ 5,955,000**	**$ 4,225,000**	**$ 2,300,000**
REVENUES OVER (UNDER) EXPENDITURES	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

** Water treatment plant shown in 2028 in CIP but would likely occur in a future year*

2024 Truth in Taxation

City Council Meeting| Finance

12/18/2023

Truth-in-Taxation Meeting

- Tonight's Meeting
  - Present the 2024 City of Blaine property tax levy and budgets
  - Open meeting to receive public input and comments
    - Robert's Rules of Order are used to govern the conduct of the meeting*
  - Council to consider resolutions adopting property tax levy & budgets
  - Will not address specific parcel valuations
    - Anoka County – https://www.anokacountymn.gov/4279/How-to-Appeal-Your-Value or (763) 323-5400
    - Ramsey County – https://www.ramseycounty.us/residents/property-home/taxes-values/property-value-assessment/appealing-your-value or (651) 266-2131

*MN Dept of Revenue Instructions

General Information and 2024 Highlights

Section 1 of 6

Budgetary Principles

- Evaluate and acknowledge both the short and long-term impacts of all budgetary decisions
- Stabilize revenues and expenditures, and eliminate unanticipated variances
- Fund operations at a level to provide quality services at a reasonable cost
- Preserve structural balance and appropriate fund balance levels to mitigate future risks
- Consider additional investments when they help achieve City goals and provide a significant return to the community
- Seek to make a connection between resources and results

Prioritized Objectives

- Focusing on essential city services and funding these activities adequately
- Maintaining high quality city operated public safety departments
- Investing in modern technology to improve services and increase efficiency
- Continuing to fund annual street reconstruction/maintenance projects
- Enhancing city parks, trails, open spaces, and facilities
- Fostering an efficient and transparent government
- Promoting citizen engagement

Definitions: Property Tax Values, Levies and Tax Rates

- **Levy** is the imposition of tax, usually by a local unit of government
- **Market Value** is an assessed value determined by the County's Assessors Office. Market value is defined as the usual selling price at the time of assessment.
- **Market Value Exclusion** refers to the homestead market value exclusion. For most homestead properties, market value minus the homestead market value exclusion equals the taxable market value of the property.
- **Class Rate** is the percent of market value, set by state law, based on use and property type that establishes a property's tax capacity which is subject to property tax.
- **Net Tax Capacity (NTC)** is derived by multiplying class rates by taxable market value and is the tax base used for levies other than most referendum levies.
- **Median Value Residential Property** is the commonly used example for property taxes and their effects. Due to the nature of property value data having outlier values with many small and large valued parcels, the median value is considered a stronger representative of the data than the mean or average.
- Minnesota Department of Revenue Glossary - https://www.revenue.state.mn.us/glossary

General Property Tax Timeline

January
Property Values are established for next years taxes

February
Value notices are mailed

March
Property tax statements are mailed for current year

May
1st half of property tax payment due to Anoka and Ramsey Counties

September
Preliminary Levies must be set by all taxing authorities for next year

November
Proposed tax statements are mailed; 2nd half property taxes due to Anoka and Ramsey Counties

December
Final levies must be set by all taxing authorities for next year

Why Do Property Taxes Change?

- Fluctuations in Market Values
- Changes in Non-Levy Revenue Sources
- Fiscal Disparities
- Levies at Various Jurisdictions
- Debt Issuance
- Special Assessments
- Voter Approved Referendums
- Changes in State & Federal Mandates
- State Legislative Changes

Common misconception:
Tax levy increases are directly correlated to new spending

2024 Levy & Assessment Highlights

- **2024 Truth-in-Taxation levy is an increase of 15.62% or $5,797,600 compared to the 2023 levy**
  - Preliminary Levy adopted by the City Council on September 18 was an increase of 19.16% or $7,110,501 compared to 2023
  - Fully funds the city's operating costs and debt service
  - Includes safe-margin of $317,120 to protect against tax delinquencies and volatile market conditions
- **Commitment to transparent taxing environment**
  - No use of other taxing authority to implement gas and electric franchise fees or local option sales tax
- **Preliminary city tax rate of 33.216%**
  - Second lowest rate the city has experienced in over ten years
  - In 2023 the council shifted its focus from maintaining a consistent tax rate to the costs to deliver essential city services
- **Total citywide assessed market values up 11.41% from 2023**
  - Commercial/Industrial classification up 32.84%
  - Citywide new construction of $289 million; Residential portion $194 million
  - Anoka and Ramsey County provide assessing services for Blaine
- **Median value single family property has increased by 157% in the last 11 years at $327,400**
  - Assessed values for 2013 / Pay 2014 were at their lowest during the most recent recessionary recovery

2024 Proposed Budget Highlights

- Commitment to City Operated Policing
  - One of the largest city operated departments in the North Metro; addition of two new full-time Patrol Officers
  - Deployment of body-worn cameras, squad cameras, and tasers for all officers (including CSO's)
  - Ten replacement vehicles to maintain the city fleet and ensure delivery of this critical service
- Investment in Fire and Emergency Services
  - Transitioning to a duty crew staffing model for Spring Lake Park, Blaine, and Mounds View Fire Department (SBM)
  - Furthering regional approach with Spring Lake Park and Mounds View (SBM Fire)
  - Prefunding of core capital equipment
- Investment in City Facilities, Equipment, Roads, Trails, Open Spaces, and Parks
  - Working to complete a new band shell at Aquatore Park; this $4 million project expected to be fully constructed by 2024
  - Replacing 4 playgrounds and 2 park shelters, maintaining 789.9 acres of open space, and rehabilitating 1.8 miles of trails
  - Establishing a dedicated levy to begin prefunding the purchase of capital equipment
- Promoting Strategic Redevelopment
  - 105th Avenue Master Plan
  - Northtown Planning Study
- Ensuring equitable compensation for all city staff (recruitment & retention)
- Blaine continues to receive no local government aid

City of Blaine, Minnesota
Standard & Poor's Credit Rating

AAA

- *"**Strong budgetary performance, with operating surpluses over the last three years, supporting consistently very strong reserves and overall liquidity**."*
- *"Very strong management, with strong financial management policies and practices under our Financial Management Assessment (FMA) methodology…"*
- *"Very strong economy, despite recent changes to the city's former leading taxpayer, Northtown Mall…"*
- *"Weak debt and contingent liability profile, compared with previous strong levels, due to slightly slowed debt amortization with the addition of Blaine's tentative future debt plans…"*
- *"We expect Blaine will maintain balanced operations while absorbing much of this additional debt, given a significant amount of this debt is expected to be self-supported by utility and other non-levy revenues."*

Valuation Changes and Tax Impacts

Section 2 of 6

Assessing Responsibility and Process

- Anoka and Ramsey County provide assessing services for Blaine.
- Minnesota statutes establish specific requirements for the assessment of property. The law requires that all real property be valued at market value, which is defined as the usual or most likely selling price as of the January 2nd assessment date.
- The estimated market values established through the 2023 assessment are based upon actual real estate market trends of Anoka and Ramsey County properties from **October 1, 2021 through September 30, 2022**. The 2023 assessed values are then used to calculate taxes payable for 2024.

Blaine Assessed 2023 Pay 2024 Est Market Values

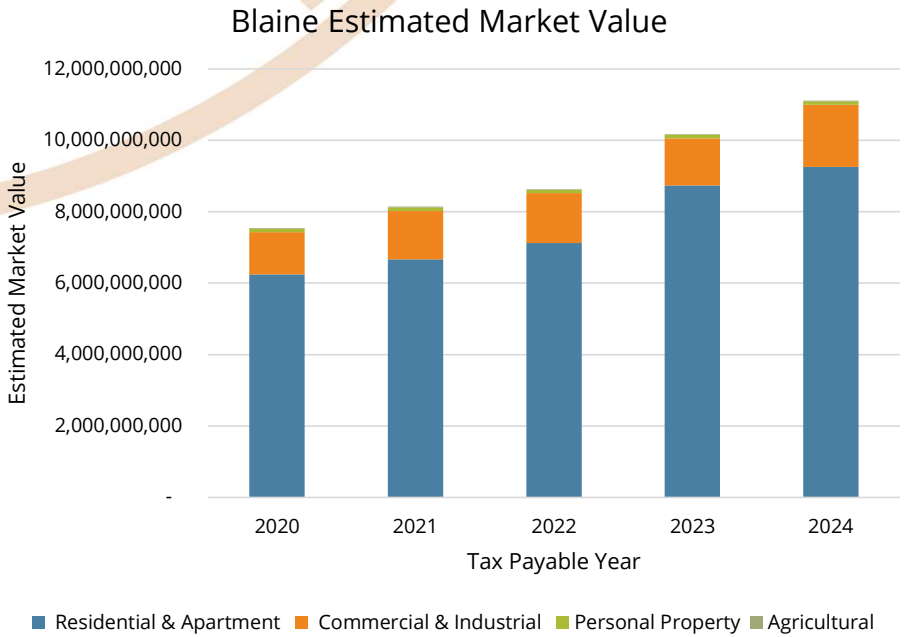
Property Type	'22 p '23 Total Value	'23 p '24 Total New Construction	'23 p '24 Total Appreciation	'23 p '24 Total Value	'23 to '24 % Chg
Residential*	$8,193,569,200	$193,694,900	$354,415,600	$8,741,679,700	6.69%
Personal Property	$95,211,200	$-	$10,332,800	$105,544,000	10.85%
Agricultural	$15,156,600	$21,600	$1,673,100	$16,851,300	11.18%
Apartments	$454,294,600	$44,751,300	$93,922,100	$592,968,000	30.52%
Commercial/Industrial	$1,404,269,000	$59,631,500	$401,525,900	$1,865,426,400	32.84%
Total	$10,162,500,600	$298,099,300	$861,869,500	$11,322,469,400	11.41%

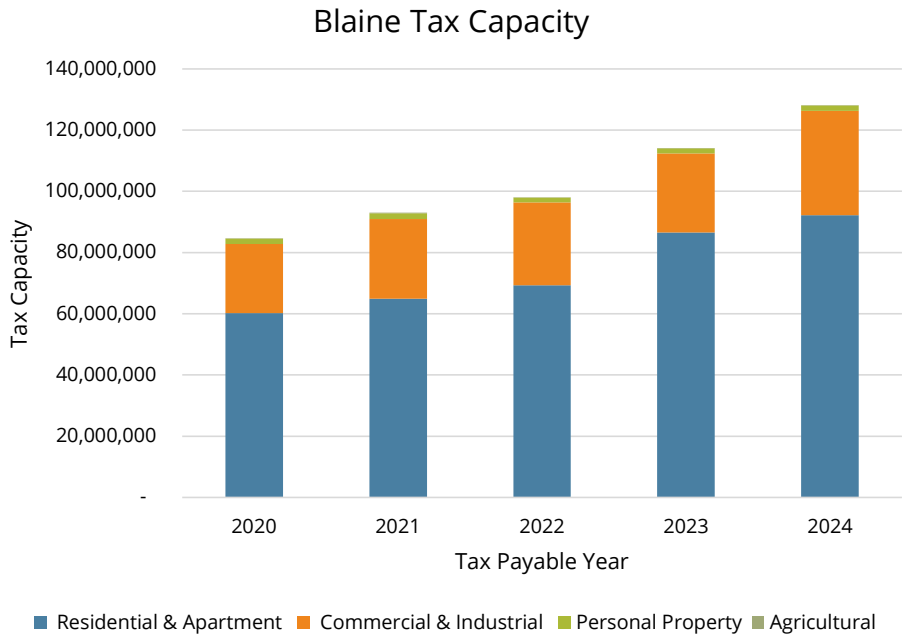
** Residential Property includes single-family, duplexes, triplexes, condos and townhomes*

** All data is from 2023 Anoka and Ramsey County*

Blaine Five Year Valuation Trends

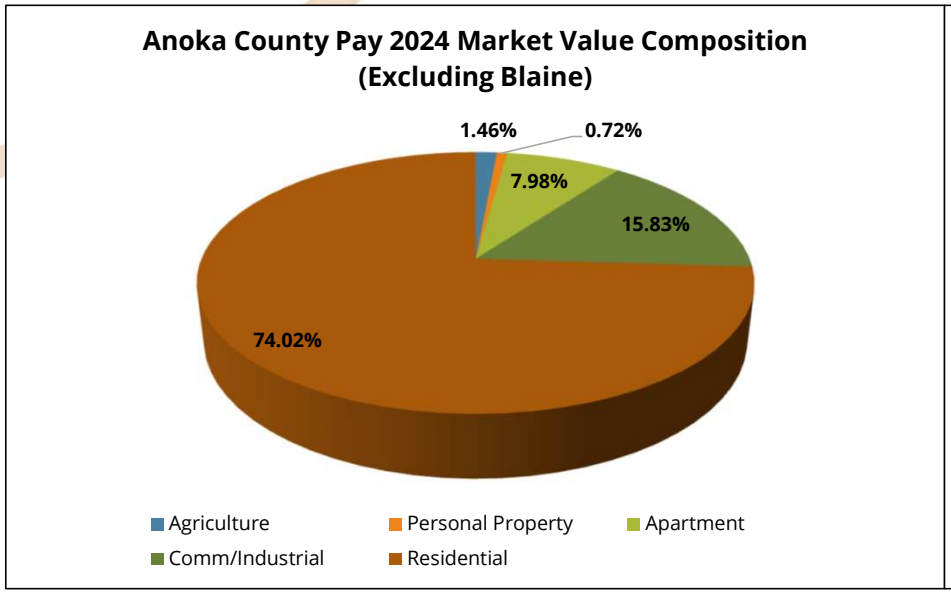
While the total value increase slowed for 2024, the annual increase remains strong compared to recent trends

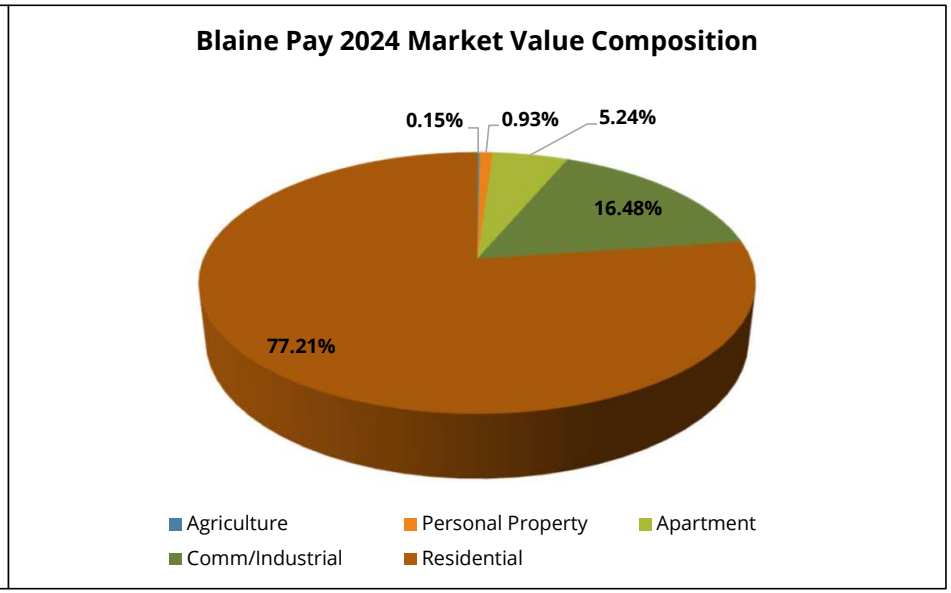




Blaine Prelim Pay 2024 Classification Comparison

Blaine's 2024 market value composition is in line with Anoka County, with slight variations in residential and apartment tax classifications

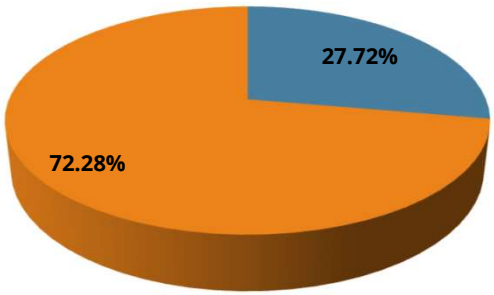




Residential Market Drivers for Pay 2024

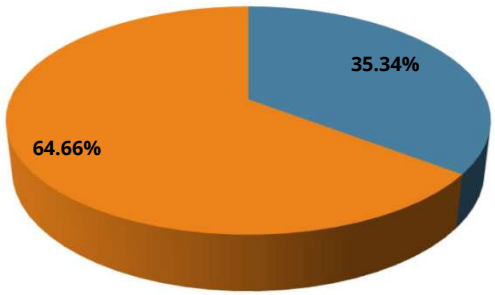
Market Values are changed by either new construction or appreciation of existing properties. Over 1/3 of the value increase for residential property in Blaine is a result of new construction

Anoka County Pay 2024 Market Value Drivers Excluding Blaine (4.3% MV Increase for Pay 2024)



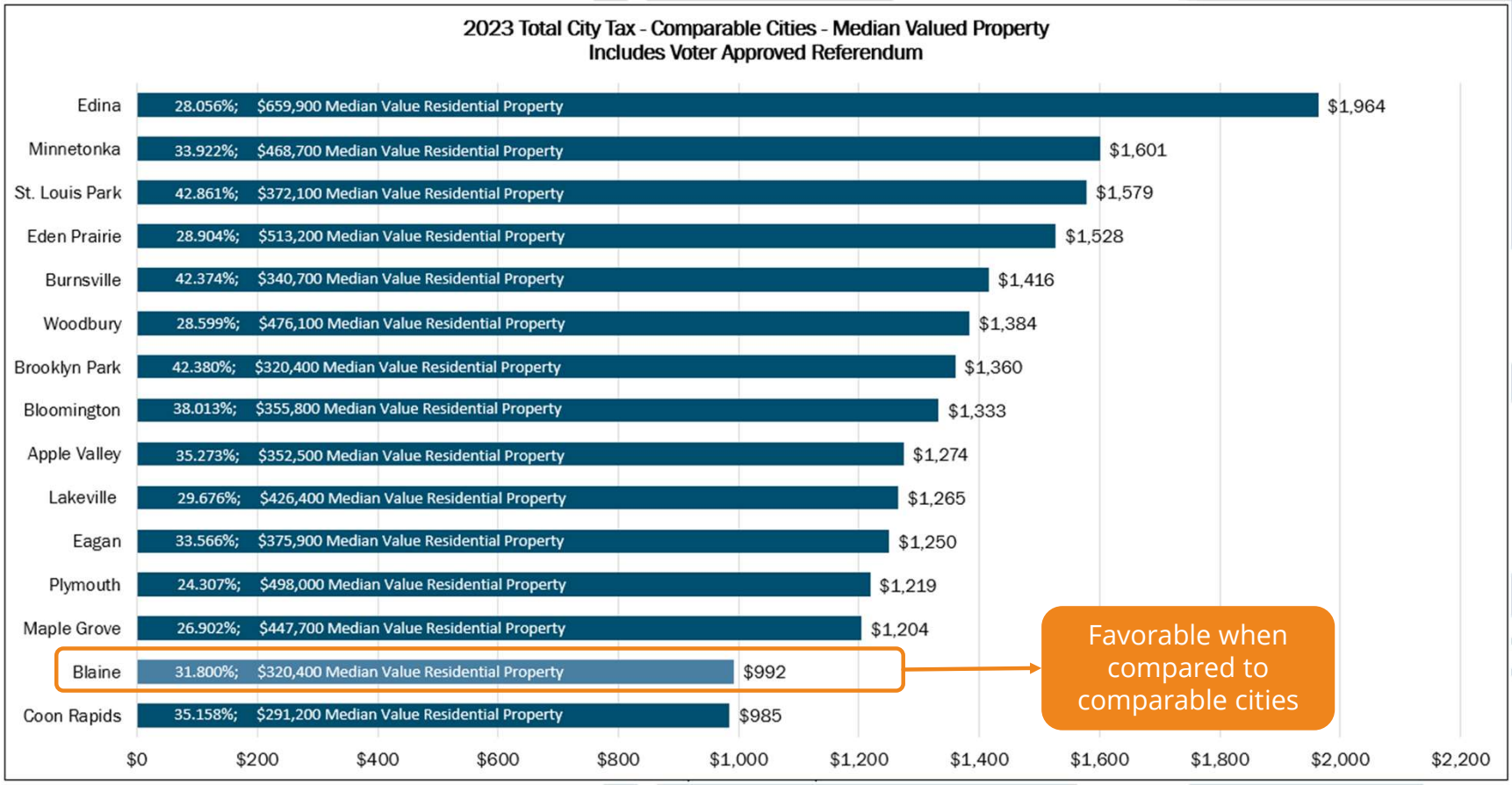
AY 2023 New Construction AY 2023 Appreciation

Blaine Pay 2024 Market Value Drivers (6.7% MV Increase for Pay 2024)



AY 2023 New Construction AY 2023 Appreciation

Pay 2023 Taxes – Comparable Cities



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2023 Tax Statement

Statement Includes All Taxing Jurisdictions

- 6. Anoka County
- 7. County Public Safety System
- **8. Blaine**
- 10. SLP School District
- 11. Special Taxing Authorities
  - A. Metropolitan Special Taxing Districts:
    - Met Council, Metro Transit District, Metro Mosquito
  - B. Other Special Taxing Districts:
    - Watershed & Blaine EDA
- 14. Solid Waste Management Charge

Anoka County
Property Records and Taxation
2100 3rd Avenue
Anoka, MN 55303
(763) 323-5400
www.anokacountymn.gov

TAX STATEMENT **2023**
2022 Values for Taxes Payable in

Property ID Number: [redacted]

Taxpayer(s): [redacted]

Property Description: [redacted]

[redacted]
TCA: 10016A
Owner(s): [redacted]

	VALUES & CLASSIFICATIONS		
Step 1	**Taxes Payable Year:**	**2022**	**2023**
	Estimated Market Value:	265,800	323,400
	Homestead Exclusion:	13,318	8,134
	Taxable Market Value:	252,482	315,266
	New Improvements:		
	Property Classification:	RES HSTD	RES HSTD
	Sent in March 2022		
Step 2	**PROPOSED TAX**		
	Proposed Tax:		3,174.92
	Sent in November 2022		
Step 3	**PROPERTY TAX STATEMENT**		
	First half Taxes:		1,596.13
	Second half Taxes:		1,596.13
	Total Taxes Due in 2023 :		3,192.26

$$$ REFUNDS?

You may be eligible for one or even two refunds to reduce your property tax. Read the back of this statement to find out how to apply.

Taxes Payable Year:		**2022**	**2023**
1. Use this amount on Form M1PR to see if you are eligible for a homestead credit refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible. ☐			3,168.24
2. Use these amounts on Form M1PR to see if you are eligible for a special refund.		2,963.50	
Property Tax and Credits			
3. Property taxes before credits		2,963.50	3,168.24
4. Credits that reduce property taxes	A. Agricultural and rural land credits	0.00	0.00
	B. Other credits	0.00	0.00
5. PROPERTY TAXES AFTER CREDITS		2,963.50	3,168.24
Property Tax by Jurisdiction			
6. County	A. General county levy	738.68	762.28
	B. Regional rail authority	8.88	9.64
7. County/municipal public safety system		9.08	9.40
8. City or town		886.60	1,002.66
9. State general tax		0.00	0.00
10. School district 0016	A. Voter approved levies	590.22	685.40
	B. Other local levies	621.00	574.62
11. Special taxing districts	A. Metropolitan special taxing districts	55.50	59.40
	B. Other special taxing districts	53.54	64.84
	C. Tax increment	0.00	0.00
	D. Fiscal disparity	0.00	0.00
12. Non-school voter-approved referenda levies		0.00	0.00
13. Total property tax before special assessments		2,963.50	3,168.24
Special Assessments			
14. Special Assessments	A. Solid waste management charge	24.02	24.02
	B. All other special assessments	0.00	0.00
	C. Contamination tax	0.00	0.00
15. TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS		2,987.52	3,192.26

Printed 12/15/2023

2023 Distribution of Taxes Paid by Sample Parcel

ISD 16
39.5%

City of Blaine
31.4%

Anoka County
25.2%

Other Special Taxing Districts
2.0%

Metropolitan Special Taxing Districts
1.9%

EMV = $323,400; Located in SLP School District and Coon Creek WSD

Proposed Budget and City Based Property Tax Levy

Section 3 of 6

Strategic Planning

- In early 2023, the city engaged in a strategic planning process to update existing priorities that were established in 2020
- The plan consists of six strategic priorities - the issues of greatest importance to the city over the next four years
- *The strategic priorities serve as a roadmap, ensuring proposed investments reflect council policy direction*

City of Blaine Core Services

Public Safety

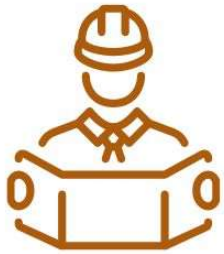
Public Works

Parks and Recreation

Community Development

Financial Oversight

Administration



Engineering

2024 Budgeted General Fund Revenues

General Fund	2020 Actual	2021 Actual	2022 Actual	2023 Budget	2024 Budget
Operating Revenues					
Taxes	25,899,131	27,948,205	29,298,176	31,712,000	36,385,585
Charges for Services	5,047,891	5,625,773	5,602,152	5,124,400	5,109,300
Licenses & Permits	2,298,452	3,000,386	3,207,554	2,874,500	2,823,200
Intergovernmental	1,661,378	1,844,612	1,878,710	1,626,000	1,945,000
Fines & Forfeitures	159,705	228,787	201,678	220,500	193,000
Miscellaneous	54,663	60,018	129,845	60,000	163,500
Investment Earnings	167,010	(180,734)	(750,207)	150,000	150,000
Other Financing Sources	2,792,767	-	23,023	-	122,400
Total operating revenues	**38,080,997**	**38,527,047**	**39,590,931**	**41,767,400**	**46,891,985**
Difference from previous actual/budget	14.6%	1.2%	2.8%	5.5%	12.3%

Decreasing Licenses & Permits due to building construction activity

Intergovernmental and Miscellaneous increasing due to a grant for the Victim Services Specialist position and an increase in state aid

2024 Budgeted General Fund Expenditures

General Fund	2020 Actual	2021 Actual	2022 Actual	2023 Budget	2024 Budget
OPERATING EXPENDITURES					
Legislative	427,695	447,585	462,763	467,760	475,163
Administration	2,095,817	2,028,983	2,445,181	2,644,360	3,055,883
Finance, IT, & Risk Management*	2,924,400	3,230,577	3,433,394	3,438,850	3,712,785
Safety Services	13,216,729	14,120,231	15,322,128	17,595,390	20,402,622
SBM Fire Services	2,202,928	2,201,800	2,281,120	2,361,320	2,598,085
Public Works	5,966,292	6,420,663	7,135,658	8,493,910	9,039,867
Engineering & GIS	1,124,459	1,188,236	1,339,262	1,878,450	2,110,861
Recreation	864,960	1,175,472	1,409,447	1,476,890	1,617,958
Community Development	2,172,361	2,191,429	2,559,352	2,791,680	2,937,883
General	450,400	411,687	431,083	435,000	623,758
Transfer - Excess Fund Balance	1,700,000	6,275,000	3,400,000	-	-
Total operating expenditures	**33,146,041**	**39,691,663**	**40,219,388**	**41,583,610**	**46,574,865**
Difference from previous actual/budget	-1.2%	19.7%	1.3%	3.4%	12.0%

** GIS is included under finance from 2020-2022; moved to Engineering in 2023*

63% of the overall increase is related to public safety (Police, Fire, Community Standards)

Understanding Your Property Tax

- Property taxes do not have a set rate like income or sales taxes.
- With property taxes, taxing jurisdictions determine the dollar amount to raise from property taxes. This is called the “levy.”
- The levy is divided by the total value of the property in the taxing jurisdiction, the “tax base,” to arrive at a tax rate.
- The tax rate is multiplied by the value of each individual parcel to determine each parcel’s share of property taxes.

2024 Levy Components for the City of Blaine

- The 10-year average annual levy change (2015 to 2024) is 9.73%
- The debt levy is increasing due to the city's commitment to investing in critical infrastructure
- The capital equipment levy is proposed to assist with prefunding the replacement of vehicles & equipment in lieu of debt

Levy Component	2015 Budget	2023 Budget	2024 Budget	2023 to 2024 % Change	2015 to 2024 10-Year Avg Annual Change
General Fund	18,647,265	31,712,000	36,385,585	14.74%	9.51%
Capital Equipment	-	-	100,000	N/A	N/A
Debt	2,846,610	4,800,000	6,324,015	31.75%	12.22%
Parks and Trails	-	500,000	-	-100.00%	N/A
Transportation (Pavement Management)	250,000	100,000	100,000	0.00%	-6.00%
Total	**21,743,875**	**37,112,000**	**42,909,600**	**15.62%**	**9.73%**

Alternate Revenue Sources – Comparable Cities

City	Local Government Aid (2024)	Electric Franchise Fee - Residential	Gas Franchise Fee - Residential	Local Option Sales Tax	Municipal Liquor Transfer (2022)
Apple Valley	No	2.00%	No	No	$850,000
Blaine	**No**	**No**	**No**	**No**	**No**
Bloomington	Yes	$5.95	$5.95	0.50%	No
Brooklyn Park	Yes	$7.00	$7.00	No	No
Burnsville	Yes	$4.00	$4.00	No	No
Coon Rapids	Yes	4.00%	4.00%	No	No
Eagan	No	$1.85	$1.85	No	No
Eden Prairie	No	$6.50	$4.00	No	$800,000
Edina	No	$2.90	$2.90	0.50%	$1,000,000
Lakeville	No	No	No	No	$1,295,451
Maple Grove	No	No	No	0.50%	No
Minnetonka	No	$4.50	$4.50	No	No
Plymouth	No	$2.52	$2.52	No	No
St. Louis Park	Yes	$6.75	$6.75	No	No
Woodbury	No	$3.25	$1.75	No	No

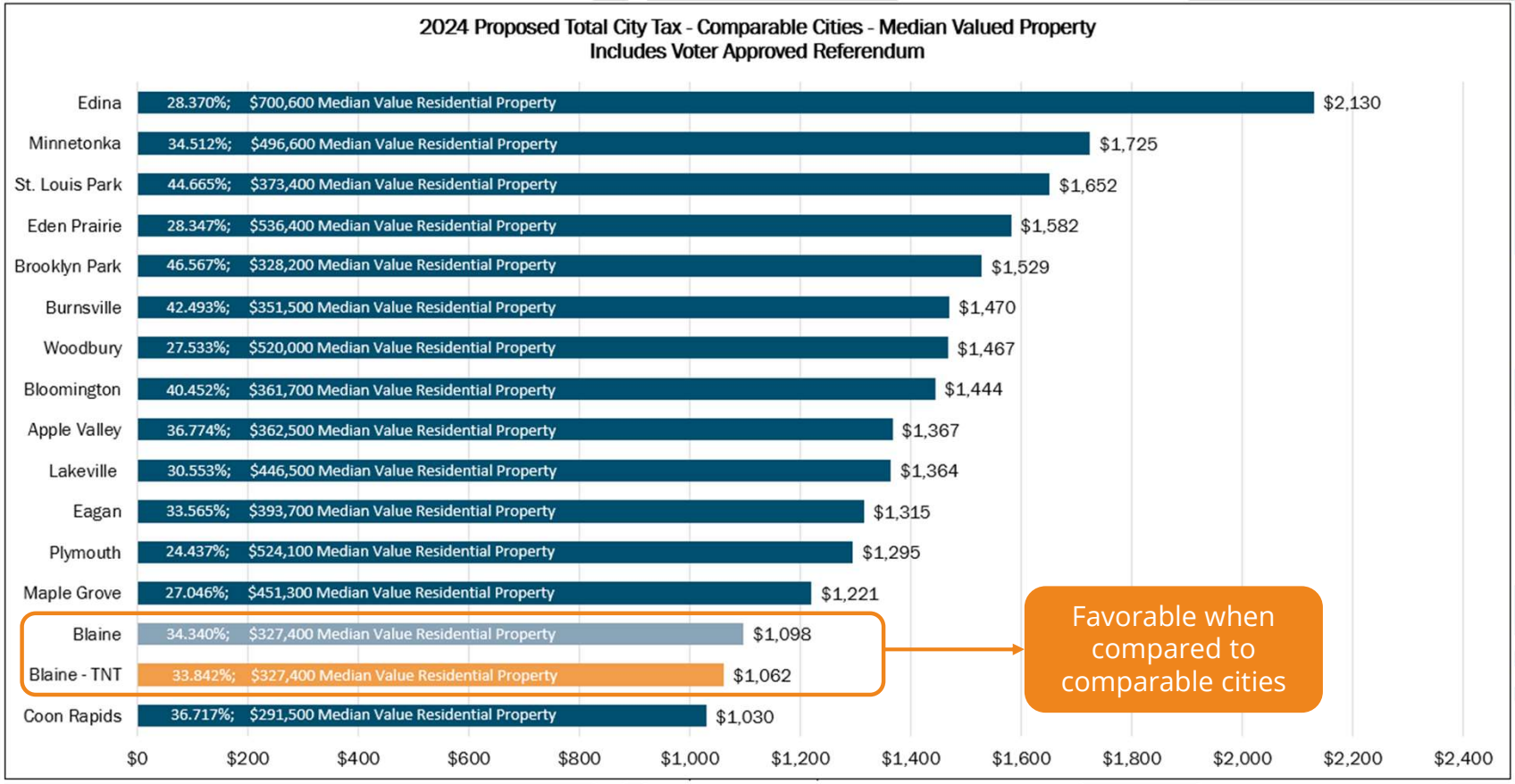
Many other cities rely on other funding sources/taxes/aids to fund government operations

Calculating Median Value Single Family Home 2024 TNT Tax Bill

Market Value	Less Market Value Exclusion	= Taxable Value
$327,400	- $7,774	= $319,626

Taxable Value	Times Class Tax Rate	= Property Tax
$319,626	x 33.216%	= $1,062

Preliminary Pay 2024 Taxes – Comparable Cities



Printed 12/15/2023

Proposed 2024 Levy Impact on City/EDA Taxes

CITY OF BLAINE EST. PROPERTY TAXES - PAYABLE 2024 CITY/EDA PORTION OF TAXES ONLY				
TAX IMPACT FOR SINGLE FAMILY HOME WITH VALUE INCREASING 2.18% (THE MEDIAN INCREASE) $5,797,600 or 15.62% Total CITY Levy Increase $0 or 0.00% Total EDA Levy Increase				
Pay Year	**Final - 2023**	**Prelim Levy - 2024**	**TNT - 2024**	**'23 to TNT '24**
Market Value	320,400	327,400	327,400	2.18%
Market Value Exclusion	(8,404)	(7,774)	(7,774)	-7.50%
Taxable Market Value	311,996	319,626	319,626	2.45%
Tax Capacity	3,120	3,196	3,196	
Tax Capacity Rates:				
City	31.800%	34.340%	33.216%	4.45%
EDA	0.880%	0.759%	0.759%	-13.75%
Property Taxes:				
City	992.16	1,097.51	1,061.58	69.42
EDA	27.46	24.26	24.26	(3.20)
Total	1,019.62	1,121.77	1,085.84	$ 66.22
			City	7.00%
			EDA	-11.65%
			Total	6.49%

City Levy

- 15.62% Increase

Property Value

- 2.18% Increase

City Tax Bill

- 7.00% Increase

Based on Preliminary Values provided by Anoka & Ramsey County

Printed 12/15/2023

2024 TNT Levy Allocation

Monthly Distribution of City Taxes ($88.47)

On Median Value Single Family Property in Blaine - $327,400

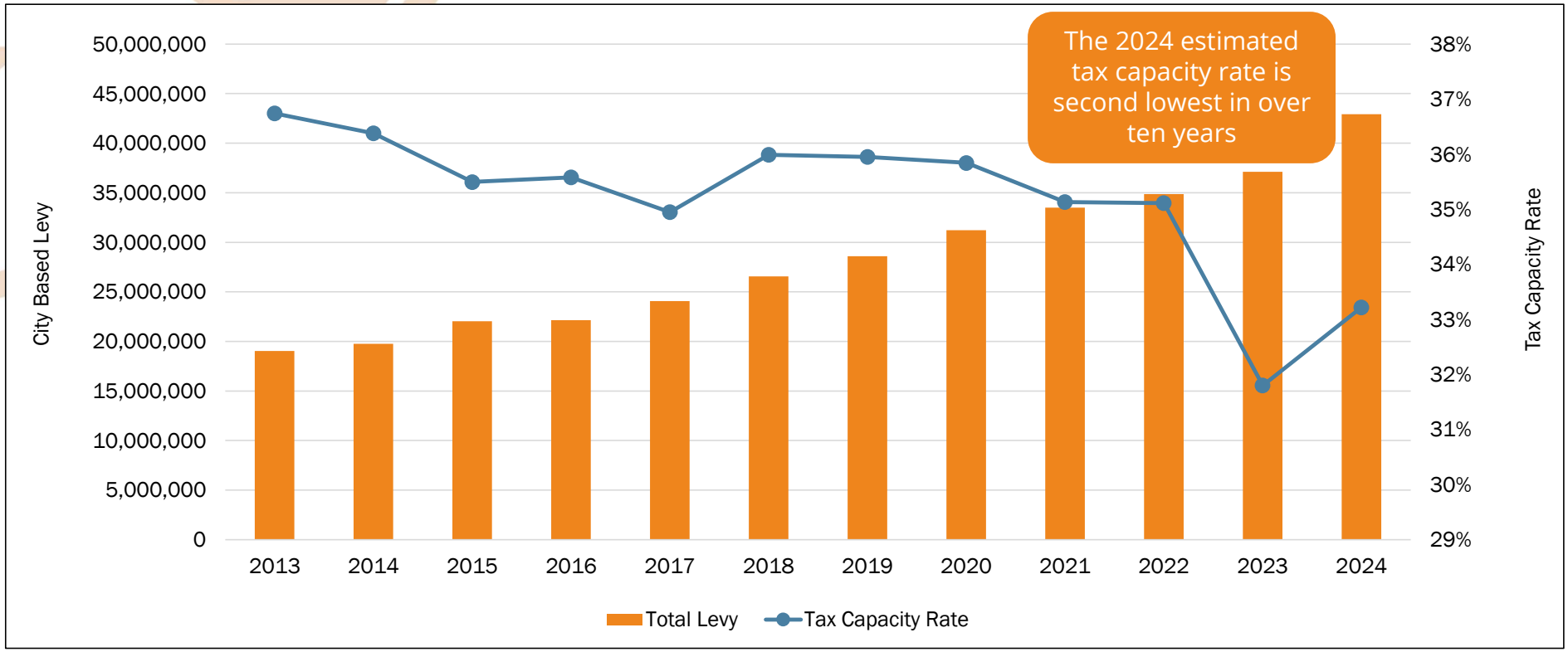
Safety Services	Public Works & Recreation	Capital & Debt	Finance/IT/Risk Management	General Government	Engineering /GIS
$40.48	$17.27	$13.45	$7.03	$6.29	$3.95

Slide 32

Assessed Median Value Single Family City Tax Trends

(Year = Pay Year)

Tax Capacity Rate and Total City Levy Trends



Truth in Taxation Statement

Section 4 of 6

Truth-in-Taxation Notices

- Staff has received 1 public inquiry regarding the Truth-in-Taxation Notice as of December 15
  - The question was about the city's preliminary tax levy increase
- Notices are required to be mailed between November 11 and November 24
  - Also available online for (Anoka and Ramsey County)
- Cities with a population over 500, counties, school districts, the Metropolitan Council, the Metropolitan Airports Commission, the Metropolitan Mosquito Control District, and any applicable regional library authority are required to hold public meetings to discuss the property tax levy between November 25 and December 28

TNT Notices

- Truth in Taxation (TNT) Notice – Includes both Estimated Market Value and Taxable Market Value
- TNT Notice includes preliminary taxes for all jurisdictions
- TNT Notice does not include impacts of voter approved referendums in current year

ANOKA COUNTY

Anoka County
Property Records and Taxation
2100 3rd Avenue
Anoka, MN 55303
(763) 323-5400
www.anokacountymn.gov

TAXPAYER(S):

Property Information

Property Description:

TCA: 10016A
Owner(s):

PROPOSED TAXES 2024

THIS IS NOT A BILL. DO NOT PAY.

