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# Public Improvement Hearing

2018 Street & Utility Improvements

Westedge Boulevard

July 25, 2017

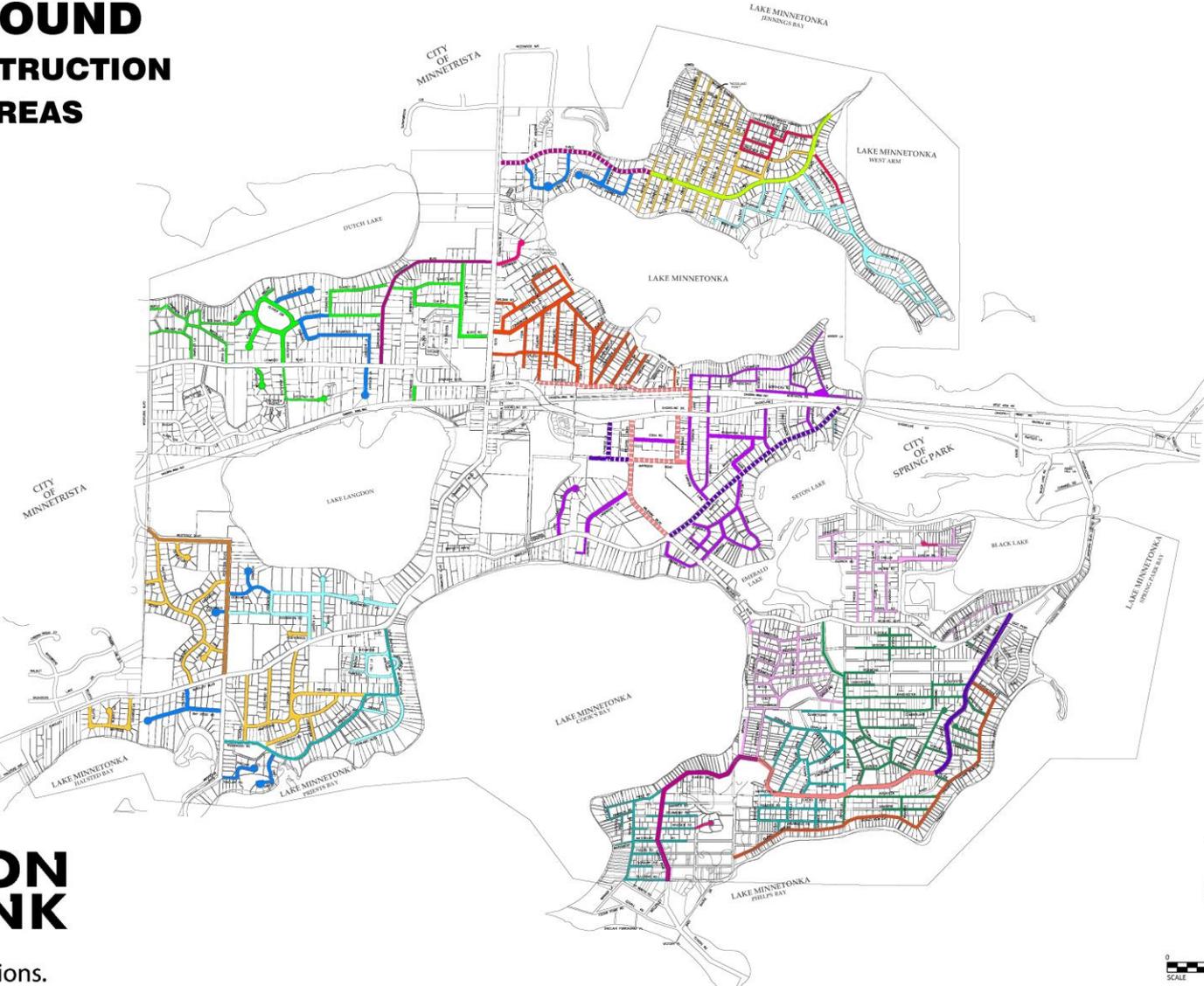


# Capitol Improvement Plan - History

## CITY OF MOUND STREET RECONSTRUCTION PROJECT AREAS

**COMPLETED PROJECTS:**

- 2003
- 2004
- 2005
- 2006
- 2007
- 2008
- 2009
- 2010 **NO PROJECT**
- 2011
- 2012
- 2013
- 2014
- 2015
- 2015 MSA
- PROPOSED PROJECTS:**
- 2016
- 2016 MSA
- 2017
- 2017 MSA
- 2018
- 2019