Step 1 — VALUES AND CLASSIFICATION

Taxes Payable Year:	2023	2024
Estimated Market Value	$323,400	$327,700
Homestead Exclusion	$8,134	$7,747
Other Exclusion/Deferrals	$0	$0
Taxable Market Value	$315,266	$319,953
Class	RES HSTD	RES HSTD

Step 2 — PROPOSED TAX

Property Taxes before credits	$3,294.60
School building bond credit	
Agricultural market value credit	
Other credits	
Property Taxes after credits	$3,294.60

Step 3 — PROPERTY TAX STATEMENT
Coming in 2024

The time to provide feedback on PROPOSED LEVIES is NOW

It is too late to appeal your value without going to Tax Court.

Proposed Property Taxes and Meetings by Jurisdiction for Your Property

Contact Information	Meeting Information	Actual 2023	Proposed 2024	
STATE GENERAL TAX	NO PUBLIC MEETING	$0.00	$0.00	
COUNTY OF ANOKA 2100 3RD AVE ANOKA, MN 55303 WWW.ANOKACOUNTYMN.GOV/ 763-323-5400	GOVERNMENT CENTER COUNTY BOARD ROOM - 7TH FLOOR NOVEMBER 30, 2023 - 6:00PM (DISCUSS COUNTY PORTION)			
GENERAL COUNTY LEVY		$762.28	$859.94	
REGIONAL RAIL AUTHORITY		$9.64	$0.00	
COUNTY/MUNICIPAL PUBLIC SAFETY SYSTEM		$9.40	$0.00	
CITY OF BLAINE 10801 TOWN SQUARE DRIVE NE BLAINE, MN 55449 WWW.BLAINEMN.GOV 763-784-6700	CITY HALL COUNCIL CHAMBERS 10801 TOWN SQUARE DR NE DECEMBER 18, 2023- 7:00PM (DISCUSS CITY PORTION)	$1,002.66	$1,098.88	
SPRING LAKE PARK SCHOOL DIST #16 1415 81ST AVE NE SPRING LAKE PARK, MN 55432 WWW.SPRINGLAKEPARKSCHOOLS.ORG 763-600-5031	DISTRICT SERVICES CENTER DECEMBER 12, 2023 - 7:00PM (DISCUSS SD PORTION)			
VOTER APPROVED LEVIES		$685.40	$647.82	
OTHER LEVIES		$574.62	$544.38	
METROPOLITAN SPECIAL TAX DISTS 390 ROBERT ST N SAINT PAUL, MN 55101 WWW.METROCOUNCIL.ORG/BUDGET 651-602-1738	COUNCIL CHAMBERS 390 ROBERT ST N ST. PAUL, MN 55101 DECEMBER 13, 2023 - 6:00PM (DISCUSS METRO PORTION)	$59.40	$60.84	
OTHER SPECIAL TAX DISTRICTS	NO MEETING REQUIRED	$64.84	$82.74	
TAX INCREMENT	NO MEETING REQUIRED	$0.00	$0.00	
FISCAL DISPARITY	NO MEETING REQUIRED	$0.00	$0.00	
TOTAL EXCLUDING ANY SPECIAL ASSESSMENTS		**$3,168.24**	**$3,294.60**	**3.99 %**

Truth in Taxation Notice

- Includes:
  - Estimated market Value
  - Homestead exclusion (if applicable)
  - Other exclusions/deferrals (if applicable)
  - Taxable market value
  - Property classification
- Sample parcel's pay 2024 value is $300 more than city median & increasing by 1.3%
- Citywide residential median increase is 2.18% for pay 2024

PROPOSED TAXES 2024

THIS IS NOT A BILL. DO NOT PAY.

Step 1

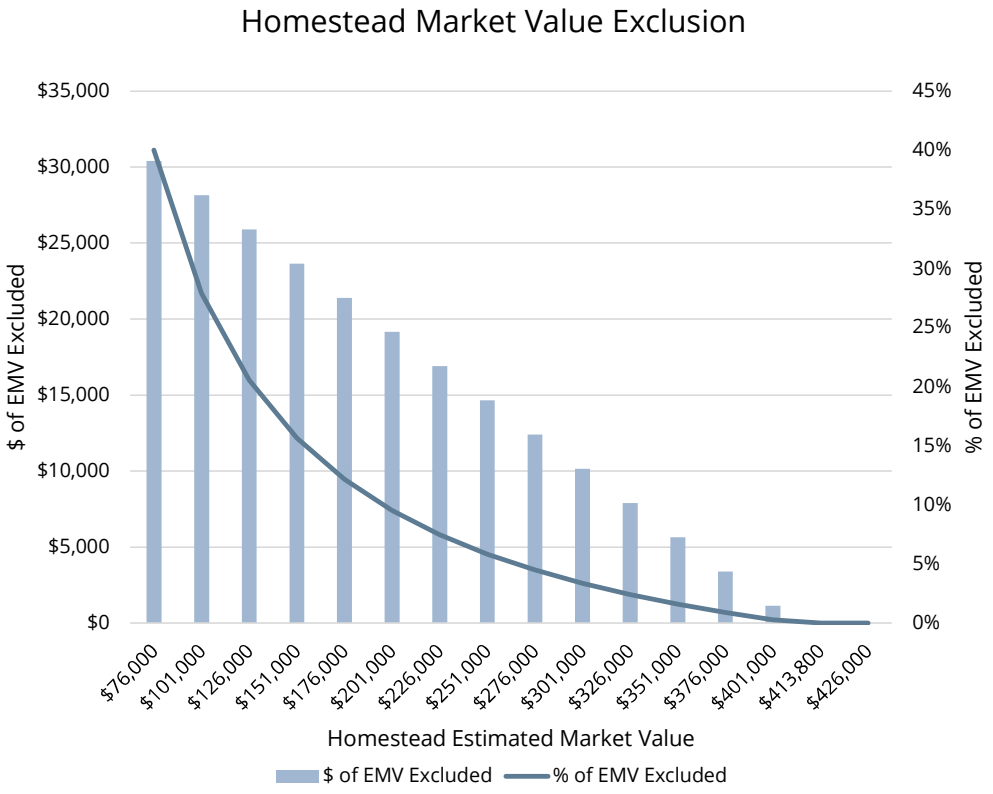
VALUES AND CLASSIFICATION

Taxes Payable Year:	2023	2024
Estimated Market Value	$323,400	$327,700
Homestead Exclusion	$8,134	$7,747
Other Exclusion/Deferrals	$0	$0
Taxable Market Value	$315,266	$319,953
Class	RES HSTD	RES HSTD

Homestead Market Value Exclusion (HMVE)

- HMVE is 40% of property value up to $76,000
  - Max exclusion = (40% x $76,000 = $30,400)
  - Reduced by 9% of value over $76,000
- What does this mean for EMV home?
  - EMV for taxes payable 2023 = $323,400
  - EMV for taxes payable 2024 = $327,700
  - EMV Increase of $4,300
  - HMVE reduction of $387 ($8,134 v. $7,747)

HMVE will be 40% of property value up to $95,000 for 2025 taxes
Max exclusion = (40% x $95,000 = $38,000)



Tax Class Rates – 2023 Taxes Payable

- Property in Minnesota is classified according to its use on January 2 of each year.
  - If not in use, it is classified according to it's most probable use
- Generally, there are four basic classes of property in the seven-county metro area.
- The 4d class rate will be fully at 0.25% class rate for Taxes Payable 2025
  - 2023 Omnibus Tax Bill

Class	Property Type (major property types only)	Class Rate	Subject to State Tax?	Subject to School Operating Referendum Levies?
1	**Homestead**			
1a	Residential homestead			
	Up to $500,000	1.00%	No	Yes
	Over $500,000	1.25%	No	Yes
2	**Agricultural**			
2a	Agricultural homestead			
	House, garage, & 1 acre: up to $500,000	1.00%	No	Yes
	House, garage, & 1 acre: over $500,000	1.25%	No	Yes
	Agricultural land & buildings			
	Up to $1,890,000	0.50%	No	No
	Over $1,890,000	1.00%	No	No
2b	Agricultural nonhomestead	1.00%	No	No
2c	Nonhomestead rural vacant land	1.00%	No	No
3	**Commercial/Industrial/Public Utility**			
3a	Commercial/Industrial/Public Utility			
	Up to $150,000	1.50%	Yes*	Yes
	Over $150,000	2.00%	Yes*	Yes
	Electric generation attached machinery	2.00%	No	Yes
4	**Other residential**			
4a	Apartments (4 or more units)	1.25%	No	Yes
4bb	Residential nonhomestead single unit:			
	Up to $500,000	1.00%	No	Yes
	Over $500,000	1.25%	No	Yes
4b	Residential nonhomestead 2-3 unit and undeveloped land	1.25%	No	Yes
4c	Seasonal recreational residential (noncommercial):			
	Up to $500,000	1.00%	Yes**	No
	Over $500,000	1.25%	Yes**	No
4d	Low-income apartments:			
	Up to $100,000 per unit	0.75%	No	Yes
	Over $100,000 per unit	0.25%	No	Yes

* Subject to state general tax at commercial-industrial rate.
** Subject to state general tax at seasonal recreational rate.

Truth in Taxation Notice – Proposed Taxes

- Truth in Taxation Notice includes proposed taxes for each jurisdiction. These levies can be reduced, but not increased.
- TNT Notice also includes tax and budget meeting location dates/times.
- Total proposed taxes for this property are up $126.36 or 3.99% from 2023.
- **Preliminary Levy = Up $96.22 or 9.60%**
- **TNT Levy = Up $60.23 or 6.01%**

Proposed Property Taxes and Meetings by Jurisdiction for Your Property

Contact Information	Meeting Information	Actual 2023	Proposed 2024	
STATE GENERAL TAX	NO PUBLIC MEETING	$0.00	$0.00	
COUNTY OF ANOKA 2100 3RD AVE ANOKA, MN 55303 WWW.ANOKACOUNTYMN.GOV/ 763-323-5400	GOVERNMENT CENTER COUNTY BOARD ROOM - 7TH FLOOR NOVEMBER 30, 2023 - 6:00PM (DISCUSS COUNTY PORTION)	11.40%		
GENERAL COUNTY LEVY		$762.28	$859.94	
REGIONAL RAIL AUTHORITY		$9.64	$0.00	
COUNTY/MUNICIPAL PUBLIC SAFETY SYSTEM		$9.40	$0.00	
CITY OF BLAINE 10801 TOWN SQUARE DRIVE NE BLAINE, MN 55449 WWW.BLAINEMN.GOV 763-784-6700	CITY HALL COUNCIL CHAMBERS 10801 TOWN SQUARE DR NE DECEMBER 18, 2023- 7:00PM (DISCUSS CITY PORTION)	$1,002.66 9.60%	$1,098.88 TNT **6.01%**	
SPRING LAKE PARK SCHOOL DIST #16 1415 81ST AVE NE SPRING LAKE PARK, MN 55432 WWW.SPRINGLAKEPARKSCHOOLS.ORG 763-600-5031	DISTRICT SERVICES CENTER DECEMBER 12, 2023 - 7:00PM (DISCUSS SD PORTION)	-5.37%		
VOTER APPROVED LEVIES		$685.40	$647.82	
OTHER LEVIES		$574.62	$544.38	
METROPOLITAN SPECIAL TAX DISTS 390 ROBERT ST N SAINT PAUL, MN 55101 WWW.METROCOUNCIL.ORG/BUDGET 651-602-1738	COUNCIL CHAMBERS 390 ROBERT ST N ST. PAUL, MN 55101 DECEMBER 13, 2023 - 6:00PM (DISCUSS METRO PORTION)	$59.40 2.42%	$60.84	
OTHER SPECIAL TAX DISTRICTS	NO MEETING REQUIRED	$64.84	$82.74	
TAX INCREMENT	NO MEETING REQUIRED	27.61% $0.00	$0.00	
FISCAL DISPARITY	NO MEETING REQUIRED	$0.00	$0.00	
TOTAL EXCLUDING ANY SPECIAL ASSESSMENTS		**$3,168.24**	**$3,294.60**	**3.99 %**

Supplemental Budget Information Insert

- New for the 2023 Proposed Property Tax Notice, state law required a Supplemental Budget Information Form to be mailed with the Proposed Property Tax Notice. During the 2023 Legislative session, several provisions were modified, which has resulted in simplified reporting requirements for the 2024 Proposed Property Tax Notices. The law:
  - Removes most of the requirements that went into effect for taxes payable 2023.
  - Requires that each jurisdiction's website be listed on the statement, if they have a website.
  - Requires that the overall change in levy for the county, each city in the county, and each school district in the county be included on the statement.

Supplemental Budget Information Insert

- Last page of proposed tax statement shows each taxing authority's:
  - Actual 2023 levy
  - Proposed 2024 levy
  - Percent change from 2023 to 2024
- The following may not be included
  - Upcoming referenda
  - Voter-approved levy increases
  - Special Assessments
- City of Blaine
  - Proposed Levy = $44,222,501 or up 19.16% compared to 2023
  - TNT Levy = $42,909,600 or up 15.62% compared to 2023
  - **TNT Levy = 18.46% less than Proposed Levy**

How Can You Learn More?

The time of provide feedback on proposed levies is now.

You are invited to attend budget meetings to express your opinion.

Levy information is provided by the county, city, and school district. It compares two years for those jurisdictions. For more information, contact the county, city, or school district directly or visit their websites.

Levy amounts impact the taxes owed for your property. Additional factors that may impact your property tax amount include changes to taxable market value, improvements made to the property, and changes in special programs, such as the homestead market value exclusion.

Levy Information

Taxing Authority	Actual 2023	Proposed 2024	Percent Change
COUNTY OF ANOKA	$143,677,676	$163,841,309	14.03%
CITY OF ANDOVER	$17,073,084	$18,097,274	6.00%
CITY OF ANOKA	$8,295,505	$10,278,223	23.90%
CITY OF BETHEL	$250,989	$277,543	10.58%
CITY OF BLAINE	$37,112,000	$44,222,501	19.16%
CITY OF CENTERVILLE	$2,919,880	$3,032,321	3.85%
CITY OF CIRCLE PINES	$3,031,866	$3,049,945	0.60%
CITY OF COLUMBIA HEIGHTS	$16,028,200	$17,373,000	8.39%
CITY OF COLUMBUS	$4,233,069	$4,232,386	-0.02%
CITY OF COON RAPIDS	$33,314,830	$35,580,233	6.80%
CITY OF EAST BETHEL	$6,090,100	$6,213,600	2.03%
CITY OF FRIDLEY	$19,620,870	$20,577,799	4.88%
CITY OF HAM LAKE	$6,219,957	$6,639,837	6.75%
CITY OF HILLTOP	$1,071,100	$1,233,500	15.16%
CITY OF LEXINGTON	$1,468,655	$1,604,123	9.22%
CITY OF LINO LAKES	$12,893,915	$14,120,928	9.52%
CITY OF NOWTHEN	$1,837,905	$1,936,176	5.35%
CITY OF OAK GROVE	$3,090,474	$3,843,220	24.36%
CITY OF RAMSEY	$18,235,180	$20,279,701	11.21%
CITY OF SPRING LAKE PARK	$3,965,625	$4,113,290	3.72%
CITY OF ST. FRANCIS	$5,107,690	$5,598,195	9.60%
LINWOOD TOWNSHIP	$1,775,000	$1,950,000	9.86%
ANOKA-HENNEPIN SCHOOL DIST #11	$135,865,042	$139,962,437	3.02%
CENTENNIAL SCHOOL DISTRICT #12	$26,805,893	$27,834,982	3.84%
COLUMBIA HEIGHTS SCHOOL DIST #13	$10,841,587	$12,277,952	13.25%
ELK RIVER SCHOOL DISTRICT #728	$69,384,348	$72,268,692	4.16%
FOREST LAKE SCHOOL DISTRICT #831	$31,441,392	$34,362,204	9.29%
FRIDLEY SCHOOL DISTRICT #14	$12,500,410	$13,103,266	4.82%
SPRING LAKE PARK SCHOOL DIST #16	$24,468,987	$25,115,769	2.64%
ST. FRANCIS SCHOOL DISTRICT #15	$12,760,885	$13,997,821	9.69%

Property Tax Relief Programs

Section 5 of 6

Property Tax Relief Programs

- State of Minnesota offers two programs available to owners of homestead properties and rentals
- Based on household income and property taxes paid
- Regular Property Tax Refund
  - Available to Homeowners and Renters
    - 2022 Household homeowner income limit of $128,280; maximum refund of $3,140
    - 2022 Household renter income limit of $69,520; maximum refund of $2,440
  - Full or part year residents may apply
  - May not be claimed as a dependent by others
  - Homeowners' property must be classified as homestead and have no delinquent property taxes
  - Renters must have lived in a building that paid property taxes or made payments in lieu of property taxes in 2022
- Special Property Tax Refund
  - Must have lived in your home on January 2, 2022, and January 2, 2023
  - Net property tax on your homestead increased by more than 6% from 2022 to 2023
  - Property Tax increase must have been at least $100
  - No income limit, maximum refund of $2,500
- Complete Program Information can be found at: https://www.revenue.state.mn.us/property-tax-refund

Senior Citizen Property Tax Deferral Program

- State of Minnesota Senior Citizen Property Tax Deferral Program
  - Must be 65 years old; if married, one of you is 65 or older and the other at least 62
  - Household income is $96,000 or less
  - You have lived in, owned your home, and had it classified as homesteaded for the last 5 years
  - Other liens against your property are less than 75% of the estimated market value
  - You do not have a reverse mortgage, a life estate, or any lien on your property
  - The amount of property tax you pay is limited to 3% of your total household income
  - Complete program information can be found at: https://www.revenue.state.mn.us/property-tax-deferral-senior-citizens

Action Items

Section 6 of 6

Action Items

Council

- Conduct Truth-in-Taxation (TNT) Meeting
- Allow for public input and comments

Consider resolution adopting:

- 2024 Property Tax Levy
- 2024 City Budgets

Staff

- Certify final levies to Anoka and Ramsey Counties
- Submit Truth in Taxation form to MN Department of Revenue
- Publish summary budget data for public newspaper (MN Statute 471.6965)

City of Blaine
Staff Report

File Number: ORD 23-2534

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Ordinance

Development Business - Sheila Sellman, City Planner

Agenda Item # 10.1

Second Reading
Ordinance Granting a Rezoning from Planned Office District (POD) to Development Flex (DF) at 4321 109th Avenue NE. Infinite Campus (Case File No. 23-0077/SAS)

Executive Summary

The applicant is requesting a rezoning from Planned Office District (POD) to Development Flex (DF) in order to allow for a residence in the existing headquarters. No new development is proposed.

Background

Planning Commission (Public Hearing)	11/14/23
City Council (1st Reading)	12/04/23
City Council (2nd Reading)	12/18/23
Action Deadline (60 Days)	12/17/23
Action Deadline (City Extended)	02/15/24

Staff report prepared by Sheila Sellman, City Planner

Zoning and Land Use Designation
The subject site is currently zoned Planned Office District (POD) and has a land use designation of Planned Industrial/Planned Commercial (PI/PC).

Surrounding Zoning and Uses
The site is surrounded by properties that are zoned Farm Residential (FR) and guided Park/Open Space. Lochness Park is to the north and 109th Avenue is to the south.

Existing Conditions
The site is developed with an existing office and parking structure.

History
In 2007, a conditional use permit was approved for a two-story 110,580 square foot office building. The site was developed according to those conditions. In 2015 a CUP amendment was approved for an office expansion, auditorium and single level parking structure.

Rezoning
Section 27.03 Criteria for granting zoning/comprehensive plan amendments:
The City Council may adopt amendments to the zoning ordinance, zoning map, and comprehensive plan relative to land uses within a particular district or to the location of the district lines. Zoning amendments shall only be used as a means to reflect changes in the goals and policies of the City as reflected in the comprehensive plan or changes in conditions in the City. Although there are no explicit findings that must be made in conjunction with rezoning, appropriate considerations include:

- Whether the proposed District is consistent with the Comprehensive Plan.
- How the proposed district differs from the existing district.
- How the proposed district meets the goals and polices of the City.

The proposed development meets the following criteria for the Development Flex Zoning District:
(a) That the proposal shall provide for a wider range of housing types, price ranges and styles than could be accomplished under the existing zoning;

- The proposed conditional use permit amendment includes one housing unit within the existing office building. The Planned Office District does not allow housing.

(b) That the proposal shall provide amenities and facilities and open spaces greater than the minimum requirements under existing zoning;

- While the campus is private, there is a walking trail and various wetlands and open space.

(c) That the proposed development is compatible with the purposes and intents of this ordinance and with the comprehensive plan;

- The existing development is compatible with the purposes and intents of this ordinance and with the comprehensive plan. No new development is proposed.

(d) That the proposal shall in no way be detrimental to the environment. Scenic aspects and natural features, such as streams, trees, topography, and geological features, shall be protected and preserved to the greatest extent possible;

- The site is developed and is not detrimental to the environment.

(e) That the proposal shall not impose any undue burden upon the public services and facilities, such as fire and police protection, schools, streets, water systems, sanitary sewer systems, and storm sewer systems;

- The existing development does not impose any undue burden.

(f) That the proposed development is designed in such a manner to form a desirable and unified environment within its own boundaries, and also which will not be detrimental to future land uses in the surrounding areas;

- The site is surrounded by wetlands and open space. The development was designed in a desirable manner.

(g) That the proposal be consistent with all other applicable City and State regulations.

- The proposal is consistent with all other applicable City and State regulations .

Evaluation of Request

Architecture

No new buildings are proposed. The existing building is comprised of glass, architectural precast concrete wall panels with accent banding reveals. Any future additions or buildings for this site will need to meet the following:

- Major exterior surfaces of all walls shall be face brick, stone, glass, stucco, architecturally treated concrete cast in place or pre-cast panels, decorative block, wood, or architectural metal, or approved equivalent, as determined by the City.
- Wood and metal may be used, provided that they are appropriately integrated into the overall building design.

Setbacks

No new buildings are being proposed. Any future buildings or additions must meet the following setbacks:

Building:

- Front Yard—Forty (40) feet.
- Side Yard—Fifteen (15) feet.
- Rear Yard—Twenty (20) feet.
- The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.

Parking:

- Front Yard—Twenty-five (25) feet.
- Side Yard—Ten (10) feet.
- Rear Yard—Fifteen (15) feet.
- The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.

Landscaping

No new landscaping is required or being proposed. The landscape requirements were met with the original development. Any future additions will be subject to the most current landscape code requirements.

Attachment List:
Zoning and Location Map
Narrative
Site Plan
Unapproved Planning Commission Minutes 11/14/23

Strategic Plan Relationship

Not applicable.

Board/Commission Review

The Planning Commission voted unanimously to approve the rezoning. There were no comments at the public hearing.

Financial Impact

Not applicable.

Public Outreach/Input

Notices of a public hearing were:

1. Mailed to property owners within 350 feet of the property boundaries.
2. Published in Blaine/Spring Lake Park/Columbia Heights/Fridley Life.
3. Posted on the City website.

Staff Recommendation

By motion, approve the Ordinance.

Attachment List

1. Attachments
2. Unapproved PC Minutes

City of Blaine

Signature Copy

Ordinance: ORD 23-2534

Second Reading

Ordinance Granting a Rezoning from Planned Office District (POD) to Development Flex (DF) at 4321 109th Avenue NE. Infinite Campus (Case File No. 23-0077/SAS)

THE CITY OF BLAINE DOES ORDAIN: (Added portions are underscored and deleted portions are shown with overstrike.)

Section 1. The Official Zoning Map of the Zoning Code of the Municipal Code of the City of Blaine is hereby amended to change the zoning classification of the following described property:

Lot 1 Block 1 PHEASANT RIDGE NORTH

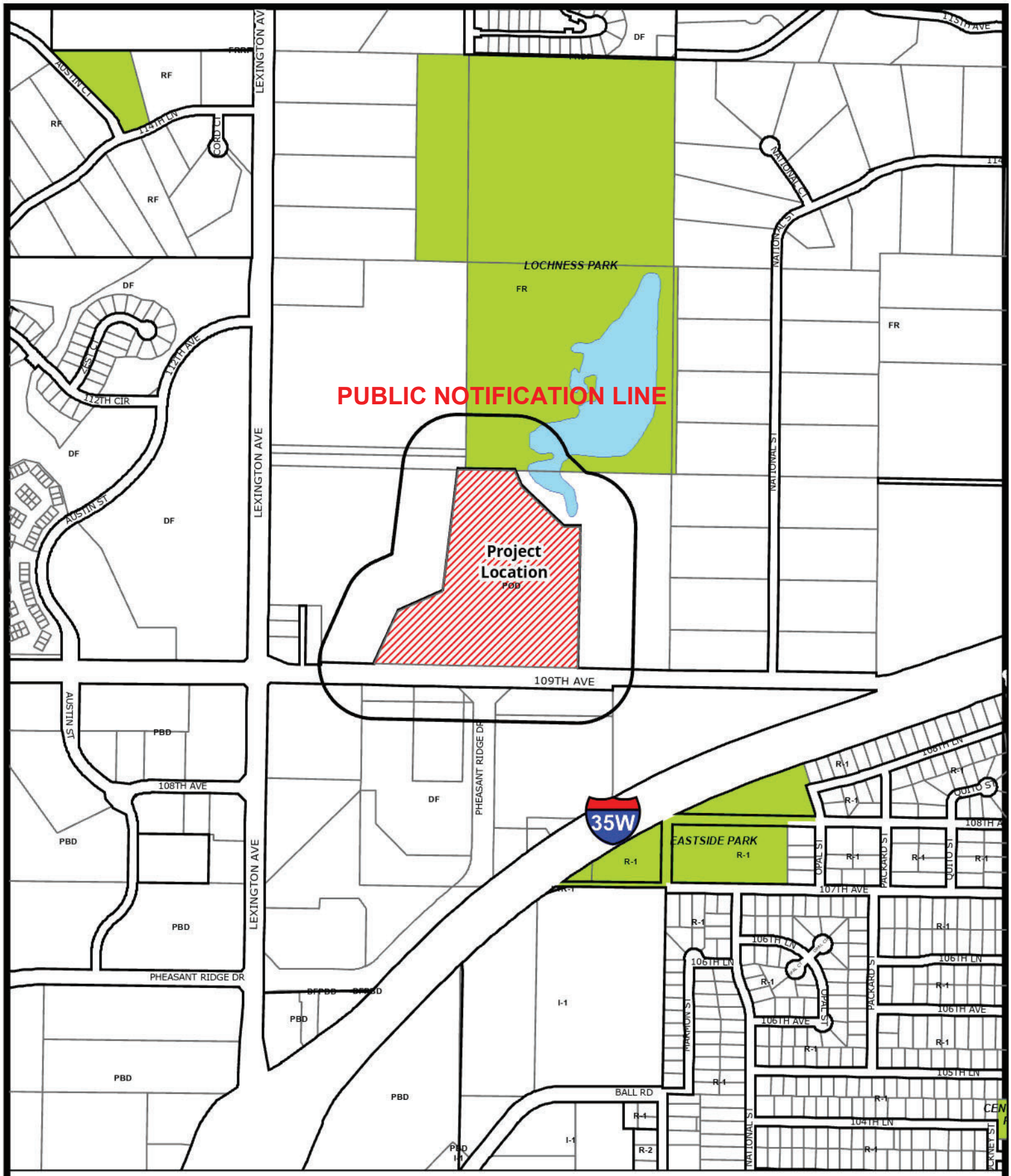
Section 2. The above described property is hereby rezoned from:

~~[POD (Planned Office District)]~~
to
DF (Development Flex)

Section 3. The City Manager is hereby directed to make the appropriate changes in the Official Zoning Map of the City of Blaine to reflect and show the changes in zoning classification as set forth above.

INTRODUCED and read in full this 4th day of December, 2023.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.



Case File No. 23-0077
Infinite Campus

BlaineMN.gov

Blaine Planning Department / 10801 Town Square Dr NE / Blaine, MN 55449 / (763) 785-6180

We ask the City Council of the City of Blaine to rezone 4321 109th Avenue NE from POD (Planned Office Development) to DF (Development Flex). Rezoning will allow one floor of the existing eight story office tower to be finished to serve as the primary residence of its owner. No structural changes to the building footprint or physical changes to the existing site will be required.

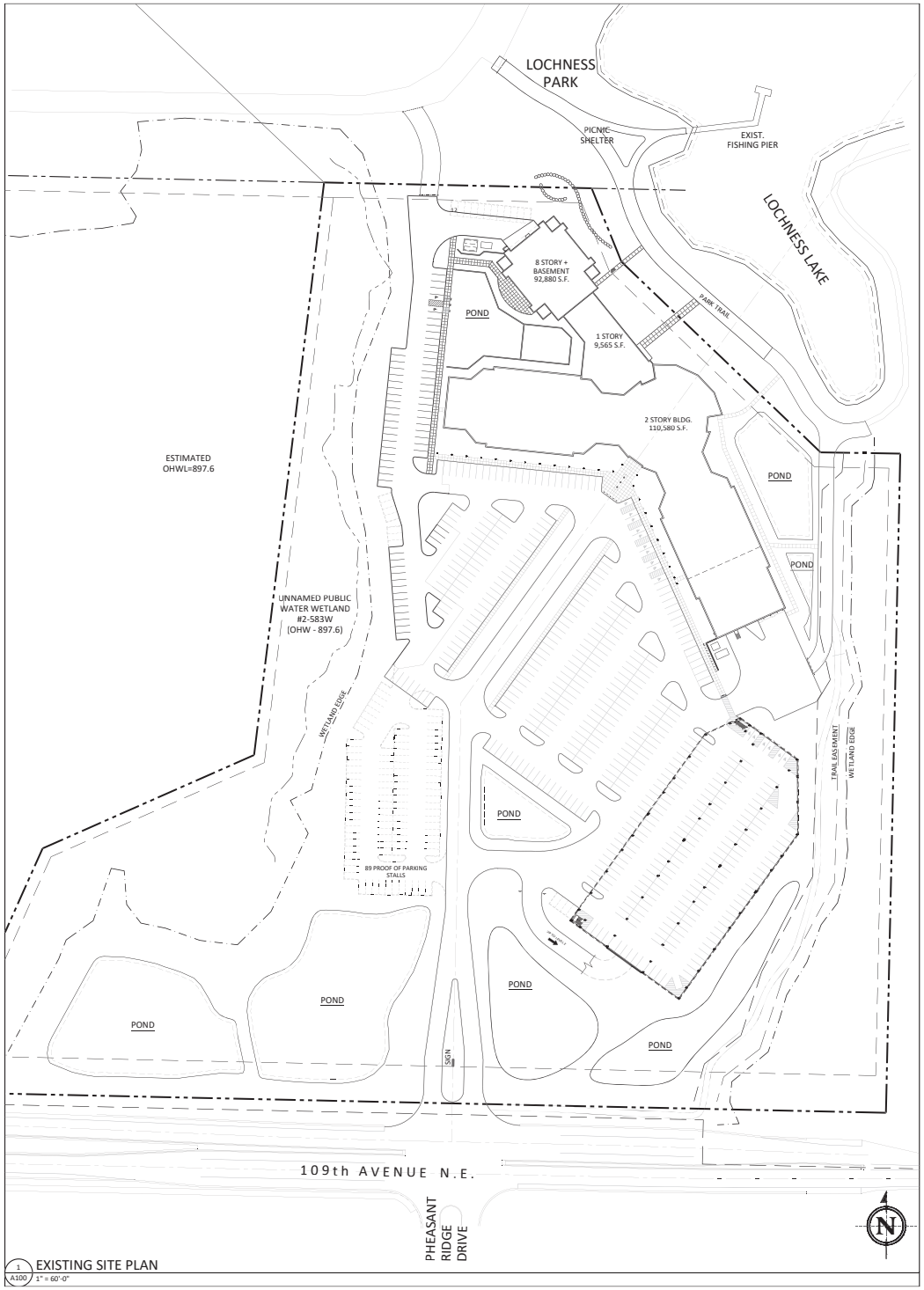
SITE DATA

CURRENT ZONING: P.O.D. (PLANNED OFFICE DEVELOPMENT)
PROPOSED ZONING: D.F. (DEVELOPMENT FLEX)

TOTAL SITE AREA: 1,084,208 S.F. / 24.89 ACRES
DEVELOPABLE SITE AREA: 763,774 S.F. / 17.53 ACRES

	EXISTING
BUILDING FOOTPRINT:	81,402 S.F. (7.5% OF SITE)
PARKING/HARD SURFACE:	298,203 S.F. (27.5% OF SITE)
GREEN SPACE	704,603 S.F. (65.0% OF SITE)

TOTAL PARKING PROVIDED: 889 PARKING STALLS
PARKING STALLS PROVIDED: 783 STALLS (18 HDCP STALLS)
PROOF OF PARKING STALLS: 106 STALLS



1 A100 EXISTING SITE PLAN
1" = 60'-0"

finn daniels ARCHITECTS
2145 Ford Parkway, Suite 301
Saint Paul, Minnesota 55116
651.690.5525 Fax 690.5545
www.finn-daniels.com

CONSULTANTS:

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 Architect in the State of Minnesota.

Typed Name

License Number Date

PROJECT:

Infinite Campus
4321 109th AVE. N.E.
BLAINE, MN

PROJECT NO.: 23029
DRAWN BY: SAW
CHECKED BY: SAW
ISSUES AND REVISIONS:
EXISTING SITE PLAN 10.09.2023

SHEET TITLE:
EXISTING SITE PLAN

A100

City of Blaine
Planning Commission

November 14, 2023 | 7:00 PM
Blaine City Hall
10801 Town Square Drive NE
Blaine, MN 55449

MINUTES

1. Call to Order

The Blaine planning commission met in the City Hall Chambers on Tuesday, November 14, 2023. Chair Goracke called the meeting to order at 7:00PM.

2. Roll Call

Members Present: Commission Members Deonauth, Gorzycki, Halpern, Homan, Olson, Swanson, and Chair Goracke.

Members Absent: None.

Staff Present: Shawn Kaye, Planner
Elizabeth Showalter, Community Development Specialist
Shelia Sellman, City Planner
Teresa Barnes, Project Engineer

4. Public Hearing

4.3. 2023-524 Case File No. 23-0077 // Infinite Campus // 4321 109th Avenue NE
The applicant is requesting the following:

1. Rezoning from POD (Planned Office District) to DF (Development Flex).
2. Conditional use permit for a 213,295 square foot two-story office building with a tower, auditorium, 8,700 square foot residence on the 5th floor, and a parking structure.

Sponsors: Sheila Sellman, City Planner

The report to the planning commission was presented by Sheila Sellman, City Planner. The public hearing for Case File 23-0077 was opened at 7:11PM.

Charlie Cratch, Founder and CEO of Infinite Campus, explained he planned on finishing floors two through five of the building. He stated when the building was originally constructed, floors two through five remained unfinished for future expansion. He reported 200 more employees would be hired over the next 18 months. He explained he had lived in Circle Pines, Lino Lakes and Ham Lake and he would now be living in Blaine on the fifth floor of his campus. He stated he loves having his business in Blaine.

The public hearing was closed at 7:13PM.

Commissioner Halpern questioned how facility utilization has changed with more people working remotely.

Mr. Cratch stated there was a movement towards remote work during COVID, but he has a work in the office culture for collaboration purposes. He explained flexible working options were made available for employees, but the primary location for employees to work was onsite. He commented on how he has worked to hire employees that live within a 15 mile radius. He reported he has a free onsite restaurant for employees and guests and noted the majority of his employees appreciate getting out of the house and working onsite.

Motion by Commissioner Olson to recommend approval of Planning Case 23-0077A a rezoning from POD (Planned Office District) to DF (Development Flex) with the following rationale:

<u>Case 23-0077A:</u>

1. **The DF zoning district allows the City the opportunity to have some flexibility when approving developments that warrant higher standards than what is allowed with the traditional zoning districts. It affords the City the opportunity to provide input on items that would benefit the surrounding neighborhoods and the City as a whole.**

Motion by Commissioner Olson to recommend approval of Planning Case 23-0077B a conditional use permit for a 213,295 square foot two-story office with a tower, auditorium, 8,700 square foot residence on the fifth floor, and a parking structure in a DF (Development Flex District) zoning district with the following conditions:

<u>Case 23-0077B:</u>

1. **The proof of parking stalls will need to be constructed if the City deems that the additional parking is required on the site in the future as the company grows. As previously approved this includes 89 stalls on the west side of the entrance and 12 stalls on the north side of the building.**
2. **Setbacks for buildings are as follows:**
    - **Front Yard—Forty (40) feet.**
    - **Side Yard—Fifteen (15) feet.**
    - **Rear Yard—Twenty (20) feet.**
    - **The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.**
3. **Parking setbacks are as follows:**

- **Front Yard—Twenty-five (25) feet.**
- **Side Yard—Ten (10) feet.**
- **Rear Yard—Fifteen (15) feet.**
- **The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.**

4. **Building exteriors: Major exterior surfaces of all walls shall be face brick, stone, glass, stucco, architecturally treated concrete cast in place or pre-cast panels, decorative block, wood, or architectural metal, or approved equivalent, as determined by the City. Wood and metal may be used, provided that they are appropriately integrated into the overall building design.**
5. **Building height: There shall be no height limitations, provided all buildings are in compliance with Metropolitan Airport Commission regulations.**
6. **Landscaping shall meet the applicable landscape requirements of the zoning code.**
7. **Loading Spaces/Overhead Doors:**
    a. **Loading spaces and overhead doors should be designed to be compatible with the principal building. Architectural techniques should be employed to reduce visual impacts from adjacent properties and roadways.**
    b. **Loading spaces/overhead doors shall be located primarily in designated rear yards and secondarily in designated side yards.**
    c. **Overhead doors limited to not more than one (1) door per twenty thousand (20,000) square feet of building area with the exception that all buildings are allowed a minimum of three (3) overhead doors and all City approved multi-tenant spaces are allowed a minimum of two (2) overhead doors.**
    d. **Outside storage of trucks or semi trailers is limited to not more than the number of dock or overhead doors. All truck storage areas to be one hundred percent (100%) screened by a combination of earth berms, architectural elements such as fencing or building extensions and landscaping.**
8. **Refuse Enclosures. Refuse facilities, except for individual containers for public use, shall be located only in the side yards or rear yards when feasible. Refuse facilities may be located in the front yard subject to approval of the Zoning Administrator. Such facilities shall be constructed of masonry materials such as brick or textured block in colors compatible with the principal structure. Such facilities shall have solid gates.**

Motion seconded by Commissioner Gorzycki. The motion passed 7-0.

Chair Goracke noted this would be on the agenda of the December 4, 2023 city council meeting.

City of Blaine
Staff Report

File Number: RES 23-186

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Development Business - Sheila Sellman, City Planner

Agenda Item # 10.2

Resolution Granting a Conditional Use Permit for a 213,295 Square Foot Two-Story Office Building with a Tower, Auditorium, 8,700 Square Foot Residence on the 5th Floor, and a Parking Structure in a Development Flex (DF) Zoning District at 4321 109th Avenue NE. Infinite Campus (23-0077/SAS)

Executive Summary

The applicant is requesting a rezoning to Development Flex (DF) in order to allow for a residence in an existing office space. No new development is proposed.

Background

Planning Commission Public Hearing	11/14/23
City Council (Conditional Use Permit)	12/18/23
Action Deadline (60 Days)	12/17/23
Action Deadline (City Extended)	02/15/24

Staff report prepared by Sheila Sellman, City Planner

Zoning and Land Use Designation
The subject site is currently zoned Planned Office District (POD) and has a land use designation of Planned Industrial/Planned Commercial (PI/PC).

Surrounding Zoning and Uses
The site is surrounded by properties that are zoned Farm Residential (FR) and guided Park/Open Space (P/OS). Lochness Park is to the north and 109th Avenue is to the south.

Existing Conditions
The site is developed with an existing office and parking structure.

History
In 2007, a conditional use permit was approved for a two-story 110,580 square foot office building. The site was developed according to those conditions. In 2015, a CUP amendment was approved for an office expansion, auditorium and single level parking structure.

Evaluation of Request
Architecture
No new buildings are proposed. The existing building is comprised of glass, architectural precast concrete wall panels with accent banding reveals. Any future additions or buildings for this site will need to meet the following:

- Major exterior surfaces of all walls shall be face brick, stone, glass, stucco, architecturally treated concrete cast in place or pre-cast panels, decorative block, wood, or architectural metal, or approved equivalent, as determined by the City.
- Wood and metal may be used, provided that they are appropriately integrated into the overall building design.

Setbacks
No new buildings are being proposed. Any future buildings or additions must meet the following setbacks:

Building:

- Front Yard—Forty (40) feet.
- Side Yard—Fifteen (15) feet.
- Rear Yard—Twenty (20) feet.
- The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.

Parking:

- Front Yard—Twenty-five (25) feet.
- Side Yard—Ten (10) feet.
- Rear Yard—Fifteen (15) feet.
- The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.

Landscaping
No new landscaping is required or being proposed. The landscape requirements were met with the original development. Any future additions will be subject to the most current landscape code requirements.

Conditional Use Permit
A city exercises “quasi-judicial” authority when considering a CUP application. This means the city’s role is limited to applying the standards in the ordinance to the facts presented by the application. The city acts like a judge in evaluating the facts against the standards.

The Blaine City Council shall consider the advice and recommendations of the Planning Commission and the effect of the proposed use on the comprehensive plan and upon the health, safety, and general welfare of occupants of surrounding lands. Among other things, the Council shall consider the following findings where applicable. (Ord. No. 20-2447, 7-20-2020)

1. The use shall not create an excessive burden on existing parks, schools, streets and other public facilities and utilities which serve or are proposed to serve the area.
    - No new development is proposed. The addition of the residential unit will not cause an excessive burden on existing parks, schools, streets or other public facilities.
2. The use will be located, designed, maintained, and operated to be compatible with adjoining properties and the existing or intended character of the zoning district.
    - The site was designed to be compatible with the adjoining properties.
3. The use shall have an appearance that will not have an adverse effect upon adjacent properties.
    - The use will not change the appearance of the building and will not have an adverse effect upon adjacent properties.
4. The use, in the opinion of the City Council, shall be reasonably related to the overall needs of the City and to the existing land use.
5. The use shall be consistent with the purposes of the zoning code and purposes of the zoning district in which the applicant intends to locate the proposed use.
    - The use is consistent with the purposes of the zoning code and district.
6. The use shall not be in conflict with the comprehensive plan of the City.
    - The use is not in conflict with the comprehensive plan.
7. The use will not cause traffic hazards or congestion.
    - The use will not cause traffic hazards or congestion.
8. The use shall have adequate utilities, access roads, drainage, and necessary facilities.
    - The use has adequate utilities, access, roads, drainage and necessary facilities.

Attachment List:
Zoning and Location Map
Narrative
Site Plan
Unapproved Planning Commission Minutes 11/14/23

Strategic Plan Relationship

Not applicable.

Board/Commission Review

The Planning Commission voted unanimously to approve the conditional use permit. There were no comments at the public hearing.

Financial Impact

Not applicable.

Public Outreach/Input

Notices of a public hearing were:

1. Mailed to property owners within 350 feet of the property boundaries.
2. Published in Blaine/Spring Lake Park/Columbia Heights/Fridley Life.
3. Posted on the City website.

Staff Recommendation

By motion, adopt the resolution.

Attachment List

1. Attachments

City of Blaine

Signature Copy

Resolution: RES 23-186

Resolution Granting a Conditional Use Permit for a 213,295 Square Foot Two-Story Office Building with a Tower, Auditorium, 8,700 Square Foot Residence on the 5th Floor, and a Parking Structure in a Development Flex (DF) Zoning District at 4321 109th Avenue NE. Infinite Campus (23-0077/SAS)

WHEREAS, an application has been filed by Charles Kratsch as Conditional Use Permit Case File No. 23-0077 for Infinite Campus; and

WHEREAS, said case involves the property described as follows:

Lot 1 Block 1 PHEASANT RIDGE NORTH

WHEREAS, the Blaine Planning Commission held a public hearing on November 14, 2023, and recommended approval regarding said Conditional Use Permit; and

WHEREAS, the Blaine City Council has reviewed said case on December 18, 2023; and

WHEREAS, the criteria identified in Section 27.04 for granting a conditional use permit has been met.

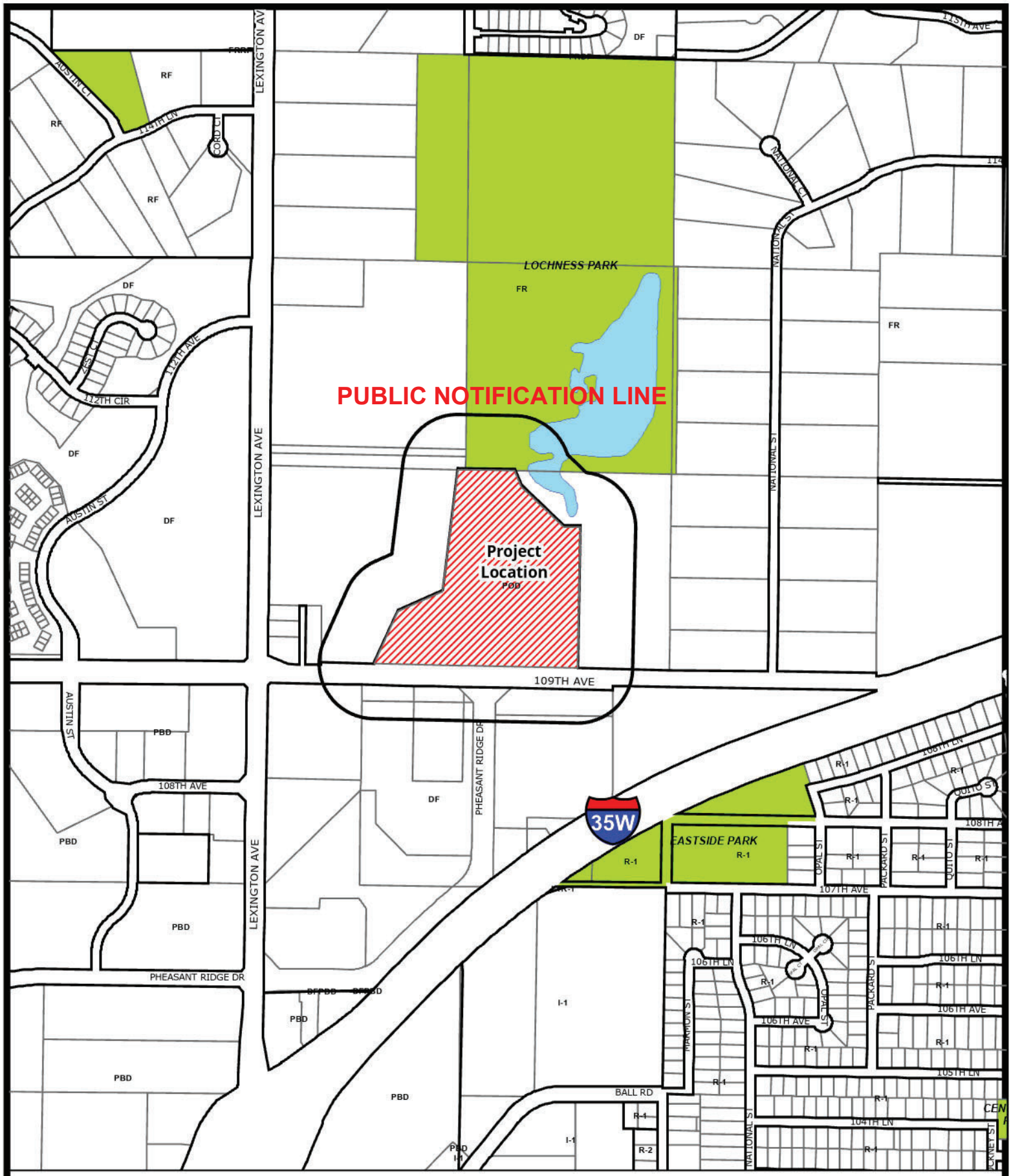
NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine that a conditional use permit is hereby approved per Section 29.110, 27.03, and 27.04 of the Zoning Ordinance to allow a 213,295 square foot two-story office with a tower, auditorium, 8,700 square foot residence on the fifth floor, and a parking structure in a DF (Development Flex District) zoning district with the following conditions:

1. The proof of parking stalls will need to be constructed if the City deems that the additional parking is required on the site in the future as the company grows. As previously approved this includes 89 stalls on the west side of the entrance and 12 stalls on the north side of the building.
2. Setbacks for buildings are as follows:
    - Front Yard—Forty (40) feet.
    - Side Yard—Fifteen (15) feet.
    - Rear Yard—Twenty (20) feet.
    - The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.
3. Parking setbacks are as follows:
    - Front Yard—Twenty-five (25) feet.
    - Side Yard—Ten (10) feet.
    - Rear Yard—Fifteen (15) feet.
    - The minimum setback from a County Road or arterial roadway shall be fifty (50) feet.
4. Building exteriors: Major exterior surfaces of all walls shall be face brick, stone, glass, stucco, architecturally treated concrete cast in place or pre-cast panels, decorative block, wood, or

architectural metal, or approved equivalent, as determined by the City. Wood and metal may be used, provided that they are appropriately integrated into the overall building design.

5. Building height: There shall be no height limitations, provided all buildings are in compliance with Metropolitan Airport Commission regulations.
6. Landscaping shall meet the applicable landscape requirements of the zoning code.
7. Loading Spaces/Overhead Doors:
    a. Loading spaces and overhead doors should be designed to be compatible with the principal building. Architectural techniques should be employed to reduce visual impacts from adjacent properties and roadways.
    b. Loading spaces/overhead doors shall be located primarily in designated rear yards and secondarily in designated side yards.
    c. Overhead doors limited to not more than one (1) door per twenty thousand (20,000) square feet of building area with the exception that all buildings are allowed a minimum of three (3) overhead doors and all City approved multi-tenant spaces are allowed a minimum of two (2) overhead doors.
    d. Outside storage of trucks or semi trailers is limited to not more than the number of dock or overhead doors. All truck storage areas to be one hundred percent (100%) screened by a combination of earth berms, architectural elements such as fencing or building extensions and landscaping.
8. Refuse Enclosures: Refuse facilities, except for individual containers for public use, shall be located only in the side yards or rear yards when feasible. Refuse facilities may be located in the front yard subject to approval of the Zoning Administrator. Such facilities shall be constructed of masonry materials such as brick or textured block in colors compatible with the principal structure. Such facilities shall have solid gates.

PASSED by the City Council of the City of Blaine this 18th day of November, 2023.



Case File No. 23-0077
Infinite Campus

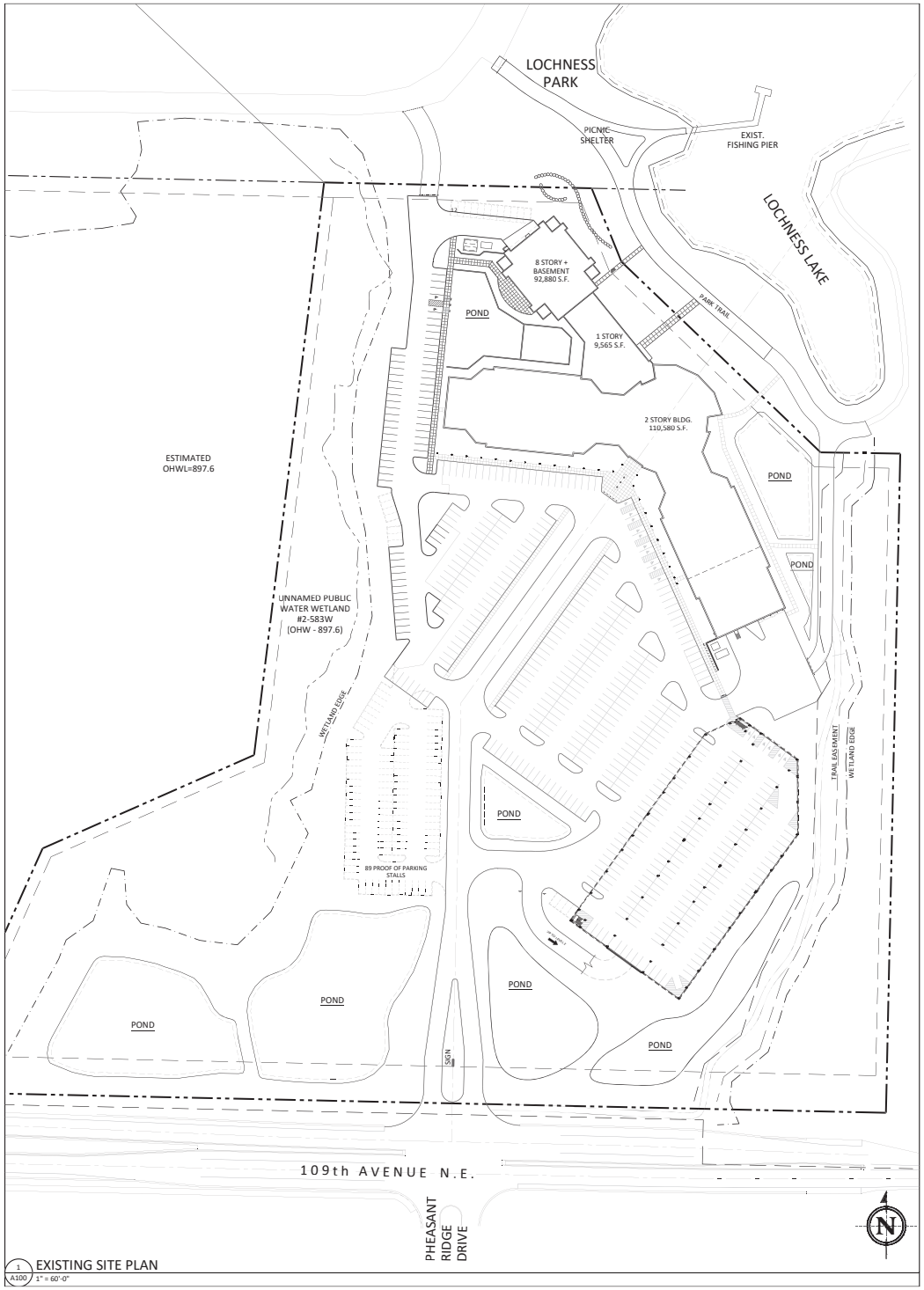
BlaineMN.gov

Blaine Planning Department / 10801 Town Square Dr NE / Blaine, MN 55449 / (763) 785-6180

We ask the City Council of the City of Blaine to rezone 4321 109th Avenue NE from POD (Planned Office Development) to DF (Development Flex). Rezoning will allow one floor of the existing eight story office tower to be finished to serve as the primary residence of its owner. No structural changes to the building footprint or physical changes to the existing site will be required.

SITE DATA

CURRENT ZONING:	P.O.D. (PLANNED OFFICE DEVELOPMENT)
PROPOSED ZONING:	D.F. (DEVELOPMENT FLEX)
TOTAL SITE AREA:	1,084,208 S.F. / 24.89 ACRES
DEVELOPABLE SITE AREA:	763,774 S.F. / 17.53 ACRES
	EXISTING
BUILDING FOOTPRINT:	81,402 S.F. (7.5% OF SITE)
PARKING/HARD SURFACE:	298,203 S.F. (27.5% OF SITE)
GREEN SPACE	704,603 S.F. (65.0% OF SITE)
TOTAL PARKING PROVIDED:	889 PARKING STALLS
PARKING STALLS PROVIDED:	783 STALLS (18 HDCP STALLS)
PROOF OF PARKING STALLS:	106 STALLS



1 A100 EXISTING SITE PLAN
1" = 60'-0"

finn daniels ARCHITECTS
2145 Ford Parkway, Suite 301
Saint Paul, Minnesota 55116
651.690.5525 Fax 690.5545
www.finn-daniels.com

CONSULTANTS:

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 Architect in the State of Minnesota.

Typed Name

License Number Date

PROJECT:

Infinite Campus
4321 109th AVE. N.E.
BLAINE, MN

PROJECT NO.: 23029
DRAWN BY: SAW
CHECKED BY: SAW
ISSUES AND REVISIONS:
EXISTING SITE PLAN 10.09.2023

SHEET TITLE:
EXISTING SITE PLAN

A100

City of Blaine
Staff Report

File Number: ORD 23-2535

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Ordinance

Development Business - Sheila Sellman, City Planner

Agenda Item # 10.3

Second Reading
Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

Executive Summary

The proposed ordinance includes updates to the parking requirements, previously discussed at City Council Workshop, and housekeeping changes to the Zoning Code.

Background

Planning Commission Public Hearing	11/14/23
City Council (1st Reading)	12/04/23
City Council (2nd Reading)	12/18/23
Action Deadline	Not Applicable

Staff report prepared by Shawn Kaye, Planner, and Elizabeth Showalter, Community Development Specialist.

Annually, staff reviews the zoning code to identify areas for improvement. This process was established following substantial revisions to the zoning code in 2020 to ensure that the code remains current and prevent the need for such substantial revisions. Changes generally serve to address situations not covered by the code, improve clarity, modify code requirements to address issues brought up by Council and Planning Commission, and to maintain compliance with state statute and other legal requirements.

This year, in addition to the routine changes, staff completed a review of the parking ordinance to address issues that have arisen over the years. The parking ordinance changes were reviewed at two City Council workshops.

Legal Changes

- Section 26.06 addresses nonconformity uses and structures. Changes are proposed to bring the language into conformance with Minnesota Statute 462.357(1)(e).
- Update the language regarding escrows paid on single family home building permits to reflect current practice, which was changed at the start of 2021.
- Add language regarding review of environmental review documents, which is required by Minnesota Rules 4410.
- Remove a requirement that buildings in the industrial districts have concrete floors, since that cannot be regulated by the zoning code. Note that the building code generally requires a concrete floor.
- A minor change to the donation drop off box definition as recommended by the City Attorney.

Removing Inconsistencies and Improving Clarity

- Several different fence setbacks exist for fences housing domestic farm animals (farm fences). Staff is proposing establishing consistent regulations which would require the following setbacks:
    - No setback for farm fences abutting other Farm Residential or Agricultural districts or commercial/industrial districts.
    - 300 foot setback for all electric or barbed wire farm fences abutting residential districts (other than AG and FR).
    - 50 foot setback for all other farm fences (non-barbed wire or electric fences) abutting residential districts.
- Revising language around auto repair to clarify that only passenger vehicle service is allowed in commercial districts and adjusting the definitions of major and minor auto repair to reflect the typical practices of auto repair shops. Also rewording language regarding semi truck repair in the I-2 and I-2A district for clarity.
- Separating outdoor dining and live entertainment as separate conditional uses, instead of listing them together in the commercial districts.
- Replacing Churches with Places of Worship.
- Adding a definition of community center.

Process Updates

The City Council has historically indicated a desire for Comprehensive Plan amendments to be reviewed at workshop meetings prior to formal applications to allow for preliminary feedback. This was incorporated into the subdivision ordinance in 2022. Language is proposed as part of this ordinance to require applicants to apply for a concept plan review on all comprehensive plan amendments, regardless of whether the application is subject to the subdivision code. Applicants will be able to apply for this concept review on rezoning applications, but it is not required.

Parking

Several other similar-sized community parking ordinances and Blaine's community needs were reviewed by staff. The proposed changes or additions to the parking requirements for certain uses were reviewed to bring the parking section inline with current development needs and with what other cities

require for similar uses. The attached draft ordinance includes all the proposed changes. A summary of the changes is below.

Parking Size

The stall length for 90 degrees and 45 degrees stalls was shortened by 2 feet to be consistent with other cities and requests from applicants. The proposed stall length of 18 feet is adequate as many stalls will have a curb overhang providing more parking length. The current allowance to reduce the length of the stall by 2 feet for a curb overhang is proposed to be removed and all stalls will need to meet the minimum of 18 feet.

The requirement for traffic islands is proposed to be changed to, "may be required for safety", as many sites do not install parking islands due to issues with snow removal in the winter months and providing landscape maintenance.

Single Family

The requirement for no more than 4 parking spaces for single family homes is proposed to be removed as many single-family homes provide more than four parking spaces on driveways.This change will remove a limit cap on spaces.

Automobile Repair

The parking requirement for auto repair businesses is two stalls per service bay and four additional stalls. Traditionally, this has been interpreted that the two stalls per bay may not be used for overnight outside storage and are intended for use of customer cars during the day and staff use. The proposed change clarifies that the outside storage of cars as a permitted or conditional use may occupy the four required parking spaces.

Brewery

Brewery has been added to clarify the previous policy of parking requirements used for a brewery space. Manufacturing and warehousing parking requirements have been proposed.

Places of Worship

Churches and synagogues have been replaced with the more appropriate title of Places of Worship. The parking requirements remain at one (1) parking space for each four (4) seats in accordance with design capacity of the main auditorium.

Drive Thru Businesses

The current Parking Ordinance does not address required stacking for drive-thru businesses. Generally, drive-thru stacking is reviewed through site plan approval and the Conditional Use Permit (CUP) process. The proposed requirement has stacking criteria for pharmacies, banks, coffee shops and all other uses. Generally, six stacking stalls per lane are required with reduced requirements per lane for banks, pharmacies, and a business with two drive-thru lanes. Coffee shops containing one drive thru lane shall provide stacking space for at least ten vehicles, and coffee shops containing two or more drive-thru lanes shall provide stacking space for at least six vehicles per lane.

Establishments handling the sale and consumption of food and refreshment on the premises

Event Centers have been removed from the category and now have their own proposed parking requirements. Parking requirements for a takeout only restaurant (no dining are provided) has been

added.

Event Centers, auditoriums, private clubs, lodges, and other places of assembly (not places of worship)
Recently, the City has experienced some concerns about not enough parking being provided on sites with event centers. Currently, event centers are required to meet the restaurant requirement of a minimum of one stall per 100 square feet for dining area. With the review of several other cities' parking requirements, staff recommends a parking requirement of one space for every two seats of seating capacity, plus spaces for employees.

Movie Theater
Theater was changed to movie theater to be clearer and more descriptive.

Private Clubs and Lodge
This category has been added to the event center parking requirements.

Schools, high school, public or private
The existing requirement for a high school is very high at 2 parking stalls per student and is not feasible or necessary. After reviewing several other communities with high schools, the proposed requirement is suggested to be 1 stall for every 4 students. The requirement may be reduced by the Zoning Administrator based on a parking policy the school would provide. This policy may include minimizing/controlling the number of high school drivers on site by requiring a parking permit.

Senior Housing
Currently, assisted living and memory care parking is determined by a CUP, which can leave the potential for not enough parking on site. Several communities wtih assisted living/memory care facilities were contacted to determine adequate parking needs. Consistent with the feedback, staff has proposed a parking requirement of one (1) parking stall per two (2) units and removing the determined by CUP standard.

Supermarkets, discount houses, mail order outlets, retail stores and other stores with high customer volume
The City Council has shared some concerns with sites (big box stores) having excessive paved parking lots. Staff looked at other communities' ordinance requirements (nationally and locally), along with trends of the number of parking spaces seen in these lots not being needed, and recommended a change for buildings with over 100,000 square feet.

- The first 100,000 square feet will need to meet the normal retail requirement of 1 stall every 200 square feet. All other square footage past 100,000 square feet will meet the 1 stall per 350 square feet of floor area.
- The number of parking spaces provided shall not exceed the minimum requirement by more than 10 percent. The Zoning Administrator may expand the parking requirements if the applicant demonstrates, in documented form, a demand which is different than required based on the specifics of the proposed use.

Examples:
Kohl's - National Market Center: 88,400 sf

- Required Parking: 418 stalls with current requirements
- Provided Parking: 524 stalls

If the requirement of not exceeding 10 percent is added, they are 65 stalls over.

Walmart - Highway 65: 148,124 sf

- Required Parking: 667 stalls with current requirements.
- Provided Parking: 711 stalls
- Proposed parking requirement = 637 stalls, allowed 10 percent over = 701 stalls.

Therefore, they are over by 10 stalls.

Taproom
Currently, a taproom is calculated as bar area (listed under establishments handling the sale and consumption of food and refreshment on the premises) at 1 space for every 40 square feet of bar area. This proposed new classification will clarify the use and parking requirements.

Reduced Parking/Proof of Parking
Occasionally, a commercial/industrial type use does not want to construct all the parking stalls that the ordinance requires as they do not feel they will use all of the stalls.

City policy has allowed reduced parking in the past without set criteria. Previously, approved proof of parking has not provided parking issues on sites. Several similar sized cities provide some provision allowing reduced parking if they can meet certain criteria. In order to provide set criteria for all requests, staff recommends the following for permitting reduced parking on site:

(a) The request for reduction shall be accompanied by supporting data specifically applying to the particular use in question.
(b) The applicant must provide each of the following:
(aa) A detailed parking plan demonstrating that the parking otherwise required by this section can be provided on the site within ordinance design standards; and
(bb) The parking area must meet the setback, dimension, and maneuverability standards of this ordinance and the stormwater management rules; and
(cc) An agreement in recordable form, approved as to form and content by the city attorney, executed by the property owner, which agreement provides that the owner, on behalf of himself and his heirs, successors, and assigns, will not use the area identified for expansion parking for any use except landscaping or to cause compliance with the off-street parking requirements of this Code.
(c) The City may order installation of previously excepted parking spaces at any time when, in the City's judgment, conditions indicate the need for such parking, and the property owner shall comply with such order.

Attachment List:
Unapproved Planning Commission Minutes 11/14/23

Strategic Plan Relationship

Not applicable.

Board/Commission Review

The Planning Commission voted unanimously to approve the code amendments. There were no comments at the public hearing.

Financial Impact

Not applicable.

Public Outreach/Input

Notices of a public hearing were:

1. Published in Blaine/Spring Lake Park/Columbia Heights/Fridley Life.
2. Posted on the City website.

Staff Recommendation

By motion, approve the Ordinance.

Attachment List

1. Unapproved PC Minutes

City of Blaine

Signature Copy

Ordinance: ORD 23-2535

Second Reading
Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

THE CITY OF BLAINE DOES ORDAIN: (Added portions are underscored and deleted portions are shown in overstrike.)

25.02 Definitions

Automobile repair, major: General repair, rebuilding, or reconditioning of engines, ~~motor~~ passenger vehicles or trailers, including body work, frame work, welding and painting of entire vehicle or major portion thereof.

Automobile repair, minor: The replacement of any part or repair of any part which ~~does not require~~ may include the removal of the engine head or pan, engine, transmission or differential; incidental body and fender work, minor painting and upholstering service when said service above stated is applied to passenger vehicles.

~~*Church:* A building, together with its necessary buildings and uses, where persons regularly assembly for religious worship and which buildings, together with its accessory buildings and uses, is maintained and controlled by a religious body organized to sustain public worship.~~

Community Center: A place or establishment designed as a gathering place for people from the community and surrounding communities that offers, as its primary purpose, civic, social, cultural, educational, public health, and recreational activities provided however the principal use of which is not a school, place of worship or day care.

Place of Worship: A building, together with its necessary buildings and uses, where persons regularly assembly for religious worship and which buildings, together with its accessory buildings and uses, is maintained and controlled by a religious body organized to sustain public worship, including, but not limited to, churches, mosques, synagogues, and temples.

Donation drop-off box: A portable outdoor container intended or used for the collection and storage of unwanted textiles and household items which are removed from the container on a periodic basis or the collection of recyclable materials not generated on the site, ~~except for designated recycling collection centers, as designated by the Zoning Administrator~~. Containers less than 8 cubic feet are exempt ~~except~~ from regulation under this code.

Vehicle, passenger: Any motor vehicle under 10,000 GVW and designed and used for carrying not more than ten (10) persons including station wagons, pickup trucks, vans and motorcycles.

26.06 Nonconforming structures, uses.

The lawful use of any land or building existing at the time of the adoption of an additional control or regulation under the City's zoning authority ~~this ordinance~~ may be continued, even if such does not conform to the regulations of this ordinance, ~~except as provided below:~~ in accordance with the following provisions and restrictions:

(a) *Nonconforming structures* ~~except nonconforming signs which are regulated by Section 34.03~~

~~(1) Alterations: A nonconforming building or structure shall not be reconstructed or altered unless such building or structure is changed to conform with the regulations of this ordinance.~~

(1) Alterations and maintenance: Repair, replacement, restoration, maintenance, and improvement to legal nonconforming structures are permitted so long as they do not extend or intensify the nonconforming use.

(2) Enlargement: A nonconforming building or structure shall not be added to or enlarged in any manner unless such additions or enlargements are made so as to bring said building or structure into conformity ~~with the regulations of this ordinance~~.

(3) Restoration: A nonconforming building or structure which is damaged by fire or other causes to the extent of more than fifty percent (50%) of its market value, ~~unless a formal application for a building permit has been applied for within one hundred eighty (180) days of when the property was damaged,~~ shall not be restored to its nonconforming use, unless a formal application for a building permit has been applied for within one hundred eighty (180) days of when the property was damaged ~~except in conformity with the regulations of this ordinance~~.

(4) Abandonment: A nonconforming use of a building which has been discontinued for a period of more than one (1) year shall not be abandoned and may not be reestablished, ~~and any future use shall be in conformity with the regulations of this ordinance~~. (Ord. No. 04-2035, amended 12-16-2004)

~~(5) Maintenance: Normal maintenance of a building or other structure containing or related to a lawful nonconforming use is permitted, including necessary nonstructural repairs and incidental alterations which do not extend or intensify the nonconforming use.~~

(5) ~~(6)~~Existing buildings not in conformance with architectural control standards in the applicable zoning district shall construct additions in conformance with the architectural control standards. Any addition greater than 50% of the square footage of the building shall require the entire building to meet architectural control standards.

(6) This Section does not apply to nonconforming signs, which are regulated by Section 34.03.

(b) *Nonconforming uses* ~~*of building or land.*~~

(1) Extension: No such nonconforming use shall be intensified, enlarged or increased, nor extended to occupy a greater area of land ~~than was occupied at the time of the effective date of this ordinance.~~

(2) No such nonconforming use shall be moved in whole or in part to any other portion of the lot or parcel occupied by such use ~~at the time of the effective date of this ordinance~~.

(3) If any such nonconforming use ~~of land or building~~ that ceases for any reason for a period of more than one (1) year shall be abandoned and may not be reestablished.~~, any subsequent use of such land shall conform to the regulations specified by this ordinance for the district in which such land is located.~~

(c) Reserved. ~~Inspection.~~

~~(1) The enforcing officer shall make an annual inspection each June, of all the nonconforming uses and report to the City Council within sixty (60) days.~~

27.03 Zoning and comprehensive plan amendments.

(e) *Procedure.* The procedure for a property owner to initiate a rezoning, district regulation change or comprehensive plan amendment is: (Ord. No. 86-939, amended 4-3-1986)

(1) The property owner or his agent shall meet with the Zoning Administrator to explain his proposal, obtain procedures, and an application form.

(2) For all comprehensive plan amendments, the applicant shall file a concept plan review request form together with the required exhibits with the Zoning Administrator and shall pay a filing fee as established by the City Council. For zoning amendments, applicants may request review by submitting the concept plan review form with exhibits and paying the filing fee. All concept plan review packs may be forwarded to the City Council for consideration at a regular meeting or workshop to allow City Council an opportunity to provide comments and feedback to the applicant regarding the request. Council review and comments relating to the concept review is advisory in nature and does not constitute any form of approval of the project.

(3)~~(2)~~ The applicant shall file the completed application form together with the required exhibits with the Zoning Administrator and shall pay a filing fee as established by the City Council. All applications for rezoning or comprehensive plan amendment shall be received in the Office of Community Development no later than thirty (30) days prior to a Planning Commission meeting. Applications submitted for Comprehensive Plan Amendments that have not provided the City with a complete concept plan review form and exhibits shall be considered incomplete until the concept plan review form and exhibits have been provided

(4)~~(3)~~ The Zoning Administrator shall transmit the application and the required exhibits to the Planning Commission.

(5)~~(4)~~ The Zoning Administrator shall set the date for the public hearing and shall have notices of such hearing published in the legal newspaper at least once, not less than ten (10) days and not more than thirty (30) days prior to said hearing in accordance with Minnesota Statute 462.357 Subd. 3. (Ord. No. 20-2447, 7-20-2020)

(6)~~(5)~~ The Zoning Administrator shall see that a similar notice shall be mailed at least ten (10) days before the day of the hearing to all property owners of record within three hundred fifty (350) feet of the exterior boundaries of the property in accordance with Minnesota Statute 462.357 Subd. 3. (Ord. No. 20-2447, 7-20-2020)

(7)~~(6)~~ The Planning Commission shall hold the public hearing and then shall recommend one (1) of three (3) actions: approval, denial, or conditional recommendation. (Ord. No. 04-2035, amended 12-16-2004)

(8)~~(7)~~ The Planning Commission shall transmit its recommendation to the City Council for its official action. (Ord. No. 04-2035, amended 12-16-2004)

(9)~~(8)~~ The Council shall act upon the application after receiving the recommendation of the Planning Commission. A two-thirds majority of council members must vote in the affirmative to approve certain amendments, as designated in Minnesota Statute 462.355 and 462.357.

(10)~~(9)~~ No application of a property owner for an amendment to the text of the zoning ordinance, zoning map, or comprehensive plan shall be considered by the Planning Commission within a one-year period following a denial of such request, except that the Planning Commission may permit a new application, if, in

the opinion of the Planning Commission, new evidence or a change of circumstances warrant it. (Ord. No. 86-939, amended 4-3-1986).

27.04 Conditional Use Permits

(e) Procedure

(8) Zoning Administrator may transmit the application directly to the City Council to hold the public hearing following the notice ~~produce~~ procedure outlined in 27.04(e) 3-5.

27.08 – Financial Guarantees

(c) Single Family Landscape Escrows

(1) An escrow deposit shall be made prior to permit issuance for all single family homes, in an amount determined by the City Council. That escrow shall guarantee completion of landscaping, final grade, curb stop adjustment, and any other work required by ordinance or development agreement. An additional escrow deposit shall be required prior to the issuance of a Certificate of Occupancy if landscaping work has not be completed between May 15 and October 15 of any year, in an amount determined by the City Council. The costs of inspections occurring after the issuance of a Certificate of Occupancy shall be deducted from that escrow, in the amounts identified in the fee schedule. ~~Landscaping improvements or other site requirements that are required for single family homes either by ordinance or development agreement can be completed after Certificate of Occupancy provided an escrow has been deposited with the City. The escrow will contain a fee to be collected at the time of escrow to cover the City's cost of reinspection.~~ Additional fees may be charged by the City for work that is not completed within the required time frame.

(2) If escrow related work is not completed within the time period required by the City, the Zoning Administrator may authorize escrow account closure. Written notification to the escrow payor will be made by regular and certified mail to payor's last known address at least thirty (30) days in advance of account closure. Closed accounts ~~may~~ will be used by the City to complete unfinished items with any unused balance dispersed to the current owner of the property.

27.11 – Environmental Review

(1) When an environmental assessment worksheet (EAW), alternative urban areawide review (AUAR), or environmental impact statement (EIS) is required or otherwise ordered or submitted, the applicable review procedures shall be as set forth in the Minnesota Environmental Quality Board (Environmental Quality Board) regulations for the Environmental Review Program, as authorized by Minnesota Statutes and specified in Minnesota Rules 4410.

(2) An EAW, AUAR, or EIS application, together with the completed data portions of the environmental document, shall be accompanied by a fee as established by the City Council. The application shall be processed and transmitted to the City Council for appropriate action by the City Engineer.

(3) Applications for land use approvals requiring an EAW shall be considered incomplete until the Responsible Governmental Unit (RGU) makes a negative declaration on the need for an EIS. Applications for land use approvals requiring an EIS shall be considered incomplete until the EIS has been determined to be adequate by the RGU or EQB. Applications for land use approvals requiring an AUAR shall be considered incomplete until the AUAR has been determined to be adequate by the EQB.

29.00 Agricultural (AG)
29.002 – Permitted Uses

(c) raising domestic farm animals, excluding hogs and fur bearing animals, not to exceed one (1) animal unit per acre, subject to the farm fence regulations in 33.08.

29.004 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.010 Farm Residential (FR)
29.102 – Permitted Uses

(c) raising domestic farm animals, excluding hogs and fur bearing animals, not to exceed one (1) animal unit per acre, subject to the farm fence regulations in 33.08.

29.014 – Conditional Uses

(a) ~~Churches.~~ Places of Worship.
(x) Standards and requirements for private stables:

~~(5) Fences to control domestic farm animals, adjacent to single family zoning districts, excluding AG and FR, shall have a minimum setback of one hundred (100) feet.~~

29.020 Residential Estate (RE)
29.024 – Conditional Uses

(c) ~~Churches.~~ Places of Worship.

29.030 Single Family (R-1)
29.034 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.035 Standards (R-1)

(v) All new homes constructed southeast or northeast of the Anoka County Airport, as subsequently described~~, and within five hundred (500) feet of any minor and principal roadways as defined by the City of Blaine Transportation Plan,~~ shall meet the Noise Abatement Standards, Section 33.21. The southeast area is bounded by 85th Avenue, 35W, 95th Avenue and the Airport; the northeast area is bounded by 101st Avenue, Naples Street, 109th Avenue, and Radisson Road.

29.040 Single Family (R-1AA)
29.044 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.045 - Standards (R-1AA)

(u) All new homes constructed southeast or northeast of the Anoka County Airport, as subsequently described~~, and within five hundred (500) feet of any minor and principal roadways as defined by the City of Blaine Transportation Plan,~~ shall meet the Noise Abatement Standards, Section 33.21. The southeast area is bounded

by 85th Avenue, 35W, 95th Avenue and the Airport; the northeast area is bounded by 101st Avenue, Naples Street, 109th Avenue, and Radisson Road.

29.070 Two Family (R-2)

29.074 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.080 Low Density Multifamily (R-3A)
29.084 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.090 Medium Density Multifamily (R-3B)

29.094 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.100 High Density Multifamily (R-3C)
29.104 – Conditional Uses

(b) ~~Churches.~~ Places of Worship.

29.120 Manufactured Homes (R-4)
29.125 – Standards

(w) Accessory Buildings (Garages, Carports, or Sheds)

(3) Minimum distance between accessory buildings and ~~mobile homes – Five (5) feet.~~ manufactured homes on neighboring lots – five (5) feet.

30.10 Community Commercial (B-2)
30.14 – Conditional Uses

(e) Minor auto repair for passenger vehicles.
(o) ~~Restaurants with live entertainment or outdoor dining.~~ Outdoor dining accessory to a restaurant.
(u) ~~Churches.~~ Places of Worship.
(cc) Live entertainment accessory to a restaurant.

30.20 Regional Commercial (B-3)
30.24 – Conditional Uses

(f) Minor auto repair for passenger vehicles.
(t) ~~Restaurants with live entertainment or outdoor dining.~~ Outdoor dining accessory to a restaurant.
(bb) ~~Churches.~~ Places of Worship.

(ii) Live entertainment accessory to a restaurant.

30.30 Office Park (B-4)
30.34 – Conditional Uses

(e) ~~Churches.~~ Places of Worship.

30.50 Planned Business District (PBD)
30.52 – Conditional Uses

(m) ~~Churches.~~ Places of Worship.

30.54 – Standards

(a) Building Setbacks (minimum)

~~(4) All setbacks shall be determined from the planned Right-of-Way (ROW), as designated in the City, County or State Transportation Plan, and normally defined in the subdivision regulations.~~

(b) Parking Lot Setbacks (minimum)

~~(4) All setbacks shall be determined from the planned Right-of-Way (ROW), as designated in the City, County or State Transportation Plan, and normally defined in the subdivision regulations.~~

30.70 – Planned Office District
30.73 – Development Procedure

(a) Prior to applying for a conditional use permit for development within the ~~PBD~~ POD zone, the developer shall meet with the Zoning Administrator, or their designee, to review the applicable ordinances, regulations and plans that will affect the area to be rezoned.

30.74 – Standards

(f) Landscaping

(3) Applicable landscaping requirements set forth in Section 33.08 shall be increased by 1.5 times, which shall include at least twenty-five percent ~~(33%)~~ (25%) of the number of ornamental, conifer and overstory trees exceeding minimum size requirements in the front yard or in areas within view of the public right-of-way.

30.80 Town Commercial (B-5)
30.83 – Conditional Uses

(a) Class I and II restaurants, with or without outdoor dining or live entertainment, as specifically allowed in the CUP.
(e) ~~Churches.~~ Places of Worship.

31.00 Light Industrial (I-1)
31.091 Architectural Control.

~~(f) All buildings shall contain a concrete floor.~~

31.10 Light Industrial (I-1A)
31.191 Architectural Control.

~~(f) All buildings shall contain a concrete floor.~~

31.20 Heavy Industrial (I-2)
31.24 Conditional Uses

(l) Manufacturing or repair of semi-tractors, trailers, trucks over 10,000 GVW, farm implements, or boats, ~~manufacturing, or repair~~ without outside storage of trucks, boats or trailers exceeding the number of dock and/or bay doors on the building.

31.292 Architectural Control.

~~(f) All buildings shall contain a concrete floor.~~

31.30 Heavy Industrial (I-2A)
31.34 Conditional Uses

(m) Manufacturing or repair of semi-tractors, trailers, trucks over 10,000 GVW, farm implements, or boats, ~~manufacturing, or repair~~ with or without outside storage of trucks, boats or trailers exceeding the number of dock and/or bay doors on the building.

31.392 Architectural Control.

~~(f) All buildings shall contain a concrete floor.~~

33.08 Fences

(b) Definitions

(4) *Farm Fence:* A fence located on a property zoned FR or AG and constructed to contain domestic farm animals a~~nd located a minimum of 300 feet from any residentially zoned propert~~y.

(e) Construction and Maintenance

(2) ~~Link fences, wherever permitted, shall be constructed in such a manner that the barbed end is at the bottom of the fence.~~ Electric fences are prohibited except for farm fences as described in 33.08(j).

(j) Farm Fences:

(1) ~~Fences which are constructed for the purpose of containing livestock in any Farm Residence or Agricultural District may be electrified with no more than twelve (12) volts DC Such electrification shall be installed so as to not have current going through said fence except on an intermittent basis. Current shall not remain on longer than three (3) seconds.~~ Farm fences must be set back at least 50 feet from any property line abutting a residential zoned property, excluding properties zoned AG and FR.

(2) No electric fence shall be located closer than three hundred (300) feet from any residentially zoned property and shall be clearly designated as an electrified fence by the installation of one (1) by one (1) foot square sign stating "this fence is electrified". Electric fences are limited to no more than twelve (12) volts DC. Such electrification shall be installed so as to not have current going through said fence except on an

intermittent basis. Current shall not remain on longer than three (3) seconds.

(3) Farm fences with a maximum height of 4 feet may use barbed wire, so long as they are set back at least 300 feet from residential properties, other than those zoned AG and FR.

33.07 Landscaping

(c) Number of plant materials required. In order to achieve an appropriate and complete quality landscaping of a site, the following minimum number of plant materials shall be provided as indicated below:

(7) A variety of species shall be provided. Spacing and species of trees and shrubs are subject to approval of the Zoning Administrator.

33.10 Home Occupations

33.10 (d) - Conditional Use Permits

(1) All home occupations which do not conform to the standards contained in Section ~~33.11(c)~~ 33.10(c) shall only be conducted with a home occupation conditional use permit. Conditional Use Permit applications shall be made and considered in accordance with 27.04 of this code.

33.13 - Parking

(b) *Size.*

Parking Angle	Stall Width Including Striping	Stall Length of Line	Aisle Width
90 degrees	9 feet	18~~20~~ feet	24 feet
60 degrees	9 feet	23 feet	15 feet
45 degrees	9 feet	25 ~~27~~ feet	12 feet
Parallel	9 feet	23 feet	12 feet

~~The stall length can be reduced by the amount of the curb overhang up to a maximum of two (2) feet.~~

(2) ~~Painted or curbed traffic safety islands shall be installed at the ends of each parking tier. Additional t~~Traffic safety islands may be required to maintain a safe and orderly flow of traffic within the parking lot and/or driveways.

(i) *Required Parking Spaces*. Off-street parking spaces accessory to designated uses shall be provided as follows:

(1) *Single family dwellings:* At least one (1) parking space for each dwelling, plus one (1) additional parking space for each two (2) roomers or lodgers accommodated. ~~, but no more than four (4) parking spaces for each single family dwelling.~~

(5) *Automobile Repair:* Four (4) parking spaces, plus two (2) parking spaces per service bay. The outside storage of cars as a permitted or conditional use in the applicable zoning district may occupy the required four (4) parking spaces.

(9) *Brewery*: At least one (1) parking space for each five hundred (500) square feet of manufacturing floor area and one (1) parking space for each two thousand (2,000) square feet of warehousing floor area.

(10) ~~(9)~~ *Business and professional offices or public administration buildings:* At least one (1) parking space for each two hundred fifty (250) square feet of floor area.

(11) ~~(10)~~ *Childcare facility, not including group family daycare:* At least one (1) parking space for each three

hundred (300) square feet of floor area.
~~(11) Churches and synagogues: At least one (1) parking space for each four (4) seats in accordance with design capacity of the main auditorium.~~
(12) *Drive Thru Businesses:*

(a) Pharmacies with one drive thru lane shall provide stacking space for at least five vehicles, and pharmacies with two or more drive thru lanes shall provide stacking space for at least three vehicles per lane, as measured from and including the last pick-up station, window, or the like. Stacking spaces shall not interfere with parking spaces or traffic circulation.
(b) Banks containing one drive thru lane shall provide stacking space for at least six vehicles, and banks containing two or more drive thru lanes shall provide stacking space for at least four vehicles per lane, as measured from and including the last pick-up station, window, or the like. Stacking spaces shall not interfere with parking spaces or traffic circulation.
(c) Coffee shops containing one drive thru lane shall provide stacking space for at least ten vehicles, and coffee shops containing two or more drive thru lanes shall provide stacking space for at least six vehicles per lane, as measured from and including the last pick-up station, window, or the like. Stacking spaces shall not interfere with parking spaces or traffic circulation.
(d) All Other Uses. Businesses with one drive thru lane shall provide stacking space for at least six vehicles, and businesses with two or more drive thru lanes shall provide stacking space for at least six vehicles per lane, as measured from and including the last pick-up station, window, or the like. Stacking spaces shall not interfere with parking spaces or traffic circulation.

General requirements:
(1) A fence or screen of acceptable design not over six feet in height or less than four feet shall be constructed along the property line abutting a residential zoning district and such fence or screen shall be adequately maintained.
(2) If canopies cover the drive-thru area, any support columns shall be constructed with the same design and materials as those used on the building.
(3) Sites with drive thru service shall be designed in a manner that allows drivers not using the drive thru, or wishing to exit the drive thru area, to bypass the drive thru lane(s).

(13) ~~(12)~~ *Establishments handling the sale and consumption of food and refreshment on the premises ~~including event centers~~:* At least one (1) parking space for each one hundred (100) square feet of floor area, excluding bar area and kitchen area, one (1) parking space for each forty (40) square feet of bar area and one (1) parking space for each two hundred square feet of kitchen area. If no dining area is provided at least one (1) parking space for each 275 square feet of public pick up area.
(14) *Event Centers, auditoriums, private clubs, lodges, and other places of assembly (not places of worship):* Parking spaces equal in number to one-half the seating capacity plus employee parking.
(15) ~~(13)~~ *Fitness Centers:* 1 space for each three hundred (300) square feet of floor area.
(16) ~~(14)~~ *Furniture and appliance stores, motor vehicle sales, stores for repair of household equipment, or furniture:* At least one (1) parking space for each six hundred (600) square feet of floor area.
(17) ~~(15)~~ *Hospitals:* At least two (2) parking spaces per bed.
(18) ~~(16)~~ *Hotels:* At least one (1) space for each guest room.
(19) ~~(17)~~ *Libraries and museums:* At least one (1) parking space for each five hundred (500) square feet of floor area.
(20) ~~(18)~~ *Manufacturing, fabricating, and processing plants not engaged in retail trade:* At least one (1) parking space for each five hundred (500) square feet of floor area. (Ord. No. 88-1071, amended 2-18-1988; Ord. No. 22-2514, amended 12-19-22)
(21) ~~(19)~~ *Medical and dental clinics:* At least one (1) space for each one hundred fifty (150) square feet of floor area.

(22) ~~(20)~~ *Motels:* At least one (1) parking space for each dwelling unit, plus one (1) space per employee.)
(23) Movie Theaters: At least one (1) parking space for each four (4) seats in the theater.
~~(21) Private clubs and lodge: One (1) parking space for each sixteen (16) square feet of assembly area or one (1) parking space for every two and one-half (2½) seats, whichever is greater.~~
(24) *Places of Worship*: At least one (1) parking space for each four (4) seats in accordance with design capacity of the main auditorium.
(25) ~~(22)~~ *Recreational buildings or community centers:* Spaces in adequate number as determined by the Zoning Administrator.
(26) ~~(23)~~ *Schools, elementary, junior high, public or private:* At least three (3) parking spaces per classroom, plus necessary spaces for student drop off. May be reduced at Zoning Administrator discretion.
(27) ~~(24)~~ *Schools, high school, public or private:* 1 per 4 students based on the design capacity. This requirement may be reduced at the Zoning Administrator's discretion to reflect facility use and/or parking policy. Adequate space shall be allowed for the dropping off and/or picking up of students as determined by the Zoning Administrator.
~~At least two (2) parking spaces per student, plus necessary spaces for student drop off. May be reduced at Zoning Administrator discretion.~~
(28) ~~(25)~~ *Self Storage Facility:* Minimum of five (5) spaces
(29) ~~(26)~~ *Senior Housing:* 1.5 spaces per independent living apartment unit other than studio apartments. Studio apartments require one space per unit. Half of the parking spaces for independent living shall be underground. Parking for assisted living and memory care units: At least one (1) parking stall space per two (2) units. ~~shall be determined by Conditional Use Permit.~~ (Ord. No. 22-2494, added 1-19-22)
(30) ~~(27)~~ *Supermarkets, discount houses, mail order outlets, retail stores and other stores with high customer volume:* At least one (1) parking space for each two hundred (200) square feet of floor area~~.~~ for the first 100,000 square feet, plus 1 per 350 square feet of floor area thereafter. The number of parking spaces provided shall not exceed the minimum requirement by more than 10 percent, The Zoning Administrator may expand the parking requirements if the applicant demonstrates, in documented form, a demand which is different than required based on the specifics of the proposed use.
(31) *Taproom:* At least one (1) parking space for each forty (40) square feet of taproom/bar area.
~~(28) Theaters: At least one (1) parking space for each four (4) seats in the theater.~~
(32) ~~(29)~~ *Undertaking establishments and funeral homes:* At least one (1) space for every twenty-eight (28) square feet of area devoted to funeral services or display area plus one (1) parking space per employee. (Ord. No. 03-1990, amended 8-21-2003)
(33) ~~(30)~~ *Warehouse and storage establishments and freight terminals*: At least one (1) off-street parking space for each two thousand (2,000) square feet of floor area or one (1) parking space for every two (2) employees, whichever is greater.
(34) ~~(31)~~ *Other uses:* Parking spaces on the same basis as required for the most similar use.
(35) *Reduced parking.* When demonstrated to the satisfaction of the zoning administrator that the number of parking spaces required by this section would not be needed for the particular use in question, a reduced number of parking spaces may be approved subject to the following:

(a) The request for reduction shall be accompanied by supporting data specifically applying to the particular use in question.
(b) The applicant must provide each of the following:

(aa) A detailed parking plan demonstrating that the parking otherwise required by this section can be provided on the site within ordinance design standards; and
(bb) The parking area must meet the setback, dimension, and maneuverability standards of this ordinance and the stormwater management rules; and
(cc) An agreement in recordable form, approved as to form and content by the city attorney, executed by the property owner, which agreement provides that the owner, on behalf of himself and his heirs,

successors, and assigns, will not use the area identified for expansion parking for any use except landscaping or to cause compliance with the off-street parking requirements of this Code.

(c) The City may order installation of previously excepted parking spaces at any time when, in the city's judgment, conditions indicate the need for such parking, and the property owner shall comply with such order.

33.21 Noise Abatement standards

Homes constructed southeast and northeast of the Anoka County airport that are bounded by 85th Avenue, 35W, 95th Avenue and the airport and bounded by 101st Avenue, Naples Street, 109th Avenue and Radisson Road, ~~and within five hundred (500) feet of any minor and principal arterial roadways as defined by the City of Blaine Transportation Plan,~~ shall incorporate the following standards for construction:

Chapter 34 – Signs

34.02 – Definitions

Sign, gross surface area of: That physical area of the sign constituted as the face upon which the advertisement is borne. The gross surface area shall be that area enclosed within the smallest rectangle ~~regular geometric figure~~ needed to encompass completely all letters, insignias or symbols of the sign, including horizontal spacing between letters, insignias or symbols, and including the physical area constituting the face of the sign. This shall be determined using one (1) side of a double-faced sign. Architectural columns or significant architectural features constructed on the front of a building as determined by the Zoning Administrator may be subtracted from the area calculated for allowable square footage for a permitted sign.

INTRODUCED and read in full this 4th day of December, 2023.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.

City of Blaine
Planning Commission

November 14, 2023 | 7:00 PM
Blaine City Hall
10801 Town Square Drive NE
Blaine, MN 55449

MINUTES

1. Call to Order

The Blaine planning commission met in the City Hall Chambers on Tuesday, November 14, 2023. Chair Goracke called the meeting to order at 7:00PM.

2. Roll Call

Members Present: Commission Members Deonauth, Gorzycki, Halpern, Homan, Olson, Swanson, and Chair Goracke.

Members Absent: None.

Staff Present: Shawn Kaye, Planner
Elizabeth Showalter, Community Development Specialist
Shelia Sellman, City Planner
Teresa Barnes, Project Engineer

4. Public Hearing

4.4. 2023-523 Case File No. 23-0076 // City of Blaine
The City is proposing annual revisions to the Blaine Zoning and Parking Ordinances.
Sponsors: Elizabeth Showalter, Community Development Specialist

The report to the planning commission was presented by Elizabeth Showalter, Community Development Specialist and Shawn Kaye, Planner. The public hearing for Case File 23-0076 was opened at 7:26PM. As no one wished to appear, the public hearing was closed at 7:26PM.

Commissioner Olson asked if properties that were overparked would be required to remove parking spaces.

Planner Kaye reported this would not be required.

Commissioner Swanson questioned if snow storage would become a concern if parking lots were now smaller.

Planner Kaye explained staff did not believe this would be a concern as the changes were for larger sites with buildings over 100,000 square feet.

Motion by Commissioner Olson to recommend approval of Planning Case 23-0076 based on the following rationale:

<u>Case 23-0076:</u>

1. **Routine updates to the zoning code facilitate the code remaining current.**
2. **The changes being proposed will improve the clarity of the code and address legal requirements.**
3. **The changes to the parking requirements promote a balance between efficient use of land and provision of adequate parking.**
4. **The changes continue to promote the health, safety and welfare of the residents, property owners and businesses within the City of Blaine.**

Motion seconded by Commissioner Swanson. The motion passed 7-0.

Chair Goracke noted this would be on the agenda of the December 4, 2023 city council meeting.

City of Blaine
Staff Report

File Number: RES 23-204

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Development Business - Cathy Sorensen, City Clerk

Agenda Item # 10.4

Summary Resolution for Publication of an Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

Executive Summary

Adopt the proposed resolution allowing for publication of title and summary of Ordinance 23-2535.

Background

Minnesota Statute 412.191, Subd. 4, provides for publication of the title and summary of an ordinance in the case it is lengthy if the City Council determines that publication of the title and a summary would clearly inform the public of the intent and effect of the ordinance. As Ordinance 23-2535 is lengthy, staff is recommending adoption of the proposed summary resolution. The summary resolution requires an affirmative vote of four-fifths of the council and the entire ordinance is available for inspection during regular office hours at city hall and can be forwarded upon request.

Strategic Plan Relationship

This item relates to the collaboration and engagement priority in the strategic plan by effectively, fiscally, and efficiently communicating amendments to city code.

Board/Commission Review

N/A

Financial Impact

Ordinance publication is included in the annual city budget.

Public Outreach/Input

Notification of the public hearing was published in the Blaine/Spring Lake Park Life and posted on the City's website and the summary resolution will also be published as required.

Staff Recommendation

By motion, adopt the resolution providing for a summary publication of Ordinance 23-2535 Granting Annual Revisions to the Blaine Zoning and Parking Ordinances.

Attachment List

None

City of Blaine

Signature Copy

Resolution: RES 23-204

Summary Resolution for Publication of an Ordinance Granting Annual Revisions to the Blaine Zoning and Parking Ordinances. City of Blaine (Case File No. 23-0076/EES)

WHEREAS, City Code states if the City Council of the City of Blaine determines, pursuant to Minn. Stat. § 412.191, subd. 4, that publication of the title and a summary of an ordinance would clearly inform the public of the intent and effect of the ordinance, the Council may, by a four-fifths vote of its membership, direct that only the title of the ordinance and a summary be published with notice that a printed copy of the entire ordinance is available for inspection by any person during regular office hours in the office of the City Clerk. The publication of the title and summary shall be deemed to fulfill all legal publication requirements as completely as if the entire ordinance had been published; and

WHEREAS, the following is the official summary of Ordinance No. 23-2535 adopted by the Blaine City Council on December 18, 2023, and providing for its publication on the City's website and available for review/inspection in the City's Clerk's Office for annual revisions to the Blaine zoning and parking ordinances regarding legal changes and processes, removal of inconsistencies and improved clarity, amendments to parking minimums for specific uses including single family, automobile repair, brewery, places of worship, drive thru businesses, establishments handling the sale and consumption of food and refreshment on the premises, event centers, movie theaters, private clubs and lodges, schools, high school, public or private, senior housing, supermarkets, discount houses, mail order outlets, retail stores and other stores with high customer volume, taproom, and establishment of proof of parking criteria; and

WHEREAS, the City Council of the City of Blaine determined that the Ordinance Summary clearly informs the public of the intent and effect of Ordinance 23-2535.

NOW, THEREFORE, BE IT RESOLVED, that the Blaine City Council by the City Council of the City of Blaine hereby directs that the title and Ordinance Summary of amendments shall be published in the official city newspaper and hereby gives notice that printed copies of the complete ordinance are available for inspection by any person during regular office hours at the Office of the Blaine City Clerk, and that a copy of the entire text shall be posted in the official posting place in the City, and further directs that a copy of this Resolution, as enacted will be published.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.

City of Blaine
Staff Report

File Number: ORD 23-2537

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Ordinance

Administration - Cathy Sorensen, City Clerk

Agenda Item # 11.1

Second Reading of an Ordinance Repealing the Fee Schedule From City Code and Adopting the 2024 Fee Schedule

Executive Summary

Annually the City Council is ask to review and adopt a fee schedule for the upcoming year.

Background

First reading and public hearing of an ordinance repealing the City's fee schedule from code and placing in a second was held on December 4, 2023; no comments were received. Attached are the proposed changes for 2024 fees. Department comments are listed below:

Building Inspections

The current permit fee schedule was modeled after the 1997 Uniform Building Code and has not been updated for many years. The proposed changes are modeled after the City of Plymouth and Lakeville (following the 2016 schedule used by the Dept. of Labor and Industry). The proposal would increase the permit for the average new home by 6.8% (based on a home valuation of $321,070).

1. Accessory building/shed permit proposed increase of $15 to $75. This permit includes plan review and an average of 2 inspections.
2. Basement finish permit proposed increase of $30 to $180. This permit includes plan review and an average of 3 inspections for building, plumbing, and mechanical.
3. Swimming pools permit proposed increase of $15 to $75. This permit includes a plan review and an average of 2 inspections. The installation and inspection of a fence is included as well.

City Clerk

The proposed changes/additions include deletion of the amusement center fee as that license type was removed from code in 2022; addition of microdistillery and adult use fees to correspond with approved

license types, and proposed increase for on-sale intoxicating liquor licenses, pending notification of current license holders and the required public hearing per statute.

Community Standards
Lawn sprinkling violation fee - added for $25 and increasing it an additional $25 for subsequent violations. The fee would serve as an enforcement tool.

Planning Department
Proposed fee increases are due to increased mailing costs and staff time. One fee that is proposed to be added is a fee for workshop items. Right now it is required for a comp plan amendment and subdivision over 50 lots to go to workshop. In addition, several other concepts and rezoning proposals have gone to workshop. Preparing these items (staff report, presentation, correspondence) for workshop takes just as long if not longer than reviewing the actual application. These fees are more inline with staff time and similar to surrounding cities.

Police Department
The proposed fee increase for digital evidence is to help recoup the cost of flash drives since there has been an increase in requests over the last several years. The increase would also be in alignment with other agencies in Anoka County.

Public Works

1. Water and sewer hook-up fee - increasing the fee to match Building Inspections.
2. Re-inspection fee - being added to help eliminate the current issue of contractors not being ready for inspection at their scheduled time and/or receiving re-inspection requests without issues resolved.
3. Water meters – cost increases from our vendor.
4. Hydrant meter use fee - fee has not increased in many years and significant staff time is required to test the meters before use and prepare the meters for rental.

Strategic Plan Relationship

The fee schedule pertains to financial sustainability.

Board/Commission Review

n/a

Financial Impact

The establishment of proper fees to adequately cover the cost of certain programs the city provides helps to limit the reliance on property taxes to fund discretionary public services.

Public Outreach/Input

Notice of public hearing was published in the November 24, 2023, edition of the Blaine Spring Lake Park Life.

Staff Recommendation

By motion, hold second reading and adopt the ordinance as presented.

Attachment List

1. Proposed 2024 Fee Schedule

City of Blaine

Signature Copy

Ordinance: ORD 23-2537

Second Reading of an Ordinance Repealing the Fee Schedule From City Code and Adopting the 2024 Fee Schedule

The City of Blaine does ordain: (Added portions are underscored and deleted portions are shown in overstrike.)

The City of Blaine's fee schedule is on file in the City Clerk's office and is also available online at blainemn.gov/feeschedule

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~~Blaine, Minnesota, Code of Ordinances~~

~~Appendix D Fee Schedule~~

~~Effective January 1, 2023~~

~~Building Inspections Department~~		
~~Fee Type~~	~~Fee Amount~~	~~Code Section *(if applicable)*~~
~~Building Permits (applicable state surcharge also required)~~	~~Determined by total valuation~~	~~18-43~~
~~By Valuation~~	~~*Fees do not include state surcharge~~	-
~~$1.00 to $500.00~~	~~Minimum fee $75.00~~	-
~~$501.00 to $2,000.00~~	~~$23.50 for the first $500.00 plus $3.05 for each additional $100.00 or fraction thereof, to and including $2,000.00 Minimum fee $75.00~~	-
~~$2,001.00 to $25,000.00~~	~~$69.25 for the first $2,000.00 plus $14 for each additional $1,000.00 or fraction thereof, to and including $25,000.00 Minimum fee $75.00~~	-
~~$25,001.00 to $50,000.00~~	~~$391.75 plus $10.10 for each additional $1,000.00 or fraction thereof in excess of $25,000.00, to and including $50,000.00~~	-
~~$50,001.00 to $100,000.00~~	~~$643.75 for the first $50,000.00 plus $7.00 for each additional $1,000.00 or fraction thereof, to~~	-

	~~and including~~ ~~$100,000.00~~	
~~$100,001.00 to $500,000.00~~	~~$993.75 for the first $100,000.00 plus~~ ~~$5.60 for each additional $1,000.00~~ ~~or fraction thereof, to and including $500,000.00~~	-
~~$500,001.00 to $1,000,000.00~~	~~$3,233.75 for the first $500,000.00 plus $4.75 for each additional~~ ~~$1,000.00 or fraction thereof, to and~~ ~~including $1,000,000.00~~	-
~~$1,000,001.00 and up~~	~~$5,608.75 for the first $1,000,000.00 plus $3.65 for each additional~~ ~~$1,000.00 or fraction thereof~~ ~~$5,608.75 for the first $1,000,000.00 plus $3.65 for each additional~~ ~~$1,000.00 or fraction thereof~~	-
~~Plan Review Fees:~~ ~~When submittal documents are required by MN Rules 1300, a plan review fee shall be paid at the time of permit issuance. Said plan review fee shall be 65 percent of the building permit fee shown above.~~ - ~~The plan review fees specified in this subsection are separate fees from the permit fees specified in MN Rules 1300 and are in addition to the permit fees.~~ - ~~When submittal documents are deemed incomplete or changed so as to require additional plan review or when the project involves deferred submittal items as defined in MN Rules 1300, an additional plan review fee shall be charged at the rate shown above.~~ - ~~Fee Exception:~~ ~~Private residential accessible ramps are exempt from the permit fee requirement subject to the following criteria:~~ ~~• Plan submittal review and normal permit approval required prior to construction.~~ ~~• The ramp must be designed to minimum accessibility design standards as determined by the Chief Building Official.~~ ~~• Compliance with all zoning regulations required.~~ ~~• State surcharge still applies.~~	-	-
~~Accessory buildings/sheds (set fee) when the floor~~ ~~area is greater than 120 square feet and does not~~ ~~exceed 200 square feet or when the floor area is 120~~ ~~square feet or less and the structure has a poured~~ ~~slab or footings, a zoning permit is required.~~ ~~(Manufactured home park and single family~~ ~~residential.)~~	~~$50.00 + state surcharge~~	-
~~Attic and wall insulation alteration, residential (set~~ ~~fee)~~	~~$75.00 + state surcharge~~	-
~~Basement finish permit - residential (existing homes):~~ ~~all-inclusive plumbing, mechanical, building~~ ~~Per room (maximum set fee charge of 3 rooms)~~	~~$150.00 + state surcharge or~~ ~~$60.00/room + state surcharge~~	-

~~Basement finish permit - home under construction (prior to Certificate of Occupancy being issued)~~	~~Use section 18-43 and current city valuation table~~	-
~~Contractor License Verification Fee - fee can be added to any residential building permit that requires a licensed contractor.~~	~~$5.00~~	~~326B.815 Subd. 2~~
~~Deck, construction/remodeling (set feet)~~	~~$100.00 (up to 100 ft^2) + state surcharge~~ ~~$150.00 (over 100 ft^2) + state surcharge~~ ~~$75.00 deck remodel/repair + state surcharge~~	-
~~Demolition permit - residential and interior commercial demolition permit (set fee)~~	~~$75.00 plus $2,000.00 escrow cleanup fee + state surcharge~~	-
~~Demolition permit - commercial building (entire building or portion of building)~~	~~$150.00 plus $2,000.00 escrow cleanup fee + state surcharge~~	-
~~Drain tile installation, residential (set fee)~~	~~$75.00 + state surcharge~~	-
~~Escrow - new construction single-family homes upon issuance of building permit~~	~~$5,000.00~~	-
~~Escrow, additional, new construction single-family homes for outstanding items not completed at issuance of Certificate of Occupancy between May 15 & October 15~~	~~$2,500.00~~	-
~~Fences, yard - residential (set fee)~~	~~$50.00~~	~~33.091~~
~~Fences, commercial (set fee)~~	~~$75.00~~	~~33.091~~
~~Manufactured home installation (set fee) All inclusive (plumbing, mechanical, building, Certificate of Occupancy)~~	~~$400.00 + state surcharge~~	~~46-44~~
~~Manufactured structure - to park on any lot in the City in the event of a disaster (limited to 90 days) (issued by City Manager)~~	~~$100.00 + state surcharge~~	~~46-4(d)(1)~~
~~Manufactured structure - permit for temporary use as a dwelling or office outside of an authorized park (issued by council)~~	~~$250.00 + state surcharge~~	~~46-41~~
~~Moving permit - residential single family & manufactured home (set fee)~~	~~$75.00 + state surcharge~~	-
~~Parking lot - commercial~~	~~$75.00 + state surcharge~~	-
~~Plan review fee~~	~~65% of building permit fee~~	-
~~Plan review of revision after permit issuance~~	~~$100.00 per hour not exceeding 50% of flat permit fees~~	-
~~Roofing permit - residential (set fee)~~	~~$100.00 + state surcharge + contractor verification fee~~	-
~~Roofing permit - townhouse (set fee)~~	~~$60.00/unit with a maximum of $360.00 + state surcharge + contractor verification fee~~	-
~~Roofing permit - commercial~~	~~Building permit fee + state surcharge~~	-
~~Siding permit - residential (set fee)~~	~~$100.00 + state surcharge + contractor verification fee~~	-
~~Siding permit - townhouse (set fee)~~	~~$60.00/unit with a maximum of $360 + state surcharge + contractor verification fee~~	-
~~Siding permit - commercial~~	~~Building permit fee + state surcharge~~	-
~~Solar permit - residential (set fee)~~	~~$100.00 + state surcharge~~	-

~~Solar permit - commercial~~	~~Building permit fee & plan review fee+ state surcharge~~	-
~~Swimming pools (set fee)~~ ~~Above ground~~ ~~Above ground inflatable pools (good for 3 years from date of issue)~~ ~~In ground~~	~~$60.00 + state surcharge~~ ~~$60.00 + state surcharge~~ - - ~~$125.00+ state surcharge~~	-
~~Window(s) replacement - residential~~	~~$100.00~~ ~~+ state surcharge~~ ~~+ contractor verification fee~~	-
~~Work started without a proper permit~~	~~Double permit fee~~	-
~~Certificate of occupancy~~	~~$20.00~~ ~~(when part of issued permit)~~ ~~$60.00~~ ~~(when part of pre-occupancy walk thru of business locations only)~~	~~18-74~~
~~City contractor's license(s) - yearly (fees includes multiple licenses per contractor)~~ ~~Cement work, cement block work, cement block laying or brick work; General construction including erection, alteration, or repair of a building; The moving or wrecking of buildings; Plastering, outside stucco work, or lathing; Blacktopping (parking lots, driveways, etc.); Roofing; Excavators (for basements, foundations, grading of lots, etc.); Heating, ventilating or air conditioning.~~	~~$70.00~~	~~18-125~~
~~Sign and billboard erecting; Automatic sprinkler system design and installation contractor.~~	~~$35.00~~	-
~~Inspections and Fees~~	-	-
~~Inspections outside of normal business hours~~	~~$100.00 per hour - minimum charge 1 hour[1]~~	-
~~"Will Meet Inspection" to investigate if roofing, siding, or window work is compliant when work has been covered prior to required inspection(s), or if required pictures have not been submitted. Fee to be collected prior to will meet inspection.~~	~~$50.00~~	-
~~Re-inspection~~	~~$100.00[1]~~	-
~~Inspections for which no fee is specifically indicated~~	~~$100.00 per hour - minimum charge 1 hour[1]~~	-
~~For use of outside consultants for plan checking and inspections or both~~	~~Actual costs[1]~~	-
~~Erosion control inspection fee (Commercial & Industrial Building permits)~~	~~$250.00~~	-
~~Heating, Ventilating and Air Conditioning Permits~~	-	~~18-125/161~~
~~Residential~~	-	-
~~Air conditioning system (set fee)~~	~~$75.00 + state surcharge~~	-
~~Furnace replacement (set fee) (includes alterations to ductwork)~~	~~$75.00 + state surcharge~~	-
~~Gas stoves, ranges, etc. (set fee)~~	~~$75.00 + state surcharge~~	~~18-161~~
~~Heating work started without proper permit~~	~~Double permit fee~~	-
~~Hot water system (set fee) includes burner~~	~~$75.00 + state surcharge~~	-
~~HVAC system new/replacement - all inclusive (set fee)~~ ~~*(ex. Damage repair due to fire)*~~	~~$200.00 + state surcharge~~	~~18-161~~

In-floor heat piping (set fee)	$75.00 + state surcharge	-
Manufactured home gas piping (set fee)	$75.00 + state surcharge	-
Misc. gas burning appliances (set fee)	$75.00 + state surcharge	-
Misc. equipment used for heating/cooling (set fee) *(solar, heat pumps, gas lines, manufactured wood burning appliance, etc.)*	$75.00 + state surcharge	-
Ventilating systems - residential (set fee)	$75.00 + state surcharge	-
Commercial	-	-
Mechanical (minimum fee)	$75.00 + state surcharge	-
Mechanical HVAC projects all	Based on 3% of job cost+ state surcharge	-
Mechanical work started without proper permit	Double permit fee	-
Plumbing Permits	-	18-191
Residential	-	-
Each single-family residential fixture or fixture opening, or for each three gas piping openings (set fee) Minimum permit fee - residential	$12.00 + state surcharge - - $75.00 + state surcharge	-
Lawn Sprinkling system (set fee)	$75.00 + state surcharge	-
Plan approval fee for inspection of private underground utility installation	$250.00 + state surcharge	-
Plumbing work started without proper permit	Double permit fee	-
Plumbing system new/replacement - all inclusive (set fee) *(ex. Damage repair due to fire)*	$200.00 + state surcharge	-
Plumbing alterations - altering of drains, vents and/or water piping (set fee)	$75.00 + state surcharge	-
Utility systems - new hook-up, repair or alteration of any sewer or water systems (set fee) *(except subsurface sewage treatment systems)*	$75.00 + state surcharge	-
Septic tank replacement (set fee)	$80.00 each + state surcharge	-
Subsurface sewage treatment system, installation or alteration of any individual system (set fee)	$350.00 + state surcharge	-
Water heaters - gas or electric (set fee)	$75.00 + state surcharge	-
Commercial	-	-
Minimum fee for commercial plumbing projects	$75.00 + state surcharge	-
Plumbing and underground utility work	Based on 3% of job cost + state surcharge, minimum of $75.00	-
Utility systems - minor water or sewer system repair	$75.00	-
Plumbing projects (inspections only for State Projects)	Based on 1.5% of job cost + state surcharge minimum of $75.00	-
Plumbing work started without proper permit	Double permit fee	-
Utility work escrow for repair of pavement and/or landscaping	$2,000.00	-
Reports	-	-
Custom Programming/Research Fee	25¢/standard page* $25.00/hour - minimum 1 hour	-
Individual airport hangar underground water utility work	$75.00	-
Individual airport hangar underground sewer utility work	$75.00	-
Sewer access charge Blaine sewer access charge	$2,485.00/unit 1.5% of MCES SAC fee	86-141
Water access charge - *All multi-family residential projects will pay per unit WAC rate however*	Residential $1,910.00/unit Commercial $4,824.00/acre	86-141

~~*the rate is capped at no more than 150% of the commercial rate for the same site.*~~		

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~~City Clerk's Office~~		
~~Fee Type~~	~~Fee Amount~~	~~Code Section~~ ~~*(if applicable)*~~
~~Amusement center license~~ ~~Per device fee~~	~~$150.00~~ ~~$15.00~~	~~10-54(a)~~
~~Charitable gambling investigation fee~~	~~$250.00~~	~~22-386~~
~~Christmas tree lot license~~ ~~Deposit for clean-up~~	~~$200.00~~ ~~$200.00~~	~~22-112~~
~~Circus or carnival license - application fee (includes 1st day)~~ ~~Each additional Day~~	~~$200.00~~ - ~~$100.00~~	~~10-113~~
~~Denied license fee~~	~~$25.00~~	-
~~Garbage haulers (private)~~	~~$75.00~~	~~62-34(3)~~
~~Kennel license - per year - home based~~ ~~Kennel license - per year - commercial~~	~~$70.00~~ ~~$90.00~~	~~14-191(a)~~
~~Liquor~~	-	-
~~Special license for 2:00 a.m. permit~~	~~$200.00~~	~~6-38(13)~~
~~On-Sale intoxicating liquor license~~	~~$5,800.00~~	~~6-38(5)~~
~~On-Sale wine license~~ ~~Seating for up to 99~~ ~~Seating for 100+~~	- ~~$1,000.00~~ ~~$2,000.00~~	~~6-38(7)~~
~~Off-Sale intoxicating liquor~~ ~~License fee w/proof of identification machine~~ ~~assistance & written employee policy~~ ~~License fee w/out proof of identification machine~~ ~~assistance & written employee policy~~	~~$200.00~~ - ~~$300.00~~	~~6-38(4)~~
~~Investigation fee for 6-66(a), (b), (c)~~	~~$500.00~~	~~6-45(a), (b)~~
~~Investigation fee for new responsible party/manager~~ ~~for an existing license/or new 3.2 on/off sale license~~	~~$150.00~~	~~6-41(b)~~
~~Additional fee for change of ownership, corporate~~ ~~control~~	~~$50.00~~	~~6-44~~
~~Off-Sale 3.2 percent malt liquor license~~	~~$100.00~~	~~6-38(2)~~
~~On-Sale 3.2 percent malt liquor license~~	~~$400.00~~	~~6-38(1)~~
~~Club on-sale intoxicating liquor~~	~~$300.00~~	~~6-38(5)~~
~~Tavern license (including public dancing)~~	~~$200.00~~	~~6-38(5)~~
~~Public drinking place license~~	~~$200.00~~	~~6-38(5)~~
~~Special license for Sunday liquor sales~~	~~$200.00~~	~~6-38(6)~~
~~Combination license for club only - sum of separate~~ ~~fees above~~	~~$900.00~~	~~6-38(5)~~
~~Temporary on-sale 3.2 percent malt liquor license~~	~~$50.00~~	~~6-38(3)~~
~~Brewer taproom~~	~~$500.00~~	~~6-38(9)~~
~~Small brewer off-sale~~	~~$300.00~~	~~6-38(10)~~
~~Off-sale brew pub~~	~~$300.00~~	~~6-38(12)~~
~~On-sale brew pub~~	~~$300.00~~	~~6-38(11)~~
~~Massage, Therapeutic~~	-	~~22-427~~

Business Enterprise (new business) Background fee	$300.00 $200.00	-
Individual Background fee	$150.00 $50.00	-
Business Enterprise (renewal) Background fee	$175.00 $100.00	-
Individual (renewal) Background fee	$100.00 $35.00	-
Motor vehicle salvage or junkyard license fee	$500.00	34-374
Nursery sales - temporary	$400.00	22-583(a)
Pawnbrokers	-	-
Pawnbroker reportable transaction fee	$2.00/transaction	22-201
Pawnbroker non-compliant transaction fee	$4.00/transaction	22-201
Pawnbroker annual fee After the 3rd license year & subsequent years with no more than 3% error rate over previous years	$3,000.00 $2,000.00	22-231
Pawnbroker background investigation fee	$500.00	22-232(f)
Pawnbroker background investigation fee (out of state travel)	Actual costs incurred	22-232
Peddlers, Solicitors, Transient Merchants	-	22-293
Application Fee (initial investigation)	$35.00/person or application	-
Semi-Annual Fee (January 1—June 30/July 1—December 31)	$300.00	-
Replacement city-issued photo identification license	$10.00	-
Precinct Maps	$5.00/each*	-
Solid waste disposal license	$750.00	62-91
Special event license fee - each event *(subject to no refund if cancelled 30 days prior to event)* Club/charitable/religious/non-profit organization Others (Deposit fee - per day)	- $100.00 $200.00 $250.00	- 70-42(b) 70-42(b) 70-43(1)
Tobacco/Tobacco Products/Tobacco Related Device License Background Fee	$50.00 (non-refundable)	42-63
License fee with proof of identification machine assistance & written employee policy License fee w/out proof of identification machine assistance & written employee policy	$100.00 - $200.00	-
Vehicle vending operating license	$100.00	22-621(b)

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Community Standards Fire Inspections, Code Enforcement, Rental Licensing		
Fee Type	Fee Amount	Code Section *(if applicable)*
False Alarms - Fire	-	30-69(1)
4th False fire alarm in a calendar year	$200.00	30-69(1)(a)
Each successive false fire alarm in addition to 4 in a calendar year	Increase by $50.00/each	30-69(1)(b)
Fire inspection permit fees	-	38-33
Alarm systems installations (each alarm detection device)	5.00/device	-

Minimum fee	$50.00	-
Automatic suppression systems - fire pump	$100.00	-
Burning permit (additional fee if standby personnel required)	$75.00	-
Extinguishing systems (head or nozzle)	$5.00/device	-
Minimum fee for commercial and required residential fire sprinkler systems	$51.00 (state surcharge included)	-
Maximum fee for voluntary single family residential fire sprinkler system	$30.00	-
Fire order re-inspection fee	$50.00	-
Fireworks/pyrotechnic displays	$100.00	-
Consumer fireworks retail sales facility	$350.00	-
All other fireworks retail sales	$100.00	-
Hazardous materials tank installation	$100.00/tank	-
Removal of underground flammable liquid storage tank (per tank)	$75.00	-
Special amusement buildings	$200.00	-
Standpipe installation	$50.00	-
Temporary tents, canopies and membrane structures	$50.00/structure	-
Inspections and fees	-	-
Inspections outside of normal business hours (minimum charge - 2 hours) Designated city holiday (minimum charge - 2 hours)	$57.00/hour[1] - 76.00/hour[1]	-
Mowing administrative fee	$25.00/parcel	90-36
Rental Housing Licensing	-	18-505
Rental housing license fees (+$10/unit)	$180.00/11ppro. (+$10/unit)	-
Late fee (For every 30 days past due date)	$60.00	-
Rental housing license fees (after 3 years with no inspection issues)	$130.00/11ppro. (+$10/unit)	-
Ownership transfer fee	$30.00	18-507
Re-inspection fee	$60.00	18-509(b)(2)
Reinstatement fee (application)	$30.00	18-5091
Reports	-	-
Custom Programming/Research Fee	$5.00/copy* $25.00/hour	-
Non-Custom	$5.00/copy*	-

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Engineering Department/GIS		
Fee Type	Fee Amount	Code Section *(if applicable)*
Address change request from property owner	$75.00	-
Admin/assessment fee for processing supplemental assessments	$250.00	-
Earth removal and land reclamation	-	34-1521
100—500 cubic yards	$100.00	-
500—5,000 cubic yards	$350.00	-
Labels (mailing lists)	-	-
Programming/research fee	$25.00/hour	-

Label/address (Addresses can be requested on either labels or sent out in a text file or Excel file format. Fee is still based per address)	$0.025*	-
Maps	-	-
Custom (require research and/or custom sizing)	-	-
Programming/research fee	$50.00/hour	-
Large format print up to 42" wide	$5.00 per linear foot*	-
Standard (pre-produced and on-hand maps)	-	-
City Street (12pprox.. 28" x 38")	$5.00/sheet*	-
Community Facilities (12pprox.. 36" x 36")	$5.00/sheet*	-
Land Use (12pprox.. 36" x 40")	$5.00/sheet*	-
Zoning (12pprox... 36" x 40")	$5.00/sheet*	-
Record Drawings (12pprox.. 24" x 36")	$5.00/sheet*	-
Mapbooks and small format maps (letter, legal or tabloid size)	See photocopy price per sheet	-
Mailing fee for locations in Minnesota	$5.00/envelope	-
Plans and specifications	-	-
Projects up to $500,000.00	$50.00/set	-
Projects over $500,000.00	$75.00/set	-
Electronic copy - ½ payment goes to QuestCDN	$25.00/set	-
Reports	-	-
Programming/research fee	$25.00/hour	-
Report	$5.00/copy*	-
Right-of-way work	-	-
Delay penalty	$45.00 up to 3 days + $10.00/day beyond 3 days	70-721
Excavation permit	$150.00	70-72(a)
Obstruction permit	$150.00	70-72(b)
Permit extension	$15.00	70-69(b)
Registration fee (one time)	$25.00	70-64(a)
Transit amenity permit (per year)	$50.00	70-92
Work in right-of-way permit	-	70-1
Residential/lot	$50.00	-
Commercial/lot	$75.00	-
Special assessment search	$15.00	-
Storm water pond aeration permit	$150.00	34-523
Street and drainage/utility easement vacations:	-	Charter 12.06
Single family residential	$250.00/1st lot + $50.00/ea. Additional lot	-
All others	$500.00/lot	-
Telecommunications permit (includes Cable TV)	$150.00	70-62

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Finance Department		
Fee Type	Fee Amount	Code Section *(if applicable)*
Bad checks	$25.00/each	-
Certify delinquent utilities and misc. invoices to tax roll	$50.00	-

Electronic payment card fee Online utility billing credit card fee IVR phone payment		2.5% above $25.00 2.95% $.50	-
New resident listing		$5.00/paper* $10.00/electronic*	-
Photocopies		.25/page* for 1st 100 pages	-
Sanitation utility fee (refuse, recycling and tax)		-	62-33l
96 gallon service (per quarter)		$66.00/quarter	-
68 gallon service (per quarter)		$52.50/quarter	-
38 gallon service (per quarter)		$42.00/quarter	-
Senior rate service (per quarter)		$33.00/quarter	-
Sewer		-	86-141
Residential		$70.00/quarter	-
Disabled & senior citizens (must meet hardship conditions)		$35.00/quarter	62-33(f)
Commercial		-	-
0—5,833 gallons		$23.33/month	-
Over 5,833		$4.00/1,000 gallons	-
Apartments Monthly		$17.50/unit	-
Stormwater utility fee		$11.55/quarter	86-153
Water		-	-
Service fee		$7.70/bill cycle	-
Monthly Billing Tiers	Quarterly Billing Tiers	-	-
0—8,000	0-24,000	$2.25/per 1,000 gallons	-
8,001—25,000	24,001—75,000	$2.84/per 1,000 gallons	-
25,001—50,000	75,001—150,000	$2.91/per 1,000 gallons	-
Over 50,000	Over 150,000	$3.92/per 1,000 gallons	-
State Water Test Fee		$2.43/quarter	MN Stat. 144.3831

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Parks and Recreation				
Fee Type			Fee Amount	Code Section *(if applicable)*
Athletic facility rental fee			-	70-43
Resident			$125.00/day per field/rink *	-
Non-resident			$150.00/day per field/rink*	-
Athletic facility usage fee for Blaine youth athletic associations			$15.00/participant/season	-
Athletic facility usage fee for youth tournaments			$25.00/non-Blaine team	-
Athletic facility lighting rental fees:			-	-
Baseball, football, soccer, softball, lacrosse			$40.00/hour*	-
Hockey rink			$30.00/hour *	-
Equipment rental fees:			-	-
Field liner (+ $50.00 deposit)			$10.00 per day*	-
Field liner deposit			$50.00	-
Bag of marking chalk			$5.00 per bag*	-
Mary Ann Young Center			-	-
Oak Room	Resident	Non-Resident	2 hour minimum on MAYC rentals	-

-	-	-	~~$100.00 deposit~~	-
~~Mon—Thu 5—10 p.m.~~	~~$35.00/hour~~	~~$55.00/hour~~	-	-
~~Fri 5—10 p.m.~~	~~$50.00/hour~~	~~$70.00/hour~~	-	-
~~Sat 8 a.m.—Midnight~~	~~$50.00/hour~~	~~$70.00/hour~~	-	-
~~Sun 8 a.m.—8 p.m.~~	~~$50.00/hour~~	~~$70.00/hour~~	-	-
~~**Tom Ryan Room A/B**~~	~~Resident~~	~~Non-Resident~~	~~$500.00 deposit~~	-
~~Mon—Fri 5—10 p.m.~~	~~$75.00/hour~~ ~~$100.00/hour combined~~	~~$100.00/hour~~ ~~$125.00/hour combined~~	-	-
~~Sat 5 a.m.—Midnight~~	~~$100.00/hour~~ ~~$150.00/hour combined~~	~~$125.00/hour~~ ~~$175.00/hour combined~~	-	-
~~Sun 8 a.m.—8 p.m.~~	~~$100.00/hour~~ ~~$150.00/hour combined~~	~~$125.00/hour~~ ~~$175.00/hour combined~~	-	-
~~**Maple Room A/B**~~	~~Resident~~	~~Non-Resident~~	~~$100.00 deposit~~	-
~~Mon—Thu 5—10 p.m.~~	~~$35.00/hour~~ ~~$65.00/hour combined~~	~~$55.00/hour~~ ~~$100.00/hour combined~~	-	-
~~Fri 5—10 p.m.~~	~~$50.00/hour~~ ~~$80.00/hour combined~~	~~$70.00/hour~~ ~~$115.00/hour combined~~	-	-
~~Sat 5 a.m.—Midnight~~	~~$50.00/hour~~ ~~$80.00/hour combined~~	~~$70.00/hour~~ ~~$115.00/hour combined~~	-	-
~~Sun 8 a.m.—8 p.m.~~	~~$50.00/hour~~ ~~$80.00/hour combined~~	~~$70.00/hour~~ ~~$115.00/hour combined~~	-	-
~~Park building rental~~			-	-
~~Building key deposit~~			~~$50.00~~	-
~~Resident~~			~~$25.00/hour *~~	-
~~Non-resident~~			~~$30.00/hour *~~	-
~~Parking permit for Lakeside Commons Park (Beach)~~			-	-
~~Blaine resident~~			~~$ FREE~~	-
~~Non-resident~~			~~$10.00/day or~~	-
-			~~$30.00/car for the season~~	-
~~Park reservation fees (Groups of 1 to 150)~~			-	-
~~Athletic facility rental fee~~			-	-
~~Resident~~			~~$30.00/per hour/field/rink*~~	-
~~Non-resident~~			~~$35.00/per hour/field/rink *~~	-
~~*Aquatore and Tom Ryan Parks*~~			-	-
~~Resident:~~			~~Groups of 1—150~~ ~~$95.00/half day*~~ ~~$150.00/full day*~~ - ~~Groups over 150~~ ~~$450.00 full park*~~	-

	~~+ $500.00 damage deposit~~	
~~Non-resident:~~	~~Groups of 1—150~~ ~~$150.00/half day*~~ ~~$180.00/full day*~~ - ~~Groups over 150~~ ~~$160.00/full day*~~ ~~$500.00 full park*~~ ~~+ $500.00 damage deposit~~	-
~~Tom Ryan Park - Damage Deposit~~	~~$125.00/all rentals~~	-
~~*Lakeside Commons Park*~~	-	-
~~Resident~~	~~Groups of 1—150~~ ~~$95.00/half day*~~ ~~$150.00/full day*~~ - ~~Groups over 150~~ ~~$450.00 full park*~~ ~~+ $500.00 damage deposit~~	-
~~Non-resident:~~	~~Groups of 1—150~~ ~~$140.00/half day*~~ ~~$210.00/full day*~~ - ~~Groups over 150~~ ~~$500.00 full park*~~ ~~+ $500.00 damage deposit~~	-
~~Special event fees (groups of 150 or more)~~	~~See City Clerk Section~~	~~70-43~~
~~Special event maintenance fees~~	~~Actual costs[1]~~	-

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~~Planning Department~~		
~~Fee Type~~	~~Fee Amount~~	~~Zoning or Subdivision Code *(if applicable)*~~
~~Accessory dwelling unit registration~~	~~$100.00~~	-
~~Comprehensive Land Use Plan Amendment~~	~~$675.00~~	~~27.03~~
~~Concept subdivision plan review~~	~~$200.00~~	~~75.31(a)~~
~~Conditional Use Permit and Amendments~~	~~$475.00~~	~~27.04~~
~~Conditional Use Permit Approval Extension~~	~~$200.00~~	-
~~Environmental Review~~	~~$900.00~~	-
~~Escrow inspection fee~~	~~$100.00~~	-
~~Final plat (or C.I.C.)~~	~~$400.00~~	~~74.43~~
~~Final plat extension~~	~~$200.00~~	~~74-41(3)(i)~~
~~Interim Use Permit~~	~~$475.00~~	~~27.05~~
~~Manufactured home park or recreational camping area~~	~~$600.00 + 30.00/lot + legal fees~~	~~29.120~~
~~Park dedication fees~~	~~$4,894.00/per residential unit (65% for park dedication, 35% for open space dedication)~~	~~75-130~~

	~~$8,704.00 per acre of commercial~~ ~~$6,702.00 per acre of industrial~~	
~~Preliminary plat fee (Maximum fee of $2,500.00)~~	~~$600.00 + $30.00/lot + legal fees~~	~~74-41(2)~~
~~Preliminary plat extension~~	~~$200.00~~	~~74-41(3)(a)~~
~~Redevelopment area site plan approval~~	~~$400.00~~	~~30.903(a)~~
~~Release of Development Contract~~	~~$150.00~~	-
~~Reforestation (per tree)~~	~~$400.00~~	~~33.09(a)(3)~~
~~Second Public Hearing Notice (due to action of applicant)~~	~~$100.00~~	~~34.00~~
~~Sign Permits~~	-	-
~~Permanent~~	~~$30.00 (plus .50 per square foot)~~	-
~~Temporary sign permits~~	~~$50.00 (per 2-week period)~~	-
~~Site plan review~~	~~$400.00~~	~~27.07(b)(2)~~
~~Variance~~	~~$475.00~~	~~27.06~~
~~Administrative Subdivision~~	~~$400.00~~	-
~~Zoning Amendments~~	~~$675.00~~	~~27.03~~
~~Zoning Letter/Certification (per parcel)~~	~~$30.00~~	-

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~~Police Department~~		
~~Fee Type~~	~~Fee Amount~~	~~Code Section (if applicable)~~
~~Alarm user registration fee (non-transferable)~~	~~$10.00~~	~~30-63(12)~~
~~Animal Fees~~	-	-
~~Impound fee~~	~~$24.00~~	~~14-63~~
~~Dog bite kennel quarantine period~~	~~$416.00~~	~~14.105~~
~~Dangerous/potentially dangerous dog appeal fee~~	~~$150.00~~	-
~~Dangerous dog registration~~	~~$500.00/year~~	-
~~Potentially dangerous dog registration (initial)~~	~~$250.00~~	-
~~Dog license - two years (5/1—4/30)~~	~~$10.00~~	~~14-173(a)~~
~~Audio/video tapes~~	~~$25.00/tape copied*~~	-
~~Child safety seat inspections~~	-	-
~~Blaine residents~~	~~Free service~~	-
~~Non-residents~~	~~$25.00~~	-
~~Digital CDs (photos or surveillance video)~~	~~$25.00/CD copied*~~	-
~~False Alarms~~	-	-
~~4th, 5th, 6th false alarm in calendar year (police response)~~	~~$75.00~~	~~30-69(2)a~~
~~7th false alarm and each succeeding in a calendar year~~	~~Increase by $50.00/each~~	~~30-69(2)b~~
~~2nd, 3rd, false panic or hold up alarm~~	~~$100.00~~	~~30-69(2)c~~
~~Subsequent false panic or hold up alarm~~	~~Increase by $100.00 each~~	~~30-69(2)c~~
~~Minimum Fee~~	~~$50.00~~	-
~~Fingerprinting~~	~~$15.00/person~~	-
~~Photographs on CD~~	~~$25.00/CD *~~	-
~~Police Reports~~	-	-
~~Subject of the Data:~~	~~Inspection of data is free First 3 pages free~~ ~~Page 4 cost is $1.00~~ ~~Pages 5—100 are $0.25 each~~	-

	All pages over 100 are $0.50 each	
-	*You may be required to pay the actual costs of making, certifying and compiling costs pursuant to MGDPA 13.04 subd 3.*	-
All other walk-ins public data	-Inspection of public data is free -Each page will cost $0.25 up through page 100; $0.50 for 2-sided page -Each page over 100 will be $0.50 each	-
Mail/Fax/Email in Requests for Reports	-Each report that is four pages & under will be $4.00 -Each page up to and including page 100 will be $0.25 each -Each page beyond page 100 will be $0.50 each	-
Commercial user purchases a commercial accident report	.50¢/report	-
Computerized summary reports	$50.00 set-up fee plus $16.00/hr. computer time by quarter hour	-
Commercial value arrest reports	$5.00/printed copy	-
Commercial value alarm reports	$5.00/printed copy	-
Reimbursable police services - for special events *See City Clerk's fee schedule for other applicable fees*	Expected attendance: 0—1,000 $0 1,000—3,000 $100.00 3,000—5,000 $250.00 5,000—10,000 $500.00 Over 10,000 $2,000.00	-
Reimbursable police services	$100.00/hr. 3 hr. min. (per officer)	-
Reimbursable police services - premium holiday	$200.00/hr. 3 hr. min. (per officer)	-
Squad car video	$35.00 per DVD provided	-
Video image printing	$3.00 per image printed*	-

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Public Works		
Fee Type	Fee Amount	Code Section *(if applicable)*
Inspections	-	-
Sewer hook-up - residential	$45.00	86-106
Water hook-up - residential	$45.00	86-103
Water Meters *(These prices include flange kit & gaskets, but do not include state surcharges or other fees that may be associated with the purchase meter. A remote meter charge applies)*	-	86-141
Residential Meter	-	-
¾" S IPERL 7.5" Lay Length	$187.50	-
¾" S IPERL 9" Lay Length	$207.50	-

~~1" IPERL 11" Lay Length~~	~~$290.00~~	-
~~Remote Reader~~	~~$180.00~~	-
~~Irrigation Meters~~	-	-
~~1" IPERL 11" Lay Length~~	~~$290.00~~	-
~~1½" R2~~	~~$673.00~~	-
~~2" R2 10" Lay Length~~	~~$938.00~~	-
~~2" R2~~	~~$938.00~~	-
~~Compound Meters~~	-	-
~~1½" Omni C2 13" Lay Length~~	~~$1,593.00~~	-
~~2" Omni C2 15¼" Lay Length~~	~~$1,823.00~~	-
~~3" Omni C2 17" Lay Length~~	~~$2,340.00~~	-
~~4" Omni C2 20" Lay Length~~	~~$4,059.00~~	-
~~6" Omni C2~~	~~$6,378.00~~	-
~~Hydrant Meter Rental~~	-	-
~~Hydrant use permit~~	~~$25.00~~	-
~~Large meter~~	~~$4,500.00 deposit~~	-
~~Small meter~~	~~$400.00 deposit~~	-
~~Water used~~	~~$5.00/1,000 gallons used or $25.00 minimum use fee~~	-
~~Standard Commercial Applications~~	-	-
~~1" IPERL Meter~~	~~$290.00~~	-
~~Water reconnection fee~~ ~~Monday through Friday 7:00 a.m.—3:00 p.m.~~	~~$50.00~~	~~86-148~~
~~After 3:00 p.m., weekends, or holidays~~	~~$75.00~~	-
~~Reconnect after illegal use of fire connection~~	~~$10.00~~	~~86-72(b)~~

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~~(Ord. No. 15-2336, 12-17-2015 ; Ord. No. 16-2343, 3-17-2016 ; Ord. No. 16-2353, 6-16-2016 ; Ord. No. 16-2364 , 10-20-2016; Ord. No. 16-2358 , 1-5-2017; Ord. No. 16-2368 , 1-5-2017; Ord. No. 17-2391 , 12-21-2017; Ord. No. 18-2399 , 3-15-2018; Ord. No. 18-2418 , 12-20-2018; Ord. No. 19-2441 , 12-16-2019; Ord. No. 20-2445 , 2-19-2020; Ord. No. 20-2450 , 7-6-2020; Ord. No. 20-2460 , 12-21-2020; Ord. No. 21-2481 , 8-16-2021; Ord. No. 21-2487 , 12-6-2021; Ord. No. 22-2513 , 12-19-2022)~~

INTRODUCED and read in full this 4th day of December, 2023.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.

City of Blaine Fee Schedule

Effective January 1, 2024

Building Inspections Department		
Fee Type	**Fee Amount**	**Code Section** ***(if applicable)***
Building Permits ***(applicable state surcharge also required)***	Determined by total valuation	18-43
By Valuation	**Fees do not include state surcharge*	
$1 to $500	Minimum fee $75.00	
$501 to $2,000	~~$23.50~~ $40.00 for the first $500 plus ~~$3.05~~ $2.25 for each additional $100 or fraction thereof, to and including $2,000. Minimum fee $75.00	
$2,001 to $25,000	~~$69.25~~ $73.75 for the first $2,000 plus ~~$14.00~~ $14.75 for each additional $1,000 or fraction thereof, to and including $25,000. Minimum fee $75.00	
$25,001 to $50,000	~~$391.75~~ $413.00 plus ~~$10.10~~ $10.75 for each additional $1,000 or fraction thereof in excess of $25,000, to and including $50,000	
$50,001 to $100,000	~~$643.75~~ $681.75 for the first $50,000 plus ~~$7.00~~ $7.50 for each additional $1,000 or fraction thereof, to and including $100,000	
$100,001 to $500,000	~~$993.75~~ $1,056.75 for the first $100,000 plus ~~$5.60~~ $6.00 for each additional $1,000 or fraction thereof, to and including $500,000	
$500,001 to $1,000,000	~~$3,233.75~~ $3,456.75 for the first $500,000 plus ~~$4.75~~ $5.00 for each additional $1,000 or fraction thereof, to and including $1,000,000	
$1,000,001 and up	~~$5,608.75~~ $5,956.75 for the first $1,000,000 plus ~~$3.65~~ $4.00 for each additional $1,000 or fraction thereof	

	~~$5,608.75 for the first $1,000,000 plus $3.65 for each additional $1,000 or fraction thereof~~	
Plan Review Fees: When submittal documents are required by MN Rules 1300, a plan review fee shall be paid at the time of permit issuance. Said plan review fee shall be 65 percent of the building permit fee shown above. The plan review fees specified in this subsection are separate fees from the permit fees specified in MN Rules 1300 and are in addition to the permit fees. When submittal documents are deemed incomplete or changed so as to require additional plan review or when the project involves deferred submittal items as defined in MN Rules 1300, an additional plan review fee shall be charged at the rate shown above. **Fee Exception:** Private residential accessible ramps are exempt from the permit fee requirement subject to the following criteria: • Plan submittal review and normal permit approval required prior to construction • The ramp must be designed to minimum accessibility design standards as determined by the Chief Building Official. • Compliance with all zoning regulations required • State surcharge still applies		
Accessory buildings/sheds (set fee) when the floor area is greater than 120 square feet and does not exceed 200 square feet or when the floor area is 120 square feet or less and the structure has a poured slab or footings, a zoning permit is required. *(manufactured home park and single family residential)*	~~$50.00~~ $75.00 + state surcharge	
Attic and wall insulation alteration, residential (set fee)	$75.00 + state surcharge	
Basement finish permit – residential (existing homes): *all-inclusive plumbing, mechanical, building* ~~Per room (maximum set fee charge of 3 rooms)~~ 2 rooms or less	~~$150.00~~ $180.00 + state surcharge or	

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	~~$60.00/ room~~ $120.00 + state surcharge	
Basement finish permit – home under construction (*prior to Certificate of Occupancy being issued)*	Use section 18-43 and current city valuation table	
Contractor License Verification Fee – fee can be added to any residential building permit that requires a licensed contractor.	$5.00	326B.815 Subd 2
Deck, construction/remodeling (set feet)	$100.00 (up to 100 ft^2) + state surcharge $150.00 (over 100 ft^2) + state surcharge $75.00 deck remodel/repair + state surcharge	
Demolition permit – residential and interior commercial demolition permit (set fee)	$75.00 plus $2,000 escrow cleanup fee + state surcharge	
Demolition permit – commercial building (*entire building or portion of building*)	$150.00 plus $2,000 escrow cleanup fee + state surcharge	
Drain tile installation, residential (set fee)	$75.00 + state surcharge	
Escrow – new construction single-family homes upon issuance of building permit	$5,000.00	
Escrow, additional, new construction single-family homes for outstanding items not completed at issuance of Certificate of Occupancy between May 15 & October15	$2,500.00	
Fences, yard – residential (set fee)	$50.00	33.09I
Fences, commercial (set fee)	$75.00	33.09I
Manufactured home installation (set fee) All inclusive (plumbing, mechanical, building, Certificate of Occupancy	$400.00 + state surcharge	46-44
Manufactured structure – to park on any lot in the City in the event of a disaster (limited to 90 days) (issued by City Manager)	$100.00 + state surcharge	46-4(d)(1)
Manufactured structure – permit for temporary use as a dwelling or office outside of an authorized park (issued by council)	$250.00 + state surcharge	46-4I
Moving permit – residential single family & manufactured home	$75.00 + state surcharge	

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(set fee)		
Parking lot – commercial	$75.00 + state surcharge	
Plan review fee	65% of building permit fee	
Plan review of revision after permit issuance	$100.00 per hour not exceeding 50% of flat permit fees	
Roofing permit – residential (set fee)	$100.00 + state surcharge + contractor verification fee	
Roofing permit –townhouse (set fee)	$60.00/unit with a maximum of $360.00 + state surcharge + contractor verification fee	
Roofing permit – commercial	Building permit fee + state surcharge	
Siding permit – residential (set fee)	$100.00 + state surcharge + contractor verification fee	
Siding permit –townhouse (set fee)	$60.00/unit with a maximum of $360 + state surcharge + contractor verification fee	
Siding permit – commercial	Building permit fee + state surcharge	
Solar permit – residential (set fee)	$100.00 + state surcharge	
Solar permit – commercial	Building permit fee & plan review fee + state surcharge	
Swimming pools (set fee) Above ground Above ground inflatable pools (*good for 3 years from date of issue*) In ground	 ~~$60.00~~ $75.00 + state surcharge ~~$60.00~~ $75.00 + state surcharge $125.00+ state surcharge	
Window(s) replacement – residential	$100.00 + state surcharge + contractor verification fee	
Work started without a proper permit	Double permit fee	
Certificate of occupancy	$20.00 (when part of issued permit)	18-74

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	$60.00 (when part of pre-occupancy walk thru of business locations only)	
City contractor's license(s) – yearly (fees includes multiple licenses per contractor) ~~Cement work, cement block work, cement block laying~~ or Concrete, masonry, or brick work; General construction including erection, alteration, or repair of a building or cellular tower; The moving or ~~wrecking~~ demolition of buildings; ~~Plastering, outside stucco work, or lathing~~ Commercial siding (exterior covering); ~~Blacktopping (parking lots, driveways, etc.);~~ Commercial roofing; Excavators (for basements, foundations, grading of lots, etc.); Heating, ventilating or air conditioning; Sign and billboard erecting requiring a building permit. Automatic sprinkler system design and installation contractor.	$70.00 $35.00	18-125
Inspections and Fees		
Inspections outside of normal business hours	$100.00 per hour minimum charge 1 hour[1]	
"Will Meet Inspection" to investigate if roofing, siding, or window work is compliant when work has been covered prior to required inspection(s), or if required pictures have not been submitted. Fee to be collected prior to will meet inspection.	$50.00	
Re-inspection	$100.00[1]	
Inspections for which no fee is specifically indicated For use of outside consultants for plan checking and inspections or both	$100.00 per hour – minimum charge 1 hour[1] Actual costs[1]	
Erosion Control inspection fee (Commercial & Industrial Building permits)	$250.00	
Heating, Ventilating and Air Conditioning Permits		18-125/161
Residential		
Air conditioning system (set fee)	$75.00 + state surcharge	

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Furnace replacement (set fee) (includes alterations to ductwork)	$75.00 + state surcharge	
Gas stoves, ranges, etc. (set fee)	$75.00 + state surcharge	18-161
Heating work started without proper permit	Double permit fee	
Hot water system (set fee) includes burner	$75.00 + state surcharge	
HVAC system new/replacement- all inclusive (set fee) *(ex. Damage repair due to fire)*	$200.00 + state surcharge	18-161
In-floor heat piping (set fee)	$75.00 + state surcharge	
Manufactured home gas piping (set fee)	$75.00 + state surcharge	
Misc. gas burning appliances (set fee)	$75.00 + state surcharge	
Misc. equipment used for heating/cooling (set fee) *(solar, heatpumps, gas lines, manufactured wood burning appliance, etc.)*	$75.00 + state surcharge	
Ventilating systems – residential (set fee)	$75.00 + state surcharge	
Commercial		
Mechanical (minimum fee)	$75.00 + state surcharge	
Mechanical HVAC projects all	Based on 3% of job cost+ state surcharge	
Mechanical work started without proper permit	Double permit fee	
Plumbing Permits		18-191
Residential		
Each single-family residential fixture or fixture opening, or for each three gas piping openings (set fee) Minimum permit fee – residential	$12.00 + state surcharge $75.00 + state surcharge	
Lawn Sprinkling system (set fee)	$75.00 + state surcharge	
Plan approval fee for inspection of private underground utility installation	$250.00 + state surcharge	
Plumbing work started without proper permit	Double permit fee	

Plumbing system new/replacement-all inclusive (set fee) *(ex. Damage repair due to fire)*	$200.00 + state surcharge	
Plumbing alterations – altering of drains, vents and or water piping (set fee)	$75.00 + state surcharge	

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Utility systems – new hook-up, repair or alteration of any sewer or water systems (set fee) *(except subsurface sewage treatment systems)*	$75.00 + state surcharge	
Septic tank replacement (set fee)	$80.00 each + state surcharge	
Subsurface sewage treatment system, installation or alteration of any individual system (set fee)	$350.00+ state surcharge	
Water heaters – gas or electric (set fee)	$75.00 + state surcharge	
Commercial		
Minimum fee for commercial plumbing projects	$75.00 + state surcharge	
Plumbing and underground utility work	Based on 3% of job cost+ state surcharge, minimum of $75.00	
Utility systems – minor water or sewer system repair	$75.00	
Plumbing projects (inspections only for State Projects)	Based on 1.5% of job cost + state surcharge minimum of $75.00	
Plumbing work started without proper permit	Double permit fee	
Utility work escrow for repair of pavement and/or landscaping	$2,000.00	
Reports		
Custom Programming/Research Fee	25¢/standard page* $25.00/hour – minimum 1 hour	
Individual airport hangar underground water utility work	$75.00	
Individual airport hangar underground sewer utility work	$75.00	
Sewer access charge Blaine sewer access charge	$2,485.00/unit 1.5% of MCES SAC fee	86-141
Water access charge *All multi-family residential projects will pay per unit WAC rate however the rate is capped at no more than 150% of the commercial rate for the same site.*	Residential $1,910/unit Commercial $4,824/acre	86-141

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City Clerk's Office		
Fee Type	**Fee Amount**	**Code Section** ***(if applicable)***
~~Amusement center license~~ ~~Per device fee~~	~~$150.00~~ ~~$15.00~~	~~10-54(a)~~
Adult Use; accessory	$500.00	22-57
Adult Use; principal	$500.00	
Adult Use; background	$500.00	
Charitable gambling investigation fee	$250.00	22-386
Christmas tree lot license Deposit for clean-up	$200.00 $200.00	22-112
Circus or carnival license – application fee (includes 1st day) Each additional Day Denied license fee	$200.00 $100.00 $25.00	10-113
Garbage haulers (private)	$75.00	62-34(3)
Kennel license – per year – home based Kennel license – per year – commercial	$70.00 $90.00	14-191(a)
Liquor		
Special license for 2:00 a.m. permit	$200.00	6-38(13)
On-Sale intoxicating liquor license *Public hearing on proposed increase required*	~~$5,800.00~~ $7,800.00	6-38(5)
On-Sale wine license Seating for up to 99 Seating for 100+	 $1,000.00 $2,000.00	6-38(7)
Off-Sale intoxicating liquor License fee w/proof of identification machine assistance & written employee policy License fee w/out proof of identification machine assistance & written employee policy	 $200.00 $300.00	6-38(4)
Investigation fee for 6-66(a)(b)(c)	$500.00	6-45(a)(b)
Investigation fee for new responsible party/manager for an existing license/or new 3.2 on/off sale license	$150.00	6-41(b)

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Additional fee for change of ownership, corporate control	$50.00	6-44
Off-Sale 3.2 percent malt liquor license	$100.00	6-38(2)
On-Sale 3.2 percent malt liquor license	$400.00	6-38(1)
Club on-sale intoxicating liquor	$300.00	6-38(5)
Tavern license (including public dancing)	$200.00	6-38(5)
Public drinking place license	$200.00	6-38(5)
Special license for Sunday liquor Sales	$200.00	6-38(6)
Combination license for Club only–sum of separate fees above	$900.00	6-38(5)
Temporary on-sale 3.2 percent malt liquor license	$50.00	6-38(3)
Brewer taproom	$500.00	6-38(9)
Small brewer off-sale	$300.00	6-38(10)
Off-sale brew pub	$300.00	6-38(12)
Microdistillery – cocktail room	$500.00	
Microdistillery – cocktail offsale	$300.00	
On-sale brew pub	$300.00	6-38(11)
Massage, Therapeutic		22-427
Business Enterprise (new business) Background fee	$300.00 $200.00	
Individual Background fee	$150.00 $50.00	
Business Enterprise (renewal) Background fee]	$175.00 $100.00	
Individual (renewal) Background fee	$100.00 $35.00	
Motor vehicle salvage or junkyard license fee	$500.00	34-374
Nursery sales – temporary	$400.00	22-583(a)
Pawnbrokers		
Pawnbroker reportable transaction fee	$2.00/transaction	22-201
Pawnbroker non-compliant transaction fee	$4.00/transaction	22-201
Pawnbroker Annual Fee After the 3rd license year &subsequent years with no more than 3% error rate over previous years	$3,000.00 $2,000.00	22-231
Pawnbroker background investigation fee	$500.00	22-232(f)

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Pawnbroker background investigation fee (out of state travel)	Actual costs incurred	223-232
Peddlers, Solicitors, Transient Merchants		22-293
Application Fee (initial investigation)	$35.00/person or application	
Semi-Annual Fee (January 1-June 30/July 1-December 31)	$300.00	
Replacement city-issued photo identification license	$10.00	
Precinct Maps	$5.00/each*	
Solid waste disposal license	$750.00	62-91
Special event license fee – each event *(subject to no refund if cancelled 30 days prior to event)* Club/charitable/religious/non-profit organization Others (Deposit fee – per day)	 $100.00 $200.00 $250.00	 70-42(b) 70-42(b) 70-43(1)
Tobacco/Tobacco Products/Tobacco Related Device License Background Fee License fee with proof of identification machine assistance & written employee policy License fee w/out proof of identification machine assistance & written employee policy	$50.00 (non-refundable) $100.00 $200.00	42-63
Vehicle vending operating license	$100.00	22-621(b)

Community Standards Fire Inspections, Code Enforcement, Rental Licensing		
Fee Type	**Fee Amount**	**Code Section *(if applicable)***
False Alarms – Fire		30-69(1)
4th False fire alarm in a calendar year	$200.00	30-69(1)(a)
Each successive false fire alarm in addition to 4 in a calendar year	Increase by $50.00/each	30-69(1)(b)
Fire inspection permit fees		38-33
Alarm systems installations (each alarm detection device)	5.00/device	

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Minimum fee	$50.00	
Automatic suppression systems – fire pump	$100.00	
Burning permit (additional fee if standby personnel required)	$75.00	
Extinguishing systems (head or nozzle)	$5.00/device	
Minimum fee for commercial and required residential fire sprinkler systems	$51.00 (state surcharge included)	
Maximum fee for voluntary single family residential fire sprinkler system	$30.00	
Fire order re-inspection fee	$50.00	
Fireworks/pyrotechnic displays	$100.00	
Consumer fireworks retail sales facility	$350.00	
All other fireworks retail sales	$100.00	
Hazardous materials tank installation	$100.00/tank	
Removal of underground flammable liquid storage tank (per tank)	$75.00	
Special amusement buildings	$200.00	
Standpipe installation	$50.00	
Temporary tents, canopies and membrane structures	$50.00/structure	
Inspections and fees		
Inspections outside of normal business hours (minimum charge – 2 hours) Designated city holiday (minimum charge – 2 hours)	$57.00/hour[1] $76.00/hour[1]	
Lawn Sprinkling Violation Fee		
1st Offense	$25.00	
2nd Offense	$50.00	
3rd Offense	$75.00	
4th Offense and any subsequent offenses	$100.00	
Mowing administrative fee	$25.00/parcel	90-36
Rental Housing Licensing		18-505
Rental housing license fees (+$10/unit)	$180.00/11ppro.	

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	(+$10/unit)	
Late fee (For every 30 days past due date)	$60.00	
Rental housing license fees (after 3 years with no inspection issues)	$130.00/12ppro. (+$10/unit)	
Ownership transfer fee	$30.00	18-507
Re-inspection fee	$60.00	18-509(b)(2)
Reinstatement fee (application)	$30.00	18-509l
Reports		
Custom Programming/Research Fee	$5/copy* $25/hour	
Non-Custom	$5/copy*	

Engineering Department/GIS		
Fee Type	**Fee Amount**	**Code Section** ***(if applicable)***
Address change request from property owner	$75.00	
Admin/assessment fee for processing supplemental assessments	$250.00	
Earth removal and land reclamation		34-152l
100-500 cubic yards	$100.00	
500-5,000 cubic yards	$350.00	
Labels (mailing lists)		
Programming/research fee	$25.00/hour	
Label/address (Addresses can be requested on either labels or sent out in a text file or Excel file format. Fee is still based per address)	$0.025*	
Maps		
Custom (require research and/or custom sizing)		
Programming/research fee	$50.00/hour	
Large format print up to 42” wide	$5.00 per linear foot*	
Standard (pre-produced and on-hand maps)		
City Street (12pprox.. 28”x38”)	$5.00/sheet*	
Community Facilities (12pprox.. 36”x36”)	$5.00/sheet*	

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Land Use (13pprox.. 36”x40”)	$5.00/sheet*	
Zoning (13pprox... 36”x40”)	$5.00/sheet*	
Record Drawings (13pprox.. 24”x36”)	$5.00/sheet*	
Mapbooks and small format maps (letter, legal or tabloid size)	See photocopy price per sheet	
Mailing fee for locations in Minnesota	$5.00/envelope	
Plans and specifications		
Projects up to $500,000	$50.00/set	
Projects over $500,000	$75.00/set	
Electronic copy – ½ payment goes to QuestCDN	$25.00/set	
Reports		
Programming/research fee	$25.00/hour	
Report	$5.00/copy*	
Right-of-way work		
Delay penalty	$45.00 up to 3 days + $10.00/day beyond 3 days	70-72l
Excavation permit		
0-2,000 Linear Feet	$150.00	70-72(a)
2,001-5,000 Linear Feet	$500.00	70-72(a)
Obstruction permit		70-72(b)
0-2,000 Linear Feet	$150.00	70-72(a)
2,001-5,000 Linear Feet	$500.00	70-72(a)
Permit extension	$15.00	70-69(b)
Registration fee (one time)	$25.00	70-64(a)
Transit amenity permit (per year)	$50.00	70-92
Work in right-of-way permit		70-1
Residential/lot	$50.00	
Commercial/lot	$75.00	
Special assessment search	$15.00	
Storm water pond aeration permit	$150.00	34-523
Street and drainage/utility easement vacations:		Charter 12.06
Single family residential	$250.00/1st lot + $50.00/ea. Additional lot	
All others	$500/lot	

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[1]Or the total hourly cost to the jurisdiction, whichever is the greatest. This cost shall include supervision, overhead, equipment, hourly wages, and fringe benefits of the employees involved. (Actual costs include administrative and overhead costs.)

Telecommunications permit (includes Cable TV)	$150.00	70-62

Finance Department			
Fee Type		**Fee Amount**	**Code Section** ***(if applicable)***
Bad checks		$25.00/each	
Certify delinquent utilities and misc. invoices to tax roll		$50.00	
Electronic payment card fee Online utility billing credit card fee IVR phone payment		~~2.5% above $25.00~~ $3.0% 2.95% $.50	
New resident listing		$5.00/paper* $10.00/electronic*	
Photocopies		.25/page* for 1st 100 pages	
Sanitation utility fee (refuse, recycling and tax)			62-33I
96 gallon service (per quarter)		~~$66.00~~ $71.00/quarter	
68 gallon service (per quarter)		~~$52.50~~ $60.00/quarter	
38 gallon service (per quarter)		~~$42.00~~ $52.00/quarter	
Senior rate service (per quarter)		~~$33.00~~ $35.50/quarter	
Sewer			86-141
Residential		~~$70.00~~ $80.50/quarter	
Disabled & senior citizens *(must meet hardship conditions)*		~~$35.00~~ $40.25/quarter	62-33(f)
Commercial			
0 – 5,833 gallons		~~$23.33~~ $26.83/month	
Over 5833		~~$4.00~~ $4.60/1,000 gallons	
Apartments Monthly		~~$17.50~~ $20.13/unit	
Stormwater utility fee		~~$11.55~~ $13.86/quarter	86-153
Water			
Service fee		~~$7.70~~ $8.86/bill cycle	
Monthly Billing Tiers	Quarterly Billing Tiers		
0 – 8,000	0 – 24,000	~~$2.25~~ $2.59/per 1,000 gallons	
8,001 – 25,000	24,001 – 75,000	~~$2.84~~ $3.41/per 1,000 gallons	
25,001 – 50,000	75,001 – 150,000	~~$2.91~~ $4.07/per 1,000 gallons	

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Over 50,000	Over 150,000	~~$3.92~~ $4.90/per 1,000 gallons	
State Water Test Fee		$2.43/quarter	MN Stat. 144.3831

Parks and Recreation				
Fee Type			**Fee Amount**	**Code Section *(if applicable)***
Athletic facility rental fee				70-43
Resident			$125.00/day per field/rink *	
Non-resident			$150.00/day per field/rink *	
Athletic facility usage fee for Blaine youth athletic associations			$15.00/participant/season	
Athletic facility usage fee for youth tournaments			$25.00/non-Blaine team	
Athletic facility lighting rental fees				
Baseball, football, soccer, softball, lacrosse			$40.00/hour *	
Hockey rink			$30.00/hour *	
Equipment rental fees:				
Field liner (+ $50 deposit)			$10.00 per day*	
Field liner Deposit			$50.00	
Bag of marking chalk			$5.00 per bag*	
Mary Ann Young Center				
Oak Room	Resident	Non-Resident	*2 hour minimum on MAYC rentals*	
			$100.00 deposit	
Mon-Thu 5-10 PM	$35.00/hour	$55.00/hour		
Fri 5-10 PM	$50.00/hour	$70.00/hour		
Sat 8AM-Midnight	$50.00/hour	$70.00/hour		
Sun 8AM-8PM	$50.00/hour	$70.00/hour		
Tom Ryan Room A/B	Resident	Non-Resident	$500.00 deposit	
Mon-Fri 5-10PM	$75.00/hour $100/hr combined	$100.00/hour $125/hr combined		
Sat 8AM-Midnight	$100.00/hour $150/hr combined	$125.00/hour $175/hr combined		

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Sun 8AM-8PM	$100.00/hour $150/hr combined	$125.00/hour $175/hr combined		
Maple Room A/B	Resident	Non-Resident	$100.00 deposit	
Mon-Thu 5-10 PM	$35.00/hour $65/hr combined	$55.00/hour $100/hr combined		
Fri 5-10 PM	$50.00/hour $80/hr combined	$70.00/hour $115/hr combined		
Sat 8AM-Midnight	$50.00/hour $80/hr combined	$70.00/hour $115/hr combined		
Sun 8AM-8PM	$50.00/hour $80/hr combined	$70.00/hour $115/hr combined		
Park building rental				
Building key deposit			$50.00	
Resident:			$25.00/hour *	
Non-resident:			$30.00/hour *	
Parking permit for Lakeside Commons Park (Beach)				
Blaine resident			$ FREE	
Non-resident			$10.00/day or	
			$30.00/car for the season	
Park reservation fees (Groups of 1 to 150)				
Athletic facility rental fee				
Resident:			$30.00/per hour/field/rink *	
Non-resident			$35.00/per hour/field/rink *	
Aquatore and Tom Ryan Parks				
Resident:			*Groups of 1-150* $95.00/half day* $150.00/full day* *Groups over 150* $450.00 full park* +$500.00 damage deposit	

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Non-resident:	*Groups of 1-150* $150.00/half day* $180.00/full day* *Groups over 150* $160.00/full day* $500.00 full park* +$500.00 damage deposit	
Tom Ryan Park – Damage Deposit	$125.00/all rentals	
Lakeside Commons Park		
Resident	*Groups of 1-150* $95.00/half day* $150.00/full day* *Groups over 150* $450.00 full park* +$500.00 damage deposit	
Non-resident:	Groups of 1-150 $140.00/half day* $210.00/full day* *Groups over 150* $500.00 full park* +$500.00 damage deposit	
Special event fees (groups of 150 or more)	See City Clerk Section	70-43
Special event maintenance fees	Actual costs[1]	

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Planning Department		
Fee Type	**Fee Amount**	**Zoning or Subdivision Code *(if applicable)***
Accessory dwelling unit registration	~~$100.00~~ $200.00	
City Council Workshop Proposal – Planning Item	$300.00	
Comprehensive Land Use Plan Amendment	~~$675.00~~ $700.00	27.03
Concept Plan or subdivision review	~~$200.00~~ $300.00	75.31(a)
Conditional Use Permit	~~$475.00~~	27.04
Residential	$500.00	
Commercial/industrial/multi-family	$700.00	
Conditional Use Permit Amendment	~~$475.00~~	
Residential	$500.00	
Commercial/industrial/multi-family	$700.00	
Conditional Use Permit Approval Extension	$200.00	
Environmental Review	$900.00	
Escrow inspection fee	$100.00	
Final plat (or C.I.C.)~~(+ legal fees)~~	$400.00	74.43
Final plat extension	$200.00	74-41(3)(i)
Interim Use Permit	$475.00	27.05
Manufactured home park or recreational camping area	$600.00 + 30.00/lot + legal fees	29.120
Park dedication fees	$4,894.00/per residential unit (65% for park dedication 35% for open space dedication) $8,704/per acre of commercial $6,702 per acre of industrial	75-130
Preliminary plat fee (Maximum fee of $2,500)	$600.00 + $30.00/lot + legal fees	74-41(2)
Preliminary plat extension	$200.00	74-41(3)(a)
Redevelopment area site plan approval	$400.00	30.903(a)
Release of Development Contract	$150.00	
Reforestation (per tree)	$400.00	33.09(a)(3)
Rezoning	~~$675.00~~ $700.00	27.03
Second Public Hearing Notice (due to action of applicant)	$100.00	34.00
Sign Permits		

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Permanent	$30.00 (plus .50 a square foot)	
Temporary sign permits	$50.00 (per 2-week period)	
Site plan review	$400.00	27.07(b)(2)
Variance:	~~$475.00~~ $500.00	27.06
Administrative Subdivision	$400.00	
Zoning Text Amendments	~~$675.00~~ $700.00	27.03
Zoning Letter/Certification (per parcel)	~~$30.00~~ $75.00	

Police Department		
Fee Type	**Fee Amount**	**Code Section *(if applicable)***
Alarm user registration fee (non-transferable)	$10.00	30-63(12)
Animal Fees		
Impound fee	$24.00	14-63
Dog bite kennel quarantine period	$416.00	14.105
Dangerous/potentially dangerous dog appeal fee	$150.00	
Dangerous dog registration	$500.00/year	
Potentially dangerous dog registration (initial)	$250.00	
Dog license – two years (5/1 – 4/30)	$10.00	14-173(a)
~~Audio/video tapes~~	~~$25.00/tape copied*~~	
Child safety seat inspections		
Blaine residents	Free service	
Non-residents	$25.00	
Digital Evidence ~~CDs~~ *(photos, body worn camera video, squad video, ~~surveillance video~~)*	~~$25.00/CD copied*~~ $50.00/16gb of data per case + fees (if applicable)*	
False Alarms		
4th, 5th, 6th false alarm in calendar year (police response)	$75.00	30-69(2)a
7th false alarm and each succeeding in a calendar year	Increase by $50.00/each	30-69(2)b
2nd, 3rd, false panic or hold up alarm	$100.00	30-69(2)c
Subsequent false panic or hold up alarm	Increase by $100.00 each	30-69(2)c
Minimum Fee	$50.00	

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Fingerprinting	$15.00/person	
~~Photographs on CD~~	~~$25/CD *~~	
Police Reports		
Subject of the Data:	Inspection of data is free First 3 pages free Page 4 cost is $1.00 Pages 5-100 are $0.25 each All pages over 100 are $0.50 each *You may be required to pay the actual costs of making, certifying and compiling costs pursuant to MGDPA 13.04 subd 3.*	
All other walk-ins public data	-Inspection of public data is free -Each page will cost $0.25 up through page 100; $0.50 for 2-sided page -Each page over 100 will be $0.50 each	
Mail/Fax/Email in Requests for Reports	-Each report that is four pages & under will be $4.00 -Each page up to and including page 100 will be $0.25 each -Each page beyond page 100 will be $0.50 each	
Commercial user purchases a commercial accident report	.50¢/report	
Computerized summary reports	$50.00 set-up fee plus $16.00/hr. computer time by quarter hour	
Commercial value arrest reports	$5.00/printed copy	
Commercial value alarm reports	$5.00/printed copy	
Reimbursable police services – for special events *See City Clerk's fee schedule for other applicable fees*	Expected attendance: 0-1,000 $0 1,000-3,000 $100 3,000-5,0000 $250 5,000-10,000 $500	

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	Over 10,000 $2,000	
Reimbursable police services	$100.00/hr. 3 hr. min. (per officer)	
Reimbursable police services – premium holiday	$200.00/hr. 3 hr. min. (per officer)	
~~Squad car video~~	~~$35.00 per DVD provided~~	
~~Video image printing~~	~~$3.00 per image printed*~~	

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Public Works		
Fee Type	**Fee Amount**	**Code Section** ***(if applicable)***
Inspections		
Sewer hook-up – residential	~~$45.00~~ $75.00	86-106
Water hook-up – residential	~~$45.00~~ $75.00	86-103
Re-inspection fee	$100.00	
Water Meters *(These prices include flange kit & gaskets, but do not include state surcharges or other fees that may be associated w/the purchase meter. A remote meter charge applies)*		86-141
Residential Meter		
¾" S IPERL 7.5" Lay Length	~~$187.50~~ $215.00	
¾" S IPERL 9" Lay Length	~~$207.50~~ $235.00	
1" IPERL 11" Lay Length	~~$290.00~~ $317.00	
Remote Reader	~~$180.00~~ $218.00	
Irrigation Meters		
1" IPERL 11" Lay Length	~~$290.00~~ $317.00	
1 ½" R2	~~$673.00~~ $792.00	
2" R2 10" Lay Length	~~$938.00~~ $1,100.00	
2" R2	~~$938.00~~ $1,100.00	
Compound Meters		
1 ½" Omni C2 13" Lay Length	~~$1,593.00~~ $1,700.00	
2" Omni C2 15 ¼" Lay Length	~~$1,823.00~~ $1,950.00	
3" Omni C2 17" Lay Length	~~$2,340.00~~ $2,480.00	
4" Omni C2 20" Lay Length	~~$4,059.00~~ $4,346.00	
6" Omni C2	~~$6,378.00~~ $7,015.00	
Hydrant Meter Rental		
Hydrant use permit	~~$25.00~~ $75.00	
Large meter	~~$4,500.00~~ $4,750.00 deposit	
Small meter	~~$400.00~~ $425.00 deposit	
Water used	~~$5.00~~ $7.00/1,000 gallons used or ~~$25.00~~ $50.00 minimum use fee	

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Standard Commercial Applications		
1” IPERL Meter	~~$290.00~~ $319.00	
Water reconnection fee Monday through Friday 7:00 a.m. – 3:00 p.m.	$50.00	86-148
After 3:00 p.m., weekends, or holidays	~~$75.00~~ $125.00	
Reconnect after illegal use of fire connection	$10.00	86-72(b)

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City of Blaine
Staff Report

File Number: RES 23-208

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Administration - Cathy Sorensen, City Clerk

Agenda Item # 11.2

Summary Resolution for Publication of an Ordinance Removing Appendix D - City Fee Schedule

Executive Summary

Adopt the proposed resolution allowing for publication of title and summary of Ordinance 23-2537.

Background

Minnesota Statute 412.191, Subd. 4, provides for publication of the title and summary of an ordinance in the case it is lengthy if the City Council determines that publication of the title and a summary would clearly inform the public of the intent and effect of the ordinance. As Ordinance 23-2537 is lengthy, staff is recommending adoption of the proposed summary resolution. The summary resolution requires an affirmative vote of four-fifths of the council and the entire ordinance is available for inspection during regular office hours at city hall and can be forwarded upon request.

Strategic Plan Relationship

This item relates to the collaboration and engagement priority in the strategic plan by effectively, fiscally, and efficiently communicating amendments to city code.

Board/Commission Review

N/A

Financial Impact

Ordinance publication is included in the annual city budget.

Public Outreach/Input

Notification of the public hearing was published in the *Blaine/Spring Lake Park Life* and posted on the City's website and the summary resolution will also be published as required.

Staff Recommendation

By motion, adopt the resolution providing for a summary publication of Ordinance 23-2537 Removing Appendix D - City Fee Schedule.

Attachment List

None

City of Blaine

Signature Copy

Resolution: RES 23-208

Summary Resolution for Publication of an Ordinance Removing Appendix D - City Fee Schedule

WHEREAS, City Code states if the City Council of the City of Blaine determines, pursuant to Minn. Stat. § 412.191, subd. 4, that publication of the title and a summary of an ordinance would clearly inform the public of the intent and effect of the ordinance, the Council may, by a four-fifths vote of its membership, direct that only the title of the ordinance and a summary be published with notice that a printed copy of the entire ordinance is available for inspection by any person during regular office hours in the office of the City Clerk. The publication of the title and summary shall be deemed to fulfill all legal publication requirements as completely as if the entire ordinance had been published; and

WHEREAS, the following is the official summary of Ordinance No. 23-2537 approved by the Blaine City Council on December 18, 2023, repealing Appendix D - Fee Schedule from Blaine City Code and providing for its publication on the City's website and available for review/inspection in the City's Clerk's Office

WHEREAS, the City Council of the City of Blaine determined that the Ordinance Summary clearly informs the public of the intent and effect of Ordinance 23-2537.

NOW, THEREFORE, BE IT RESOLVED, that the Blaine City Council by the City Council of the City of Blaine hereby directs that the title and Ordinance Summary of amendments shall be published in the official city newspaper and hereby gives notice that printed copies of the complete ordinance are available for inspection by any person during regular office hours at the Office of the Blaine City Clerk, and that a copy of the entire text shall be posted in the official posting place in the City, and further directs that a copy of this Resolution, as enacted will be published.

PASSED by the City Council of the City of Blaine this 18th day of December, 2023.

City of Blaine
Staff Report

File Number: RES 23-207

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Administration - Jason Zimmerman, Finance Director

Agenda Item # 11.3

Adopting the 2024-2028 Capital Improvement Program and Authorizing 2024 Purchases and Projects

Executive Summary

Council is asked to approve the 2024-2028 Capital Improvement Program and 2024 Purchases and Projects.

Background

The City of Blaine plans for capital maintenance and improvements by preparing a five-year Capital Improvement Plan (CIP). The CIP represents a framework for planning the preservation and expansion of capital, including infrastructure, facilities, and equipment in a way that is sustainable and affordable for the community. It sets forth the estimated schedule, timing, and details of specific improvements by year, together with the estimated cost, the need for the improvement, and sources of revenue to pay for the improvement.

The plan supports the city's goals as identified by the City Council and discussed during the 2024 budget process. These goals include enhancing and preserving service levels, continual review for service efficiencies and innovations, and maintaining a strong financial position.

Staff and the City Council consider the following when preparing the CIP for each project and for the overall plan:

- The condition of the city’s infrastructure, including the projected need for repair or replacement
- The likely demand for the improvement
- The estimated cost of the improvement
- The available public resources
- The level of debt in the city
- The relative benefits and costs of alternative uses of the funds
- Operating cost of the proposed improvement

- Alternatives for providing services

The CIP is a planning document intended to assist policymakers and staff to plan for major capital improvement, renewal, and replacement expenditures. As a planning document, the CIP does not bind the city to the anticipated expenditures in the projected years. The CIP is not a budget, nor is it an authorization to expend funds. The authorization of the expenditures occurs through City Council action and in adoption of the annual budget.

The CIP can help assure:

- A systematic approach to planning and initiating capital projects affording the opportunity to plan the location, timing and financing of needed public improvements
- The development of a realistic program of capital spending within the city's projected fiscal capability to finance such projects, avoiding sharp change in the tax levy
- The coordination of public and private improvement projects permitting adequate time for design and engineering to eliminate duplication of effort and expense
- The expenditure of public funds that are compatible with the city's adopted Comprehensive Plan
- That the public is kept informed of the proposed future projects and expenditures
- That private investors are aware of the city's long-range development program so that they may guide their development in a way that is compatible with the city's program
- Aid in achieving federal, state and/or county participation by providing the necessary planning and lead time for successful application for grants

The objectives of a Capital Improvement Program are to:

- Anticipate major capital improvements so that large expenditures can be budgeted over a period of several years
- Develop a realistic list of needs that relate to the ability to finance improvements, thereby minimizing the impact on tax rates
- Implement the goals and objectives contained in the comprehensive plan.
- Enable proper scheduling of various projects and improvements, thereby allowing adequate time for detailed design and engineering of the projects, preparation of environmental impact statements, processing of grant applications, and exploring alternative methods of financing
- Provide an opportunity for sound coordination between city departments, various units of special and general local government, and public utilities
- Enable the local officials to forecast and anticipate needed maintenance projects so that the public's investment in the infrastructure can be preserved

The CIP can be found in Exhibit A. A presentation is also attached.

Strategic Plan Relationship

Adoption of a Capital Improvement Program contributes towards the strategic priority of financial sustainability.

Board/Commission Review

N/A

Financial Impact

Adoption of the resolution establishes purchasing authority for 2024 items as outlined in the 2024-2028 Capital Improvement Program.

Public Outreach/Input

N/A

Staff Recommendation

Staff recommend that the City Council adopt the attached resolution to approve the 2024-2028 Capital Improvement Plan and authorize 2024 purchases and projects.

Attachment List

1. Exhibit A - 2024-2028 Capital Improvement Program
2. 2024-2028 CIP Presentation

City of Blaine

Signature Copy

Resolution: RES 23-207

Adopting the 2024-2028 Capital Improvement Program and Authorizing 2024 Purchases and Projects

WHEREAS, the Capital Improvement Program (CIP) is a comprehensive document that ranks the priority of those major improvements deemed necessary and desirable to meet the needs of the community over a five-year period and determines the annual level and method of financing needed each year; and

WHEREAS, the plan provides for consistent investment in city equipment, facilities, and infrastructure; and

WHEREAS, the plan preserves and expands capital in a way that is sustainable and affordable for the community; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Blaine hereby approves adopting the 2024-2028 Capital Improvement Plan and authorizing the projects and purchase of all 2024 items as listed in Exhibit A; and

NOW, THEREFORE, BE IT FURTHER RESOLVED that the transfer of appropriations among the various accounts within a fund shall only require the approval of the City Manager. However, City Council approval is required for the transfers between funds and from contingency accounts; and

NOW, THEREFORE, BE IT FURTHER RESOLVED that all appropriations for capital improvement projects will carryforward at the fiscal year end, unless the project is completed or canceled by the City Council; and

BE IT FURTHER RESOLVED by the City Council of the City of Blaine that, if necessary and where allowed, the city intends and reasonably expects to reimburse itself for the payment of capital costs contained in the attached plan out of the proceeds of a borrowing to be made by the city after the date of payment of the expenditures.

PASSED by the City Council of the City of Blaine this 18th day of December 2023.

Exhibit A

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
Equipment	**4,788,701**	**735,022**	**600,000**	**150,000**	**150,000**	**6,423,723**
410 - Capital Equipment & Projects	**2,982,201**	**585,022**	**-**	**-**	**-**	**3,567,223**
2023 CSO Vehicle 5275	43,000	-	-	-	-	43,000
2023 Enterprise Asset Management System (EAMS) Upgrade	32,000	-	-	-	-	32,000
Admin Services Replacement Vehicle - GMC Acadia AWD	32,200	-	-	-	-	32,200
Articulating boom flail mower for trackless sidewalk machine	42,000	-	-	-	-	42,000
Backpack EMS Bags	5,500	-	-	-	-	5,500
Backup Server Upgrade	15,000	-	-	-	-	15,000
Beach Groomer/ Infield Drag	61,000	-	-	-	-	61,000
Big Tow 18' hydraulic dump trailer	40,000	-	-	-	-	40,000
Camera Trailer	-	82,572	-	-	-	82,572
Command Staff and Detectives Tech Upgrade	35,000	-	-	-	-	35,000
Computers and Related Equipment	174,750	-	-	-	-	174,750
Detective Vehicle - Ford Edge or Similar	43,500	-	-	-	-	43,500
Detective Vehicle - GMC Acadia AWD or Similar	36,500	-	-	-	-	36,500
Diamond flail mower	-	75,000	-	-	-	75,000
Electric zero turn mower	50,000	-	-	-	-	50,000
Fire Inspection Vehicles (2) - Ford Interceptor Utility	130,000	-	-	-	-	130,000
Garbage truck/ compactor	-	150,000	-	-	-	150,000
Land Pride Bat Wing Pull Behind Mower 16' Deck	28,000	-	-	-	-	28,000
Larue Snowblower	235,000	-	-	-	-	235,000
Mack Single Axle Plow Truck	330,000	-	-	-	-	330,000
Mack tandem axle plow truck	350,000	-	-	-	-	350,000
Memory Upgrade for VMware Hosts	24,100	-	-	-	-	24,100
Mowing route trailer for parks (1 of 2)	10,000	-	-	-	-	10,000
Mowing route trailer for parks (2 of 2)	10,000	-	-	-	-	10,000
MT Trackless Sidewalk Machine	218,000	-	-	-	-	218,000
Network Switch Upgrade	82,000	82,000	-	-	-	164,000
Outdoor Warning Siren Upgrade	-	161,000	-	-	-	161,000
Parts washer for shop	10,000	-	-	-	-	10,000
Patrol Vehicle - Qty 1 Ford F150 Responder Replacement	57,500	-	-	-	-	57,500
Patrol Vehicles - Qty: 5 Chevy Tahoes	281,500	-	-	-	-	281,500
Police E-Bikes	6,651	-	-	-	-	6,651
Prewet brine bars	22,000	-	-	-	-	22,000
Public Safety Copier	10,000	-	-	-	-	10,000
R134A air conditioning machine	8,000	-	-	-	-	8,000
Refurbish single axle plow truck #1272	40,000	-	-	-	-	40,000
Run Fiber Optic Cable to Lexington Athletic Complex	68,000	-	-	-	-	68,000
Space Save Evidence Lockers	-	34,450	-	-	-	34,450
Stump Grinder	20,000	-	-	-	-	20,000
Toolcat 5600 with Blower and Grapple	75,000	-	-	-	-	75,000
Top Dresser	75,000	-	-	-	-	75,000
Toro 5910 16 foot Mower	175,000	-	-	-	-	175,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
Tow behind 375CFM air compressor	60,000	-	-	-	-	60,000
Towmaster T-14DT 16' T-Series Large Drop Deck Trailer	18,000	-	-	-	-	18,000
Zero turn mower	28,000	-	-	-	-	28,000
611 - Water Utility Capital Fund	**797,000**	**-**	**-**	**-**	**-**	**797,000**
Bobcat trade-in program	35,000	-	-	-	-	35,000
Dump truck	300,000	-	-	-	-	300,000
F 350	130,000	-	-	-	-	130,000
f-350	130,000	-	-	-	-	130,000
F-350 replacement	130,000	-	-	-	-	130,000
Fire hose covers	17,000	-	-	-	-	17,000
Jumping Jack	10,000	-	-	-	-	10,000
Skid Steer trailer	25,000	-	-	-	-	25,000
Trench Box	20,000	-	-	-	-	20,000
612 - Sewer Utility Capital Fund	**287,000**	**-**	**-**	**-**	**-**	**287,000**
Sewer - F350	125,000	-	-	-	-	125,000
Sewer - Portable Generator	100,000	-	-	-	-	100,000
Sewer - Utility Line Tracer/Locator	17,000	-	-	-	-	17,000
Sewer - Zero Turn Mower	45,000	-	-	-	-	45,000
613 - Storm Utility Capital Fund	**722,500**	**150,000**	**600,000**	**150,000**	**150,000**	**1,772,500**
F350 w/plow	125,000	-	-	-	-	125,000
F550	125,000	-	-	-	-	125,000
Future Year Equipment Outlay	150,000	150,000	150,000	150,000	150,000	750,000
Grapple bucket	12,000	-	-	-	-	12,000
Heavy Duty Brushhog - Skid Steer Attachment	19,500	-	-	-	-	19,500
Heavy Duty Tree Shear - Skid Steer Attachment	20,000	-	-	-	-	20,000
Hook Truck - Tandem Axle	225,000	-	-	-	-	225,000
Prairie Grass Seeder/Grain Drill - Skid Steer Attachment	13,000	-	-	-	-	13,000
Roll-off Leaf Box	15,000	-	-	-	-	15,000
Skid trailer	18,000	-	-	-	-	18,000
Tymco Street Sweeper	-	-	450,000	-	-	450,000
Facilities	**275,875**	**331,320**	**330,326**	**38,200**	**107,200**	**1,082,921**
711 - Facilities Maintenance	**275,875**	**331,320**	**330,326**	**38,200**	**107,200**	**1,082,921**
3rd floor window tinting	-	30,000	-	-	-	30,000
ADA bathroom doors	-	-	25,000	-	-	25,000
Boiler replacement - Public Works	55,670	-	-	-	-	55,670
Building automation for HVAC at MAYC	-	-	22,300	-	-	22,300
City Hall interior LED lighting	-	32,385	-	-	-	32,385
City Hall Proposed 7 year pavement management plan	3,200	15,700	3,200	15,700	61,700	99,500
Fence around AC units MAYC	-	15,000	-	-	-	15,000
Furniture Cloverleaf room	-	-	75,000	-	-	75,000
High Speed Overhead Garage Doors	107,600	107,600	53,800	-	-	269,000
Make up air PD evedence	-	100,000	-	-	-	100,000
Painting City hall common area and stairwells	-	-	45,000	-	-	45,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
PD Cold Storage Proposed 7 year pavement management plan	26,850	1,500	1,500	9,000	1,500	40,350
Public Works 7 year pavement management plan	61,700	3,500	14,000	3,500	14,000	96,700
Public Works building roof repair and maintenance program	10,000	10,000	10,000	10,000	30,000	70,000
Replacement of condensation pumps for boilers - Public Works	5,800	-	-	-	-	5,800
Roof top AC unit for Fire Garage/Armory	-	10,580	-	-	-	10,580
Security for 3rd Floor elevator	-	-	40,000	-	-	40,000
Unit heater replacement - Public Works	5,055	5,055	2,526	-	-	12,636
white noise	-	-	38,000	-	-	38,000
Parks	**3,540,000**	**1,970,200**	**1,525,000**	**3,235,000**	**1,875,000**	**12,145,200**
402 - Parks & Trails	**690,000**	**650,000**	**650,000**	**710,000**	**650,000**	**3,350,000**
Austin Park Playground	-	100,000	-	-	-	100,000
Colony Preserve Park Playground	60,000	-	-	-	-	60,000
Deacon's Park Playground (Possible Joint Project with 3M Championship)	-	115,000	-	-	-	115,000
Eastside Park Playground	-	-	-	100,000	-	100,000
Fillmore Playground	-	-	-	-	70,000	70,000
Happy Acres Park Shelter	-	-	-	50,000	-	50,000
Ivy Hills Park Playground	-	115,000	-	-	-	115,000
Jefferson Park Playground	-	-	115,000	-	-	115,000
Kane Meadows Park Shelter	-	-	-	35,000	-	35,000
Lakeside Commons Park Playground	-	-	-	-	150,000	150,000
Lakeside Park Playground	95,000	-	-	-	-	95,000
Little League Playground	-	-	60,000	-	-	60,000
London Park Shelter	50,000	-	-	-	-	50,000
Olympia Park Playground	-	-	75,000	-	-	75,000
Ostmans Park Playground	-	-	-	-	110,000	110,000
Pioneer Park Shelter	50,000	-	-	-	-	50,000
Sanctuary North Park Playground	-	-	-	125,000	-	125,000
Sanctuary South Park Playground	-	-	100,000	-	-	100,000
South Lake Playground	-	-	-	-	70,000	70,000
Suzanne Park Playground	50,000	-	-	-	-	50,000
Trail Improvements - Parks and Trails	265,000	320,000	300,000	225,000	250,000	1,360,000
Trees Edge Park Playground	-	-	-	100,000	-	100,000
Various parks - Fencing and Backstops	-	-	-	75,000	-	75,000
West Lake Park Playground	120,000	-	-	-	-	120,000
404 - Parks Development Fund	**950,000**	**520,200**	**75,000**	**675,000**	**375,000**	**2,595,200**
Blaine Baseball Complex Site Improvements	150,000	350,000	-	-	-	500,000
Jim Peterson Field and Hockey Lighting	475,000	-	-	-	-	475,000
Jim Peterson Hockey Rink	150,000	-	-	-	-	150,000
Jim Peterson Parking Lot expansion	-	170,200	-	-	-	170,200
Jim Peterson Wheel Park	-	-	-	50,000	375,000	425,000
New Park West of Lexington/North of Main	-	-	75,000	625,000	-	700,000
Sunrise Ponds Park	175,000	-	-	-	-	175,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
405 - Open Space Development	**1,300,000**	**800,000**	**800,000**	**1,850,000**	**850,000**	**5,600,000**
Blaine Wetland Sanctuary Structure and Restroom (NRCB proposes moving up to 2025)	-	-	-	750,000	-	750,000
Blaine Wetland Sanctuary Trail Development	1,000,000	500,000	500,000	750,000	500,000	3,250,000
Ongoing Maintenance of Blaine Wetland Sanctuary	50,000	50,000	50,000	50,000	50,000	250,000
Trails Development - Open Space	150,000	150,000	150,000	200,000	200,000	850,000
Wetland Management - Site 7	100,000	100,000	100,000	100,000	100,000	500,000
413 - Blaine Band Shell Project	**600,000**	**-**	**-**	**-**	**-**	**600,000**
Aquatore Bandshell	600,000	-	-	-	-	600,000
Utilities	**11,210,000**	**25,185,700**	**13,849,000**	**11,502,700**	**44,963,100**	**106,710,500**
611 - Water Utility Capital Fund	**6,070,000**	**7,620,000**	**5,955,000**	**4,225,000**	**32,300,000**	**56,170,000**
Install new well #22	-	-	-	-	400,000	400,000
Lexington water separation and metering	-	1,000,000	-	-	-	1,000,000
New chemical pumps at plants	25,000	25,000	-	-	-	50,000
New gravity treatment plant	-	-	-	-	30,000,000	30,000,000
Place holder for fiber connections to water assets	50,000	-	-	-	-	50,000
Place holder for Main upsizing/New mains	150,000	-	-	-	-	150,000
Place holder for Roof drain change for Plant 4	100,000	-	-	-	-	100,000
Place holder for SCADA Upgrade	-	-	400,000	-	-	400,000
Plant 1 Process Equipment Upgrade	1,250,000	-	-	-	-	1,250,000
Plant 1-4 Intrusion upgrades	100,000	-	-	-	-	100,000
Plant 2 media replacement	-	-	1,000,000	-	-	1,000,000
Plant 3 media replacement	-	500,000	-	-	-	500,000
Reclaim pumps at treatment plants	10,000	20,000	-	-	-	30,000
Reservoir Vent Replacement	25,000	-	-	-	-	25,000
Tower 4 gate valve replacement	-	75,000	-	-	-	75,000
Water Altitude Valves	60,000	-	-	-	-	60,000
Water main replacement	1,000,000	1,100,000	1,100,000	1,200,000	1,200,000	5,600,000
Water Model Update	100,000	-	-	-	-	100,000
Water tower 1 cleaning	60,000	-	-	-	-	60,000
Water tower 2 replacement/rehab	150,000	2,300,000	-	-	-	2,450,000
Water tower 3 cleaning	50,000	-	-	-	-	50,000
Water tower 4 rehab	-	100,000	1,760,000	-	-	1,860,000
Water treatment plant 1 improvements	560,000	-	-	-	-	560,000
Water treatment plant 2 expansion	-	-	-	1,400,000	-	1,400,000
Water treatment plant 3 improvements	-	500,000	-	-	-	500,000
Water Treatment Plant 3 Roof Replacement	180,000	-	-	-	-	180,000
Well 18,19 VFD's	-	-	-	50,000	-	50,000
Well control covers at 17,18,19,20,21	500,000	550,000	600,000	650,000	700,000	3,000,000
Well Interferance	500,000	-	-	-	-	500,000
Wellhouse 10 replacement	-	150,000	975,000	-	-	1,125,000
Wellhouse 5 replacement	1,000,000	-	-	-	-	1,000,000
Wellhouse 7 replacement	-	-	120,000	925,000	-	1,045,000
Wellhouse 8 replacement	200,000	1,300,000	-	-	-	1,500,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
612 - Sewer Utility Capital Fund	**4,225,000**	**16,015,700**	**6,344,000**	**5,727,700**	**11,003,100**	**43,315,500**
Lift Station # 28 Pump Replacement	75,000	-	-	-	-	75,000
Lift Station # 29 Rehab	-	-	-	-	480,000	480,000
Lift Station # 7 Rehab	-	-	-	-	480,000	480,000
Lift Station # 8 Forcemain Rehab	-	-	550,000	-	-	550,000
Lift Station #12 Rehab	125,000	-	1,800,000	-	-	1,925,000
Lift Station #16 Rehab	100,000	1,000,000	-	-	-	1,100,000
Lift Station #2 Forcemain lining	-	-	-	-	720,000	720,000
Lift Station #2 Rehab	-	-	-	-	200,000	200,000
Lift Station #2 Wet Well Rehab	-	-	-	-	250,000	250,000
Lift Station #21 Generator replacement	-	-	-	-	150,000	150,000
Lift Station #21- Pumps and Electronics	-	-	-	-	150,000	150,000
Lift Station #24 (wet well rehabilitation, pumps, controls building)	190,000	-	-	-	-	190,000
Lift Station #25 Gravity Line - Lining	-	-	-	1,320,000	-	1,320,000
Lift Station #25 Gravity Line - Manhole Lining	-	-	-	180,000	-	180,000
Lift Station #25 Rehab	1,400,000	-	-	-	-	1,400,000
Lift Station #3	-	100,000	-	1,000,000	-	1,100,000
Lift Station #4 Rehab	1,120,000	8,500,000	-	-	-	9,620,000
Lift Station #6 Forcemain lining	-	-	-	-	840,000	840,000
Lift Station #9 (wet well rehabilitation, pumps, controls building)	-	-	-	-	480,000	480,000
Lining of Sewer Trunk Line 300 - 35W Service Drive	-	1,053,000	-	-	-	1,053,000
Lining of Sewer Trunk Line 305 - (LS#3 to territorial)	-	-	-	-	1,139,400	1,139,400
Lining of Sewer Trunk Line 307 - Oak Park Blvd	-	-	-	-	1,917,000	1,917,000
Lining Project for Lift Station Force main discharge manholes	40,000	40,000	40,000	40,000	40,000	200,000
Lining Sewer Trunk Line 301 - Radisson woods thru Sancturay Dr	-	-	879,000	-	-	879,000
Lining Sewer Trunk Line 302 - Lever St, Fire Station#4	-	-	-	-	617,400	617,400
Lining Sewer Trunk Line 303 - Southside of Hwy 10	-	-	-	1,587,700	-	1,587,700
Lining Sewer Trunk Line 304 - Harley-Polk-Reservoir	-	3,002,700	-	-	-	3,002,700
Lining Sewer Trunk Line 306 - Territorial Park thur Pleasure Creek	-	-	-	-	1,854,300	1,854,300
LS #22 Forcemain lining	-	-	-	360,000	-	360,000
LS #25 Forcemain Rehab	-	50,000	1,500,000	-	-	1,550,000
LS #9 New Pumps	-	70,000	-	-	-	70,000
SCADA Upgrades	-	350,000	-	-	-	350,000
Sewer - HWY 65 - relocation of assets, trunk lines, lift stations etc	400,000	400,000	400,000	400,000	400,000	2,000,000
Sewer Costs associated with PMP projects	225,000	225,000	225,000	225,000	225,000	1,125,000
Sewer Line Reconstruction (Arnold Palmer Dr under Radisson Rd)	-	-	-	50,000	250,000	300,000
Sewer Manhole Rehab (89th Ave and 87th Ln) in PMP area 2024	100,000	-	-	-	-	100,000
Sewer Manhole Rehab (East of Quincy on 109th)	-	-	-	60,000	-	60,000
Sewer manhole structure rehabilitation (111th ave and 4st)	-	-	-	85,000	-	85,000
Sewer manhole structure rehabilitation (97th Ct)	-	-	60,000	-	-	60,000
Sewer manhole structure rehabilitation (Jefferson and 109th)	-	25,000	100,000	-	-	125,000
Sewer Trunk Line 300 Manhole Lining	-	140,000	-	-	-	140,000
Sewer Trunk Line 301 Manhole lining	-	-	240,000	-	-	240,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
Sewer Trunk Line 302 - Manhole Lining - Lever St, Fire Station#4	-	-	-	-	90,000	90,000
Sewer Trunk Line 303 - Manhole Lining	-	-	-	220,000	-	220,000
Sewer Trunk Line 304 - Manhole lining	-	510,000	-	-	-	510,000
Sewer Trunk Line 305 - Manhole Lining (LS#3 to territorial)	-	-	-	-	110,000	110,000
Sewer Trunk Line 306 - Manhole Lining	-	-	-	-	120,000	120,000
Sewer Trunk Line 307 - Manhole lining	-	-	-	-	290,000	290,000
Sewer Trunk Line Cleaning (bucketing - a cleaning process for sewer trunk lines)	200,000	200,000	200,000	200,000	200,000	1,000,000
Sewer Trunk Oversizing Zest Treatment Plant 4 to 128th	250,000	350,000	350,000	-	-	950,000
613 - Storm Utility Capital Fund	**915,000**	**1,550,000**	**1,550,000**	**1,550,000**	**1,660,000**	**7,225,000**
Chloride Reduction - Heated Pavement Drain at new Senior Center	-	150,000	-	-	-	150,000
CIPP Lining - 9104-9148 Alamo	-	100,000	-	-	-	100,000
CIPP Lining - 132nd & Jackson	-	-	-	-	250,000	250,000
CIPP Lining - 89th - Polk to Lincoln	-	100,000	-	-	-	100,000
CIPP Lining - Easement b/t Tyler & Van Buren N of 91st	-	100,000	-	-	-	100,000
CIPP Lining Annual - Storm Sewer Lining Contract	100,000	100,000	100,000	100,000	100,000	500,000
Culvert Replacement - Ditch 41 at Public Works	-	100,000	-	-	-	100,000
Culvert Replacement - Happy Acres 7th Street	-	-	-	400,000	-	400,000
Ditch Improvement - Lexington Avenue between Ball and North Road	-	-	-	-	60,000	60,000
Drainage Improvement - Frazier/Erskin near Ball Road/Lexington	-	-	750,000	-	-	750,000
Infiltration Basin - Palmer Park (Tied to 5 YR PMP)	-	-	-	-	150,000	150,000
Infiltration Basin - Swan Park (Tied to 5 YR PMP)	-	200,000	-	-	-	200,000
Infiltration Improvement - Biofiltration Rehabilitation	-	-	-	-	200,000	200,000
Irrigation Re-use - Conversion of existing park irrigation	-	-	-	-	350,000	350,000
Lake Improvement - Laddie Lake Improvement Project	-	-	-	300,000	-	300,000
Lift Station Improvement - Pleasure Creek Sand Filter	-	-	-	-	100,000	100,000
Outfall Replacement - 10710 Taylor	100,000	-	-	-	-	100,000
Outfall Replacement - 11712 4th St	-	100,000	-	-	-	100,000
Outfall Replacement - 12107 Jefferson St.	-	100,000	-	-	-	100,000
Outfall Replacement - Madison & 126th	75,000	-	-	-	-	75,000
Pipe Regrouting - Arch Pipe - 121st Ave and Vermillion St	-	-	-	250,000	-	250,000
Pipe Regrouting - Legacy Creek Pkwy - N of Main St	-	-	-	250,000	-	250,000
Pond Improvement - 124th and Aberdeen (Tied to 5 YR PMP)	-	250,000	-	-	-	250,000
Pond Improvement - Pleasure Creek Flood and Pond Study	40,000	-	450,000	-	-	490,000
Site Improvements - Larson Site	-	-	-	-	150,000	150,000
Structure Improvement- Salvation Army (Tied to 89th Avenue reconstruction)	400,000	-	-	-	-	400,000
Structure Improvements - High Volume Roadway Manholes Lining	200,000	250,000	250,000	250,000	300,000	1,250,000
Transportation	**18,202,900**	**15,107,300**	**11,963,400**	**14,947,550**	**8,789,550**	**69,010,700**
406 - MSA Street Improvements	**3,422,500**	**3,835,000**	**600,000**	**3,490,000**	**550,000**	**11,897,500**
CR 49 (North Road) Reconstruction from CSAH 17 (Lexington Ave) to Lakeview Dr	-	275,000	-	-	-	275,000
CSAH 12 (109th Ave) from Radisson Rd to Lexington Ave	-	-	-	990,000	-	990,000
CSAH 14 (125th Ave) at Zest St Traffic Signal	-	385,000	-	-	-	385,000
CSAH 17 (Lexington Ave) at 122nd Ave New Traffic Signal	247,500	-	-	-	-	247,500
CSAH 23 (Lexington Ave) from I-35W to CSAH 14 (109th Ave) Rehabilitation	-	-	-	-	550,000	550,000

2024-2028 Capital Improvement Program

Category and Fund	2024 Budget	2025	2026	2027	2028	Total Plan
CSAH 3 (University Ave) at 86th Lane Signal Replacement	192,500	-	-	-	-	192,500
Lakes Parkway from Lexington Avenue to Lakes Parkway	-	-	100,000	2,500,000	-	2,600,000
MNDOT TH 65 Mill and Overlay	440,000	-	-	-	-	440,000
MNDOT TH47 Drainage and Pedestrian Improvements	-	110,000	-	-	-	110,000
MNDOT TH65 Drainage and Pedestrian Improvements	-	165,000	-	-	-	165,000
Polk Street/99th Avenue Signal	30,000	750,000	-	-	-	780,000
Radisson Road and Tournament Players Parkway Intersection Improvements -ACHD	247,500	-	-	-	-	247,500
Sunset Avenue/125th Avenue Roundabout - ACHD	350,000	-	-	-	-	350,000
TH 65 and 99th Avenue Intersection Reconstruction	500,000	500,000	500,000	-	-	1,500,000
TH 65 Mill and Overlay - MNDOT	440,000	-	-	-	-	440,000
Ulysses Street/121st Avenue Signal	750,000	-	-	-	-	750,000
Zest Street from Lakes Parkway to 125th Avenue Improvements	225,000	1,650,000	-	-	-	1,875,000
503 - Pavement Management Plan	**14,530,400**	**11,022,300**	**11,113,400**	**11,078,550**	**7,057,050**	**54,801,700**
2024 85th Avenue Reconstruct from Univ Ave Service Dr to Elm Dr	640,000	-	-	-	-	640,000
2024 NW Area Street Reconstructions (Area 3)	2,705,100	-	-	-	-	2,705,100
2024 Pleasure Creek Area Street Reconstructions (Area 2)	3,949,700	-	-	-	-	3,949,700
2024 SW Area Street Reconstructions (Area 1)	5,760,000	-	-	-	-	5,760,000
2025 Area 1 Street Reconstruction	391,000	2,527,000	-	-	-	2,918,000
2025 Area 2 Street Reconstruction	685,100	4,433,000	-	-	-	5,118,100
2025 Area 3 Street Reconstruction	399,500	2,585,000	-	-	-	2,984,500
2026 Area 1 Street Reconstruction	-	487,900	3,157,000	-	-	3,644,900
2026 Area 2 Street Reconstruction	-	554,200	3,586,000	-	-	4,140,200
2026 Area 3 Street Reconstruction	-	435,200	2,816,000	-	-	3,251,200
2027 Area 1 Street Reconstruction	-	-	333,200	2,156,000	-	2,489,200
2027 Area 2 Street Reconstruction	-	-	612,000	3,960,000	-	4,572,000
2027 Area 3 Street Reconstruction	-	-	414,800	2,684,000	-	3,098,800
2027 Area 4 Street Reconstructions	-	-	194,400	1,188,000	-	1,382,400
2028 Area 1 Street Reconstructions	-	-	-	595,000	3,850,000	4,445,000
2028 Area 2 Street Reconstructions	-	-	-	236,300	1,529,550	1,765,850
2028 Area 3 Street Reconstructions	-	-	-	259,250	1,677,500	1,936,750
530 - Pvmnt Maint - Bituminous Overlay	**-**	**-**	**-**	**129,000**	**1,182,500**	**1,311,500**
2028 Lakes Parkway Mill and Overlay	-	-	-	129,000	1,182,500	1,311,500
531 - Pvmnt Maint - Seal Coating	**250,000**	**250,000**	**250,000**	**250,000**	**-**	**1,000,000**
2024 Crack Seal Program	250,000	-	-	-	-	250,000
2025 Crack Seal Program	-	250,000	-	-	-	250,000
2026 Crack Seal Program	-	-	250,000	-	-	250,000
2027 Crack Seal Program	-	-	-	250,000	-	250,000
Grand Total	**38,017,476**	**43,329,542**	**28,267,726**	**29,873,450**	**55,884,850**	**195,373,044**

2024-2028 Capital Improvement Program

City Council Meeting| Finance

12/18/2023

Capital Improvement Program

- Capital Improvement Program
  - Purpose
  - Process
  - Benefits
- Differentiate CIP Categories
- 2024-2028 CIP Total Investment
- CIP Category Overview
- Council Action Requested

Purpose of a CIP

Section 1 of 3

CIP General Policy

Blaine's Capital Improvement Program (CIP) provides a working blueprint for the city's capital investments and reflects an assessment of the community's needs.

The CIP is a planning and fiscal management tool used to manage the location, timing, and financing of capital improvements over a five-year period.

Annually city staff is tasked with providing a recommended CIP to the council for adoption that reflects the city's changing needs, priorities, and funding opportunities.

Components and CIP Process

CIP as a Planning Document

- The CIP is a planning document intended to assist policy makers and staff to plan for major capital improvement, renewal, and replacement expenditures.
- As a planning document, the CIP does not bind the city to the anticipated expenditures in the projected years.
- The CIP is not a budget, nor is it an authorization to expend funds.
- The authorization of the expenditures occurs through city council action and in adoption of the annual budget.
- The CIP formalizes a process in which future projects and outlays can be identified and prioritized.
- It is intended to provide a realistic projection of future capital expenditures necessary to meet the anticipated needs of the community.

CIP Benefits

- Synchronizes capital and operating budgets
- Identifies the most economical means for financing
- Balances the needs of existing systems and those generated by private development
- Assists in evaluating competing demands
- Links the city's strategic plan with community objectives and fiscal capacity
- Informs the public about the city's planned investments

CIP Considerations

- The condition of the city's infrastructure including the projected need for repair or replacement;
- The likely demand for the improvement;
- The estimated cost of the improvement;
- The available public resources;
- The level of potential debt;
- The relative benefits and costs of alternative uses of the funds;
- Operating cost of the proposed improvement; and
- Alternatives for providing services

2024-2028 CIP Summary

Section 2 of 3

2024-2028 CIP by Category

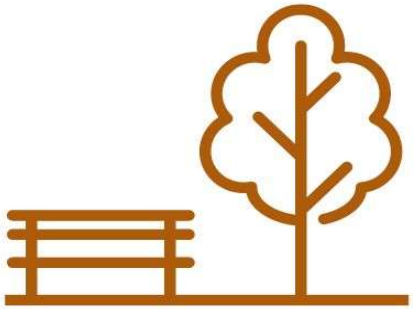
- **Facilities** includes the city hall, old fire station #5, public works, Mary Ann Young Center, and other municipal buildings.
- **Transportation** includes all roads, streets, streetlights, bridges, and traffic signals.
- **Parks** system includes community and neighborhood parks as well as trails, open spaces, and recreation facilities including the Aquatore bandshell and the Lexington Athletic Complex.
- **Utility Infrastructure** includes the construction and major maintenance of all water systems such as wells, towers, and treatment facilities. Utilities also include sanitary sewer and storm sewer systems.
- **Capital Equipment** includes major equipment and rolling stock, including Information Technology components, police squads, snowplows, and heavy machinery.

2024-2028 Capital Improvement Program

Total Five-Year Investment: $195,373,044

Facilities - $1.08M

Transportation - $69.01M



Parks - $12.15M

Utility Infrastructure - $106.71M

Capital Equipment - $6.42M

2024-2028 CIP: Facilities

- $1.1 million in capital improvements to ensure city facilities are a safe, effective, and welcoming environment for staff to work and the public to access municipal services, as well as the City Council and advisory groups to conduct business.

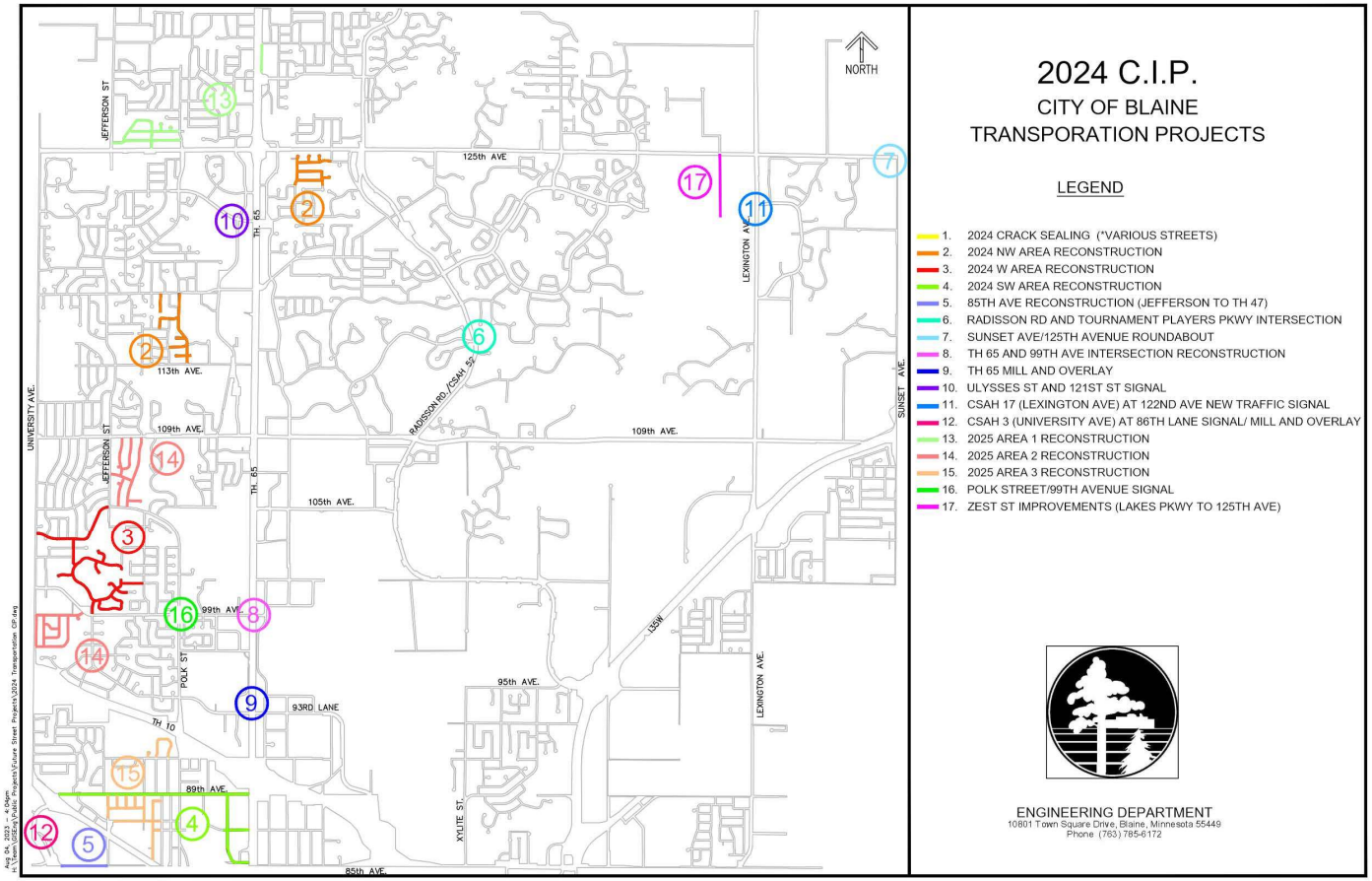
- The facilities fund was established to centralize efforts around maintenance and improvements while developing a uniform process for evaluating building needs.

- Notable 2024 projects include:
  - High speed overhead doors for improved safety and risk management
  - Pavement management programs at public works and the police department cold storage
  - Boiler replacement at public works

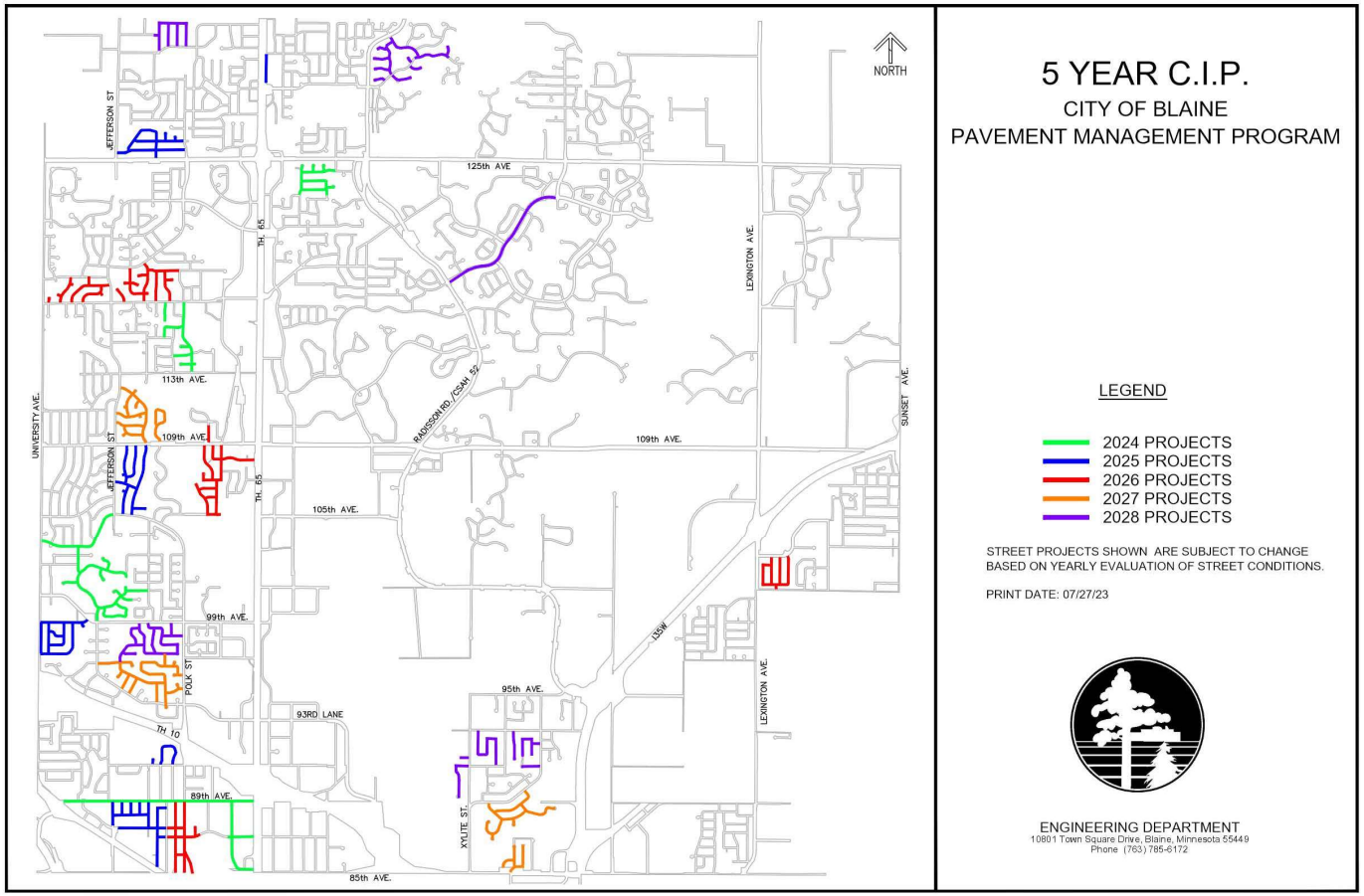
2024-2028 CIP: Transportation

- $69.0 million in capital improvements including preservation activities, safety enhancements, and major roadway reconstruction
  - The city's transportation network provides for the movement of people and goods, allowing for continued economic vitality
  - Supporting residents and visitors access to work, school, recreation, and commerce safely and effectively
- The City's current Pavement Management Program (PMP) started in 2019
  - Annual preventive maintenance and reconstruction program designed to protect the city's investment in public roadway infrastructure assets.
- Includes 17 projects for funding in 2024 with total appropriations of $17.9 million and 2024 crack sealing appropriations of $0.3 million

Transportation – 2024 Projects



Transportation 2024-2028 PMP



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Slide 15

2024-2028 CIP: Parks

- $12.1 million in capital improvements for the construction of trails, open space, shelters, playground equipment, athletic lighting, and other facilities to provide equitable amenities that are inviting, clean, and interconnected.
- Construction of the new Aquatore Park bandshell is anticipated to be complete in mid-2024; total cost anticipated to be approximately $4 million
- Notable 2024 projects include
  - Improvement of 1.8 miles of city trails
  - Jim Peterson field and hockey lighting
  - Replacement of playgrounds at Colony Preserve Park, Lakeside Park, and Suzanne Park

2024-2028 CIP: Utility Infrastructure

- $106.7 million in capital improvements dedicated to maintaining safe, reliable, and cost-effective essential utilities, including the city's water, sanitary sewer, and storm sewer systems
- Significant portions of public utilities are located underground and are considered for reconstruction or improvement in conjunction with the city's pavement management program
  - Watermain, storm water drainage systems, sanitary sewer pipe
- Notable projects include
  - New water treatment plant - $30M (shown in 2028; likely would be proposed in early 2030's)
  - 2024 Rehabilitation of 5 sanitary sewer lift stations
  - Storm outfall replacements, pond improvements, and structure improvements

2024-2028 CIP: Capital Equipment

- $6.4 million in capital funding for all vehicle and equipment needs of the city. Proactive replacement is essential in maintaining responsible response times for the city's core services including police, fire, and public works.

- The city of Blaine maintains over 587 pieces of rolling stock, which doesn't include the equipment that is funded, but maintained by SBM fire.

- Factors considered when staff provides capital recommendations:
  - Overall condition (mechanical, operating, safety, appearance)
  - Downtime
  - Availability of replacement parts and costs of maintenance/repairs

Next Steps

Section 3 of 3

Action Items

- Council deliberation, discussion, and comments
- Consider resolution adopting the 2024-2028 Capital Improvement Program and Authorizing 2024 Projects and Purchases

City of Blaine
Staff Report

File Number: RES 23-205

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Resolution

Administration - Jason Zimmerman, Finance Director

Agenda Item # 11.4

Approve 2024 Transfer and Budget Amendment from the Strategic Priorities Fund to the Parks and Trails Fund

Executive Summary

Consider approving the transfer and budget amendment from the Strategic Priorities Fund to the Parks and Trails Fund for 2024 playground replacements and trail maintenance.

Background

At the December 4 council workshop, council proposed utilizing the Strategic Priorities Fund in lieu of the property tax levy for planned capital improvements in 2024.

The Strategic Priorities Fund was established in 2019 and council adopted a Use of Strategic Priorities Funds Policy (attached) on September 7, 2022. Per the policy, it is the intention of the city council that the Strategic Priorities Fund be used only after careful deliberation and for two primary purposes:

- As a funding source for items considered to be of high priority for accomplishing established strategic initiatives
- As a supplemental, levy-stabilizing funding source from which to draw to maintain basic service levels in the event of an economic downturn

The policy further states that:
Expenditures or transfers from the Strategic Priorities Fund shall be made only after careful deliberation by the city council. Use of funds for strategic initiatives must:

1. Identify that the project has sufficient community-wide benefit which is consistent with established strategic initiatives, city goals, or programs.

2. The project will advance or achieve one or more of the strategic initiatives identified in the City's adopted Strategic Plan

Playground replacements and trail maintenance are within the scope of the Strategic Priorities policy, as these activities have a community-wide benefit and are consistent with the city's strategic plan outcome of well-maintained infrastructure.

The Parks and Trails projects to be funded are:

- $60,000 - Colony Preserver Park Playground
- $95,000 - Lakeside Park Playground
- $25,000 - Suzanne Park Playground
- $120,000 - West Lake Park Playground
- $200,000 - Trail Improvements

As a reminder, utilization of the Strategic Priorities Fund requires at least five (5) affirmative votes of the Council.

Strategic Plan Relationship

Well-maintained infrastructure has been identified as an outcome in the 2023-2026 City of Blaine Strategic Plan. Utilizing funds to perform scheduled playground replacements and trail maintenance aligns with this goal.

Board/Commission Review

N/A

Financial Impact

The Strategic Priorities Fund has a current balance of $4.5 million. With the approval of this transfer, the remaining balance in the fund is anticipated to be $4 million.
The transfer of $500,000 to the Parks and Trails Fund will finance 2024 playground replacements and trail improvements.

Public Outreach/Input

N/A

Staff Recommendation

Adopt the attached resolution.

Attachment List

1. 2022.09.07 - Adopted Strategic Priorities Fund Use Policy

City of Blaine

Signature Copy

Resolution: RES 23-205

Approve 2024 Transfer and Budget Amendment from the Strategic Priorities Fund to the Parks and Trails Fund

WHEREAS, the Blaine City Council, in May 2019, established the city's Strategic Priorities Fund; and

WHEREAS, on September 7, 2022, the Blaine City Council approved the city's Use of Strategic Priorities Fund Policy; and

WHEREAS, the adopted policy provides for the use of Strategic Priorities funds for projects or expenditures that have sufficient community-wide benefit consistent with established strategic initiatives, city goals, or programs; and the project or expenditure will advance or achieve one or more of the strategic initiatives identified in the City's adopted Strategic Plan; and

WHEREAS, after careful deliberation, the Blaine City Council has determined that the use of Strategic Priorities for playground replacements and trail maintenance meets the requirements of the Use of Strategic Priorities Fund Policy in that:

1. Well-maintained infrastructure has been identified as an outcome in the City of Blaine Strategic Plan; and

2. Improvements to the city's park system have a community-wide benefit; and

NOW, THEREFORE, BE IT by the City Council of the City of Blaine hereby authorizes the transfer of $500,000 from the Strategic Priorities Fund to the Parks and Trails Fund, for fiscal year 2024, to finance the following projects:

- $60,000 - Colony Preserver Park Playground
- $95,000 - Lakeside Park Playground
- $25,000 - Suzanne Park Playground
- $120,000 - West Lake Park Playground
- $200,000 - Trail Improvements

From Fund	To Fund	Purpose	Transfer Amount
250 – Strategic Priorities Fund	402 - Parks & Trail Fund	2024 Capital Improvements	$500,000

BE IT FURTHER RESOLVED by the City Council of the City of Blaine hereby authorizes the following budget amendment for the fiscal year 2024 budget:

Increase - Other Financing Uses
Strategic Priorities Fund - Transfers to Capital Project Funds
250.00.000.000-4914
$500,000

Increase - Other Financing Sources
Parks & Trail Fund - Transfers from Special Revenue Funds
402.00.000.000-3912
$500,000

PASSED by the Blaine City Council this 18th day of December 2023.

USE OF STRATEGIC PRIORITIES FUNDS POLICY

Adopted September 7, 2022

History of the Strategic Priorities Fund

On December 15, 2016, the Blaine City Council adopted a resolution accepting the determination of the North Suburban Hospital District (NSHD) to dissolve and petitioned the NSHD to proceed with the requirements of dissolution. In early 2019 the NSHD adopted a formal dissolution plan and a resolution directing the transfer of NSHD funds.

On April 1, 2019, pursuant to the dissolution plan and resolution, the City Council accepted a check for $2,648,000 from the NSHD, representing Blaine's share of funds remaining after the dissolution of the hospital district. At the May 6, 2019 Workshop, the Council consensus regarding these funds was to (1) create a separate fund to be used pursuant to Council priorities as established at a later date and (2) set aside $100,000 of the proceeds to be used as a matching grant to assist in funding for the new Veterans Memorial Park. Per this direction, the City's Strategic Priorities Fund was established and on October 7, 2019 a payment of $100,000 to Veterans Memorial Park was approved.

In 2021, the City Council directed that $325,000 of the city's general tax levy be allocated to the Strategic Priorities Fund and in December 2021, the council authorized the transfer of $4.2 million of unrestricted General Fund reserves to the Strategic Priorities Fund. For 2022, Council directed that $250,000 of the city's general levy be allocated to the fund. At the adoption of this policy, the Strategic Priorities Fund has a balance of roughly $7.3 million.

Since the inception of the Strategic Priorities Fund, the City Council has expressed its intent to develop a policy that governs expenditures from the fund. Per Council discussions, it was intended that the fund be used only for items that the Council considers to be of high priority for accomplishing established strategic initiatives. Additionally, Council has expressed a desire to establish a strategy whereby, in the event of an economic downturn, the City would have a funding source from which to draw to maintain basic service levels without putting undue pressure on the tax levy. This policy incorporates the above parameters and is modeled after the City's Capital Improvement Fund Policy, including the requirement that expenditures from the fund must be supported by at least five (5) affirmative votes of the Council.

Policy Statement

It is intention of the city council that the Strategic Priorities Fund be used only after careful deliberation and for two primary purposes:

- As a funding source for items considered to be of high priority for accomplishing established strategic initiatives
- As a supplemental, levy-stabilizing funding source from which to draw to maintain basic service levels in the event of an economic downturn

Strategic Initiatives

Expenditures or transfers from the Strategic Priorities Fund shall be made only after careful deliberation by the City Council. Use of funds for strategic initiatives must:

1. Identify that the project has sufficient community-wide benefit which is consistent with established strategic initiatives, city goals, or programs.
2. The project will advance or achieve one or more of the strategic initiatives identified in the City's adopted Strategic Plan

The specific project to be funded and the amount of funds to be appropriated for the project shall be incorporated into an authorizing resolution adopted by an affirmative vote of at least five councilmembers.

Supplemental Levy Stabilization

Use of funds to supplement the General Fund Budget to avoid large fluctuation in the city's property tax levy shall be **considered** only when conditions of an economic downturn exist as established in this policy and measured by:

- A decline in the City's overall taxable property value of 0.5%
- A decline in non-property tax revenue equal to 5% of annual budgeted revenue
- A mid-year decline in revenue to the extent that the General Fund's reserves would be depleted but for a transfer from the Strategic Priorities Fund.

The specific amount to be appropriated for use a supplemental General Fund revenue source shall be incorporated into an authorizing resolution adopted by an affirmative vote of at least five councilmembers.

In addition to funds currently on hand in the Strategic Priorities Fund, the city council may at any time and at its discretion, direct that funds be deposited into the fund. Once placed into the Strategic Priorities Fund, the funds shall be subject to the requirements of this policy.

City of Blaine
Staff Report

File Number: 2023-645

Agenda Date	Status
December 18, 2023	
In Control	**File Type**
City Council	Motion

Administration - Michelle Wolfe, City Manager

Agenda Item # 11.5

Approve Renewal of City Attorney Prosecution and Civil Contracts with Eckberg Lammers Attorneys at Law

Background

The 5-year contracts for both prosecution and civil services with Eckberg and Lammers will end on December 31, 2023. In 2018, a request for proposals was conducted with seven proposals received, and three firms selected for interviews, and Eckberg and Lammers was appointed.

Eckberg submitted a proposal for three-year renewals of the contracts commencing January 1, 2024, through December 31, 2026. The 2024-2026 criminal prosecution proposal requests a 3% increase each year of the contract. The 2023 annual fee for prosecution is $264,000 and the 2024 rate would be $271,920. Currently, the city has a hybrid agreement for civil legal services which includes a monthly retainer and an hourly rate. The hourly rate is dependent on the type of legal services required. The 2024 agreement is attached and explains the fees in greater detail. City Council reviewed and discussed these contracts and the legal services provided to the city during the December 4 workshop. Consensus was to move forward placing the renewal contracts on the agenda for the December 18 City Council meeting.

Staff Recommendation

By motion, approve renewal of the prosecution and civil attorney contracts with Eckberg Lammers Attorneys at Law for 2024.

Questions for Council

Is the City Council supportive of placing the contract renewals for criminal prosecution and and civil legal services on the agenda for the December 18 regular meeting?

Attachment List

1. Civil Legal Services
2. Criminal Legal Services
3. 2024-2026 Proposal for Legal Services
4. Civil Legal Services Contract - 2024
5. Criminal Legal Services Contract - 2024

CONTRACT FOR CIVIL LEGAL SERVICES

This Agreement is entered into by and between the City of Blaine (hereinafter "City"), 10801 Town Square Drive, Blaine, MN 55449, and Patrick J. Sweeney (hereinafter "City Attorney"), for the purpose of utilizing the City Attorney to provide civil legal services to the City.

RECITALS

WHEREAS, by Request for Proposal dated June 20, 2018, (the "RFP"), the City solicited proposals for civil legal services.

WHEREAS, Patrick J. Sweeney and the law firm of Eckberg Lammers, P.C. submitted a proposal for civil legal services.

WHEREAS, the City of Blaine has chosen to re-appoint Patrick J. Sweeney as Blaine Civil City Attorney.

TERMS

NOW THEREFORE, IN CONSIDERATION OF the mutual promises contained herein and for other good and sufficient consideration, the parties agree to the following:

1. Engagement. City does hereby engage City Attorney to perform civil legal services as set forth and upon the terms contained herein.

2. Scope and Nature of General Civil Services. The parties agree to the following description of the nature of the general civil services to be provided by the City Attorney to the City under the retainer fee:

> Attend all regularly scheduled City Council meetings and three City Council workshop meetings per month; attendance at other City, Economic Development Authority, Commission, or Committee meetings, as requested by the City Council or City Manager; attendance at office hours in City Hall as requested by the City Manager; the ordinary and usual day-to-day city legal work including; legal opinions and reports; non-appellate research; ordinance review and amendments; standard contract and lease review; and consultations with administrative staff, city council, and city employees.

3. Scope and Nature of Other Civil Legal Services. The parties agree to the following description of the nature of the Other Legal Services to be provided by the City Attorney at the request of the City:

> Legal services in connection with civil litigation or potential civil litigation; capital and improvement projects; development projects; Economic Development

Authority Projects; condemnation; real estate purchases and sales; assessment appeals; emergency or special projects; ordinance drafting; litigation or potential litigation involving licensing or code enforcement; and other matters not contemplated to be included in general civil services.

4. Compensation. The compensation to be paid by City to City Attorney shall be as follows:

a) Compensation for general civil services (retainer fee).

Year 1	(01/01/19 – 12/31/19)	$2,650 per month
Year 2	(01/01/20 – 12/31/20)	$2,800 per month
Year 3	(01/01/21 – 12/31/21)	$2,950 per month
Year 4	(01/01/22 – 12/31/22)	$3,100 per month
Year 5	(01/01/23 – 12/31/23)	$3,250 per month

b) Compensation for Other Civil Legal Services (hourly fees). The hourly rates for attorneys and legal assistants identified in the proposal submitted by the City Attorney are as follows:

City Attorney-

Year 1	(01/01/19 – 12/31/19)	$145 per hour
Year 2	(01/01/20 – 12/31/20)	$150 per hour
Year 3	(01/01/21 – 12/31/21)	$155 per hour
Year 4	(01/01/22 – 12/31/22)	$160 per hour
Year 5	(01/01/23 – 12/31/23)	$165 per hour

Legal Assistant -

Year 1	(01/01/19 – 12/31/19)	$80 per hour
Year 2	(01/01/20 – 12/31/20)	$85 per hour
Year 3	(01/01/21 – 12/31/21)	$90 per hour
Year 4	(01/01/22 – 12/31/22)	$95 per hour
Year 5	(01/01/23 – 12/31/23)	$100 per hour

c) Expenses to be billed.

The City will reimburse the City Attorney for actual, necessary and reasonable costs and expenses incurred by the City Attorney in the performance of the legal services contained in this Contract.

Copying and printing: $.25 per page
Billings for local mileage: not chargeable
Courier or delivery charges: at cost
Process server fees: at cost
Court filing fees: at cost
Document filing fees: at cost

Court reporters transcript fees: at cost

5. Billing Format, Payment Expectations, Term, Insurance and Interests.

a) Billing Format: The City Attorney will submit monthly billing statements, for both retainer and hourly matters. Other Civil Legal Services shall be itemized. Time shall be billed in tenths of an hour.

b) Payment Expectations: The City will pay the City Attorney routinely according to its internal payment procedures by electronic funds to the City Attorney paying for both legal services and expenses shown on the City Attorney's invoice.

c) Term: The term of this Contract will be from January 1, 2019 to December 31, 2023. This contract may be terminated by either party upon sixty days written notice

d) Insurance: The City Attorney shall maintain professional liability (malpractice) insurance at a minimum coverage level of $1,000,000 per claim, and $2,000,000 annual aggregate.

e) Interests: The parties agree to mutually evaluate the usage of civil legal services prior to the conclusion of this Contract, in order to evaluate usage and identify areas where modification(s) and/or an extension of the parties' relationship may be mutually beneficial.

THE CITY OF BLAINE

BY: _____
Tom Ryan, Mayor

BY: _____
Clark Arneson, City Manager

DATED: 10-8-18

CITY ATTORNEY

_____
Patrick J. Sweeney

DATED: 10-8-18

CONTRACT FOR CRIMINAL PROSECUTION LEGAL SERVICES

This CONTRACT FOR CRIMINAL PROSECUTION LEGAL SERVICES (the "Agreement") is entered into by and between the City of Blaine (hereinafter "City"), 10801 Town Square Drive, Blaine, MN, 55449, and the law firm of Eckberg Lammers, P. C. (hereinafter "Law Firm"), 1809 Northwestern Avenue, Stillwater, MN, 55082, for the purpose of utilizing the Law Firm to provide criminal prosecution legal services to the City.

RECITALS

1. The City wishes to retain the Law Firm to provide criminal prosecution legal services on behalf of the City.

2. The Law Firm agrees to provide criminal prosecution legal services to the City on a monthly flat fee retainer paid by the City to the Law Firm.

3. The monthly flat fee retainer rates identified in the proposal submitted by the Law Firm are as follows:

Year 1	(01/01/19 – 12/31/19)	$19,500 per month
Year 2	(01/01/20 – 12/31/20)	$20,000 per month
Year 3	(01/01/21 – 12/31/21)	$20,500 per month
Year 4	(01/01/22 – 12/31/22)	$21,250 per month
Year 5	(01/01/23 – 12/31/23)	$22,000 per month

Expenses to be billed:

The City will reimburse the Law Firm for the actual, necessary and reasonable costs and expenses incurred by the Law Firm in the performance of the legal services contained in this Agreement. These costs and expenses include but are not limited to:

- Process Server Fees
- Court Filing Fees
- Court Reporter Transcription Fees

The Law Firm will <u>not</u> charge for the following:

- Office Supplies
- Printing Expenses
- Prosecution Meetings

NOW, THEREFORE, IN CONSIDERATION OF the mutual promises contained herein and other good and sufficient consideration, the parties hereto agree to the following:

TERMS

1. **Scope and Nature of Prosecution Services:** The parties hereto agree to the following description of the nature of the legal services to be provided by the Law Firm to the City:

   a) Meetings and/or telephone conversations with and advising the Mayor, Council Members, City Manager, Police Chief, and other authorized staff on general criminal legal matters.

   b) Research and submission of legal opinions on municipal or other criminal legal matters requested by the City Manager, Police Chief or other authorized staff; availability to answer staff questions by telephone.

   c) Legal consultation and general support for the Mayor, Council Members, City Manager, Police Chief and other authorized staff on general criminal legal matters.

   d) Provide high level of customer service by responding in a prompt manner.

   e) Prosecute all petty misdemeanor, misdemeanor and statutorily delegated gross misdemeanor offenses committed within the corporate limits of the City. This service includes all such cases initiated by any law enforcement agency and citizen complaints including, but not limited to, traffic violations, DWI cases, theft and City Code violations.

   f) Provide advice, consultation and training where required to the City's Police Department and to all other departments of the City in the interpretation and enforcement of statutes, ordinances and investigations of violations in connection with the prosecution of criminal cases.

   g) Prepare criminal complaints where facts warrant.

   h) Evaluate all cases where a plea of not guilty is entered and prosecute where warranted.

   i) Prepare appropriate pre-trial notices as required.

   j) Seek such additional investigation as required.

   k) Negotiate and enter plea bargains where deemed advisable.

l) Represent the City at all pre-trial motions.

m) Perform all legal research and prepare briefs when required.

n) Try all jury and court cases.

o) Draft ordinances, ordinance amendments, resolutions, and correspondence as requested.

p) Review ordinances as requested.

q) Render written opinions on law when requested, including interpretation of statutes, ordinances, rules and regulations.

r) Ensure proper notification and preparation of police officers and staff for trial.

s) Investigate and evaluate all claims by the City against others and recommend appropriate courses of action, including, but not limited to: code enforcement issues and administrative citations.

t) Handle all criminal appeals and contested DWI forfeiture matters.

u) Defend in court all litigation where no insurance coverage is available. This includes but is not limited to: (1) administrative actions and administrative citations; and (2) code enforcement issues.

2. **Conflict of Interest and Attorney/Client Privilege:**

a) **Conflict of Interest:** The Law Firm will notify the City if the Law Firm represents or has ever represented an opposing party in a legal matter, whether within or outside of any of the scope of services mentioned by the retainer above. In the event of a conflict, the Law Firm shall arrange for suitable alternative representation. The City will not be responsible for any conflict of interest expenses incurred.

b) **Attorney/Client Privilege:** The Law Firm is authorized to utilize e-mail without encryption to transmit and receive confidential client information. While digital cordless and cellular telephones within a digital service area would be best to be used to transmit and receive confidential client information and may be used by the Law Firm to transmit and receive confidential client information. The City specifically acknowledges that it understands the confidentiality risks associated with inadvertent interception.

3. **Prosecution Services Billing Format, Cycle, Payment Expectations and Term of contract.**

a. **Billing Format:** The Law Firm will submit monthly statements for criminal prosecution legal services rendered for the prior month, including expenses incurred.

b. **Payment Expectations:** The City will pay the bill of the Law Firm routinely according to its internal payment procedures by forwarding a check to the Law Firm paying for both legal services and expenses shown on the Law Firm's monthly statement.

c. **City Approval and Term of Contract:** The City Council authorizes the Law Firm to commence performing the services contemplated under this Agreement on January 1, 2019. Term: The term of this Contract will be from January 1, 2019 to December 31, 2023. This contract may be terminated by either party upon sixty days written notice.

(The remainder of this page is intentionally left blank.)

THE CITY OF BLAINE

By: _____
Tom Ryan, Mayor

By: _____
Clark Arneson, City Manager

Dated: 10-8, 2018

ECKBERG LAMMERS, P.C.

By: _____
Thomas J. Weidner

Dated: 10-9-, 2018

ECKBERG LAMMERS
ATTORNEYS AT LAW

www.eckberglammers.com

Writer's Direct Dial:
(715) 808-8842

Writer's E-mail:
tloonan@eckberglammers.com

Reply to Stillwater

November 15, 2023

VIA EMAIL ONLY

City of Blaine
Attn: City Manager Michelle Wolfe
10801 Town Square Drive
Blaine, MN 55449

RE: Renewal of Eckberg Lammers Prosecution and Civil Legal Services Contracts

Dear Manager Wolfe, Mayor Sanders and Blaine City Councilmembers,

It has been Eckberg Lammers, P.C.'s pleasure to serve as legal counsel for the City of Blaine over the past five years. Eckberg Lammers serves the City's needs for both civil and prosecution legal matters. 2023 is the final year of our five-year contract requiring us to revisit the contracts and memorialize the terms extending our relationship. In addition to civil and prosecution services, the City and Eckberg Lammers also have a third contract for labor and employment legal services, which does not expire until the end of 2024 and is not contemplated in this letter.

For prosecution services, Eckberg Lammers proposes a three-year renewal term commencing January 1, 2024 continuing through December 31, 2026. To ensure compensation remains competitive within the legal community, our prosecution team requests a yearly increase of 3% for each year of the contract beginning in 2024. The City currently pays an annual fee of $264,000 for prosecution services. The proposed increase for 2024 is $7,920, for an annual total of $271,920.

For civil legal services, the City currently has a hybrid agreement whereby it pays a monthly retainer for all general civil services and an hourly rate for specialized legal services. General legal services include attendance at City Council Meetings, Council Workshops, and EDA Meetings, participation in bi-monthly management meetings and availability of the City Attorney during office hours held bi-monthly at City Hall. The retainer also includes the day-to-day base legal needs of the City including responses to ordinary and usual day-to-day legal questions, analysis regarding high-level legal concerns, legal reviews and analysis of ordinances and statutes including, general contract review and drafting and consultations with administrative staff, City Council and City staff relating to non-specialized matters as needed. For the year 2023, the City's monthly retainer amount is $3,250 per month.

Specialized legal services are those services that require a higher degree of attention and skill including civil litigation or potential civil litigation; capital and improvement projects; development projects; Economic Development Authority Projects; condemnation; transactional matters including real estate;

Stillwater Office
1809 Northwestern Avenue
Stillwater, MN 55082
Phone: 651-439-2878
Fax: 651-439-2923

Hudson Office
430 Second Street
Hudson, WI 54016
Phone: 715-386-3733
Fax: 715-386-6456

assessment appeals; emergency or special projects; specialized analysis relating to police administration, ordinance drafting; licensing or code enforcement; and other matters not contemplated to be included in general civil services. For the year 2023, the City pays an hourly rate of $165 for Attorneys work relating to the specialized services.

For the renewal of the civil legal services agreement, we propose a three-year extension with slightly modified terms to ensure our office maximizes the value provided to the City while also accounting for the City's growing demands and the changing economic climate over last five years. We recommend maintaining the hybrid model allowing Eckberg Lammers to invoice the general civil services within a fixed monthly cost of the retainer to maintain a structure that encourages the use of legal counsel to address common concerns and hopefully avoid major issues arising due to lack of proper diligence. For the renewed agreement we propose the following monthly retainer rates: $4,000 (2024); $4250 (2025); $4500 (2026). For specialized legal services we propose an increase of the hourly rate to $175 an hour in 2024, $182.50 an hour in 2025, and $190 an hour in 2026.

Additionally, we propose updating the civil legal agreement to include a new provision regarding reimbursed projects, meaning those projects for which the City receives reimbursement for the payment of professional services, including legal fees. It is standard practice within the municipal legal community to bill pass-through projects at a separate rate. For these projects, we propose an hourly rate of $235 per hour in 2024 increased by $10 an hour each year thereafter. For clarity, this rate will only apply to projects that allow for the pass through of legal fees meaning the rate will be the responsibility of a third party and not the City.

Our law firm values our ongoing partnership and the strong relationships we have developed while serving the City of Blaine. We are eager to continue serving the City's legal needs. If you have any questions or concerns regarding the contract renewals and proposed modifications, please contact me directly and I will be happy to discuss at your convenience.

Upon the City's confirmation of the renewal terms, our office will prepare new legal service agreements for both the prosecution and civil legal services to reflect the adoption of these modified terms for approval at the next regular City Council Meeting.

Thank you for your time and consideration. We look forward to our continued professional relationship with the City.

Sincerely,

/s/ Tom Loonan

Thomas R. Loonan

cc: Joe Van Thomme, City Prosecutor

CONTRACT FOR CIVIL LEGAL SERVICES

This Agreement is entered into by and between The City of Blaine (hereinafter "City"), 10801 Town Square Drive, Blaine, MN 55449, and the law firm of Eckberg Lammers, P.C. (hereinafter "Law Firm"), 1809 Northwestern Avenue, Stillwater, MN, 55082, for the purpose of utilizing the Law Firm provide civil legal services to the City.

RECITALS

WHEREAS, The City and Law Firm are currently subject to a Contract for Civil Legal Services, which extends through December 31, 2023.

WHEREAS, The Law Firm has requested, and the City has agreed, to amend the Contract for Civil Legal Services extending the term of the Agreement and modifying the rates for General Civil Services, Other Civil Services, and adding new provisions relating to Development Matter Legal Services relating to pass through development work. Accordingly, this Agreement supersedes all prior contracts and Agreements between the City and the Law Firm.

TERMS

NOW THEREFORE, IN CONSIDERATION OF the mutual promises contained herein and for other good and sufficient consideration, the parties agree to the following:

1. Engagement. City does hereby agree to extend the engagement of the Law Firm to perform civil legal services on behalf of the City as set forth and upon the terms contained herein.

2. Scope and Nature of General Civil Services. The parties agree to the following description of the nature of the general civil services to be provided by the Law Firm to the City under the retainer fee:

> Attend all regularly scheduled City Council meetings and three City Council workshop meetings per month; attendance at other City, Economic Development Authority, Commission, or Committee meetings, as requested by the City Council or City Manager; attendance at office hours in City Hall as requested by the City Manager; Provide the ordinary and usual day-to-day city legal work including; legal opinions and reports; non-appellate research; ordinance review and amendments; standard contract and lease review; and consultations with administrative staff, city council, and city employees.

3. Scope and Nature of Specialized Civil Legal Services. The parties agree to the following description of the nature of the Specialized Civil Legal Services to be provided by the Law Firm at the request of the City:

> Legal services in connection with civil litigation or potential civil litigation;

capital and improvement projects; development projects; Economic Development Authority Projects that do not constitute Development Matter Legal Services; condemnation; real estate purchases and sales; assessment appeals; emergency or special projects; ordinance drafting; forfeitures; litigation or potential litigation involving licensing or code enforcement; and other matters not contemplated to be included in general civil services.

4. Scope and Nature of Development Matter Legal Services. The parties agree to the following description of the nature of the Development Matter Legal Services to be provided by the Law Firm at the request of the City:

Legal Services in connection with Development Projects, including all projects that permit for the pass through of legal services fees to a third party in accordance with City Ordinance or separate agreement.

5. Limitation. The parties acknowledge and agree that the scope of civil legal services to be provided under this Agreement is limited to those services as set forth in Sections 2, 3, and 4, which services are not exhaustive and may be reasonably expanded at the request of the City and agreement of the Law Firm. The parties further acknowledge and agree this Agreement shall be separate from the Agreement between the City and the Law Firm relating to prosecution services and labor and employment services.

6. Compensation. The compensation to be paid by City to Law Firm shall be as follows:

a) Compensation for general civil services (retainer fee).

Year 1 (Jan. 1, 2024 –Dec. 31, 2024) $4,000 per month
Year 2 (Jan. 1, 2025 – Dec. 31, 2025) $4,250 per month
Year 3 (Jan. 1, 2026 –Dec. 31, 2026) $4,500 per month

b) Compensation for Specialized Civil Legal Services (hourly fees). The hourly rates for attorneys and legal assistants identified in the proposal submitted by the Law Firm are as follows:

Attorneys-
Year 1 (January 1, 2024 –December 31, 2024) $175 per hour
Year 2 (January 1, 2025 – December 31, 2025) $182.50 per hour
Year 3 (January 1, 2026–December 31, 2026) $190 per hour

Legal Assistant -
Year 1 (January 1, 2024 –December 31, 2024) $110 per hour
Year 2 (January 1, 2025 – December 31, 2025) $115 per hour
Year 3 (January 1, 2026–December 31, 2026) $120 per hour

c) Compensation for Specialized Civil Legal Services (hourly fees). The hourly rates

for attorneys and legal assistants identified in the proposal submitted by the Law Firm are as follows:

Attorneys-	
Year 1 (January 1, 2024 –December 31, 2024)	$235 per hour
Year 2 (January 1, 2025 – December 31, 2025)	$245 per hour
Year 3 (January 1, 2026–December 31, 2026)	$255 per hour
Legal Assistant -	
Year 1 (January 1, 2024 –December 31, 2024)	$150 per hour
Year 2 (January 1, 2025 – December 31, 2025)	$155 per hour
Year 3 (January 1, 2026–December 31, 2026)	$160 per hour

d) Expenses to be billed.

The City will reimburse the Law Firm for actual, necessary and reasonable costs and expenses incurred by the Law Firm in the performance of the legal services contained in this Contract.

Copying and printing: $.25 per page
Billings for local mileage: not chargeable
Long distance phone charges: at cost
Courier or delivery charges: at cost
Process server fees: at cost
Court filing fees: at cost
Document filing fees: at cost
Court reporters transcript fees: at cost
Westlaw or Nexis or Similar Legal Research: at cost

7. Billing Format, Payment Expectations, Term, Insurance, and Interests.

a) Billing Format: The Law Firm will submit monthly billing statements, for both retainer and hourly matters. Specialized Civil Legal Services or Development Matter Legal Services shall be itemized. Time shall be billed in tenths of an hour.

b) Payment Expectations: The City will pay the Law Firm routinely according to its internal payment procedures by electronic funds to the Law Firm paying for both legal services and expenses shown on the Law Firm's invoice.

c) Term: The term of this Contract will be from January 1, 2024 to December 31, 2026. During the term of this Agreement, either party may terminate the Agreement upon 60 days written notice to the other party.

d) Insurance: The Law Firm shall maintain professional liability (malpractice) insurance at a minimum coverage level of $1,000,000 per claim, and $2,000,000 annual aggregate.

e) Interests: The parties agree to mutually evaluate the usage of civil legal services prior to the conclusion of this Contract, in order to evaluate usage and identify areas where modification(s) and/or an extension of the parties' relationship may be mutually beneficial.

8. Additional Matters: The parties contemplate that in the City's discretion when appropriate special counsel may also be appointed by the City to provide civil legal services outside the scope of services provided by the Law Firm or on any issue where the City feels such representation by special counsel is reasonably needed. Upon City's retention of special counsel, the Law Firm will cooperate with special counsel to the extent reasonably necessary and the Law Firm will continue to serve as general counsel to the City in accordance with the terms of this Agreement. The Law Firm will be advised when special counsel is engaged and what level of involvement/cooperation is needed from the Law Firm. Payment for legal services provided by special counsel shall be negotiated by separate agreement between the City and special counsel. All ongoing legal services of the Law Firm will continue to be billed to the City in accordance with the applicable hourly rates set forth above.

9. Conflict of Interest and Attorney/Client Privilege Issues:

a. Conflict of Interest: The Law Firm will notify the City if the Law Firm represents or has ever represented an opposing party in a legal matter, whether within or outside of any of the retainers. In the event of a conflict, the City shall arrange for a suitable alternative representation.

b. Attorney/Client Privilege: The Law Firm is authorized to utilize e-mail without encryption to transmit and receive confidential client information. While digital cordless and cellular telephones within a digital service area would be best to be used to transmit and receive confidential client information and may be used by the Law Firm to transmit and receive confidential client information. The City specifically acknowledges that it understands the confidentiality risks associated with inadvertent interception.

c. Work Product: Pursuant to the Minnesota Rules of Professional Conduct, upon termination of the professional relationship all retained records, information and materials prepared or developed in connection with the services provided shall be provided to the City.

10. Disputes. In the event that the City disputes any aspect of the Law Firm's bill, the appropriate City representative will contact Thomas Loonan at the Law Firm stating the nature of the dispute. Any unresolved disputes, controversies or claims arising out of this Agreement shall be heard in state courts of Minnesota, and all parties to the Agreement waive any objection to the jurisdiction of these courts.

11. City Approval. The Law Firm is authorized to commence performing services under this contract effective immediately.

THE CITY OF BLAINE	**LAW FIRM**
BY:_____	_____
Tim Sanders, Mayor	Thomas R. Loonan
BY:_____	
Michelle Wolfe, City Manager	
DATED:_____	DATED:_____

[15453-00057/965038/1]

CONTRACT FOR CRIMINAL PROSECUTION LEGAL SERVICES

This CONTRACT FOR CRlMINAL PROSECUTION LEGAL SERVICES (the "Agreement") is entered into by and between the City of Blaine (hereinafter "City"), 10801 Town Square Drive NE, Blaine, MN 55449 and the law firm of Eckberg Lammers, P.C. (hereinafter "Law Firm"), 1809 Northwestern Avenue, Stillwater, MN, 55082, for the purpose of utilizing the Law Firm to provide criminal prosecution legal services to the City.

RECITALS

1. The City wishes to retain the Law Firm to provide criminal prosecution legal services on behalf of the City.

2. The Law Firm agrees to provide criminal prosecution legal services to the City on a monthly flat fee retainer paid by the City to the Law Firm.

3. The monthly flat fee retainer rates identified in the proposal submitted by the Law Firm are as follows:

	2024	**2025**	**2026**
Yearly	$271,920.00	$280,057.00	$288,458.71
Monthly	$22,660.00	$23,338.08	$24,038.23

Expenses to be Billed:

The City will reimburse the Law Firm for the actual, necessary and reasonable costs and expenses incurred by the Law Firm in the performance of the legal services contained in this Agreement. These costs and expenses included but are not limited to:

- Process Server Fees
- Court Filing Fees
- Court Reporter Transcription Fees

The Law Firm will <u>not</u> charge for the following:

- Office Supplies
- Printing Expenses
- Prosecution Meetings

NOW, THEREFORE, IN CONSIDERATION OF the mutual promises contained herein and other good and sufficient consideration, the parties hereto agree to the following:

TERMS

Scope and Nature of Prosecution Services: The parties hereto agree to the following description of the nature of the legal services to be provided by the Law Firm to the City:

a) Meetings and/or telephone conversations with and advising the Mayor, Council Members, City Manager, Police Chief, and other authorized staff on general criminal legal matters.

b) Research and submission of legal opinions on municipal or other criminal legal matters requested by the City Manager, Police Chief or other authorized staff; availability to answer staff questions by telephone,

c) Legal consultation and general support for the Mayor, Council Members, City Manager, Police Chief and other authorized staff on general criminal legal matters.

d) Provide a high level of customer service by responding in a prompt manner.

e) Prosecute all petty misdemeanor, misdemeanor and statutorily delegated gross misdemeanor offenses committed within the corporate limits of the City. This service includes all such cases initiated by any law enforcement agency and citizen complaints including, but not limited to, traffic violations, DWI cases, theft and City Code violations.

f) Provide advice, consultation and training where required to the City's Police Department and to all other departments of the City in the interpretation and enforcement of statutes, ordinances and investigations of violations in connection with the prosecution of criminal cases.

g) Prepare criminal complaints where facts warrant.

h) Evaluate all cases where a plea of not guilty is entered and prosecute where warranted.

i) Prepare appropriate pre-trial notices as required,

j) Seek such additional investigation as required.

k) Negotiate and enter plea bargains where deemed advisable.

l) Represent the City at all pre-trial hearings including motions.

m) Perform all legal research and prepare briefs when required.

n) Try all jury and court trials.

o) Draft Ordinances, ordinance amendments, resolutions and correspondence as requested.

p) Review ordinances as requested.

q) Render written opinions on law when requested, including interpretation of statutes, ordinances, rules and regulations.

r) Ensure proper notification and preparation of witnesses, police officers and staff for trial.

s) Investigate and evaluate all claims by the City against others and recommend appropriate courses of action, including but not limited to code enforcement issues and administrative citations.

t) Handle all criminal appeals and contested DWI forfeitures matters.

Conflict of Interest and Attorney/Client Privilege:

a) **Conflict of Interest:** If the Law Firm represents or has ever represented an opposing party in a legal matter, whether within or outside of any of the scope of services mentioned by the retainer above, the Law Firm shall arrange for suitable alternative representation at the Law Firm's expense. The City will be responsible for any conflict-of-interest expenses incurred if a conflict of interest exists due to the City's relationship with potential parties to a prosecution case.

b) **Attorney/Client Privilege:** The Law Firm is authorized to utilize e-mail without encryption to transmit and receive confidential client information. While digital cordless and cellular telephones within a digital service area would be best to be used to transmit and receive confidential client information and may be used by the Law Firm to transmit and receive confidential client information. The City specifically acknowledges that it understands the confidentiality risks associated with inadvertent interception.

Prosecution Services Billing Format, Cycle, Payment Expectations and Term of Contract.

Billing Format: The Law Firm will submit monthly statements for criminal prosecution legal services rendered for the prior month, including expenses incurred.

Payment Expectations: The City will pay the bill of the Law Firm routinely According to its internal payment procedures by forwarding a check to the Law Firm paying for both legal services and expenses shown on the Law Firm's monthly statement.

City Approval and Term of Contract: The City Council authorizes the Law Firm to commence performing the services contemplated under this Agreement. The term of this Contract will be from January 1, 2024, to December 31, 2026. This contract may be terminated by either party upon sixty days written notice.

THE CITY OF BLAINE

By: _____ Dated: _____
Mayor

By: _____ Dated: _____
City Manager

ECKBERG LAMMERS, P.C.

By: _____ Dated: _____