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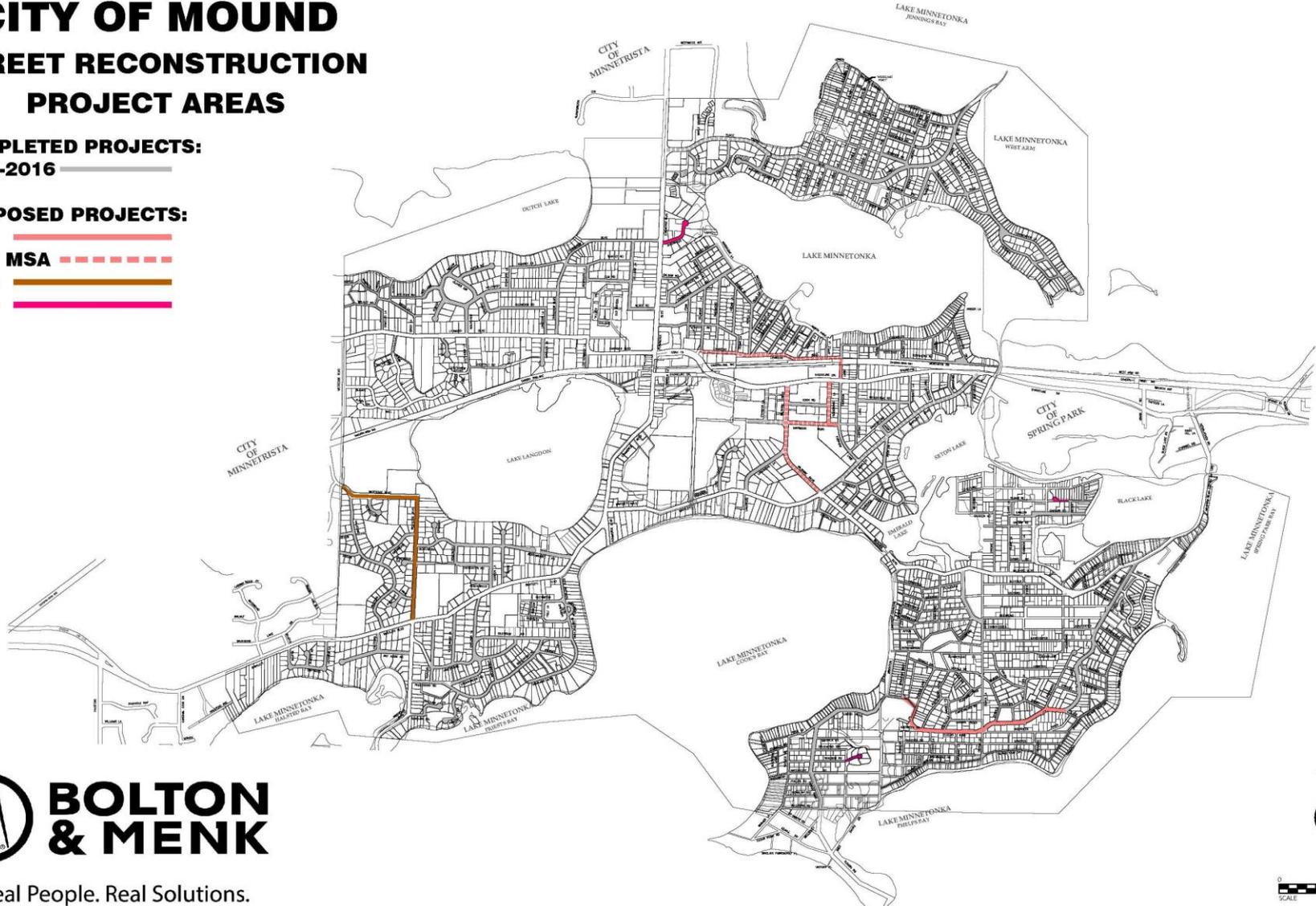
# Capitol Improvement Plan – Outlook

## CITY OF MOUND

### STREET RECONSTRUCTION PROJECT AREAS

**COMPLETED PROJECTS:  
2003-2016** ———

**PROPOSED PROJECTS:**  
2017 ———  
2017 MSA - - - - -  
2018 ———  
2019 ———



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# Capitol Improvement Plan – Tuxedo



# 2018 Street & Utility Improvements

- Why are we discussing this in July instead of November?



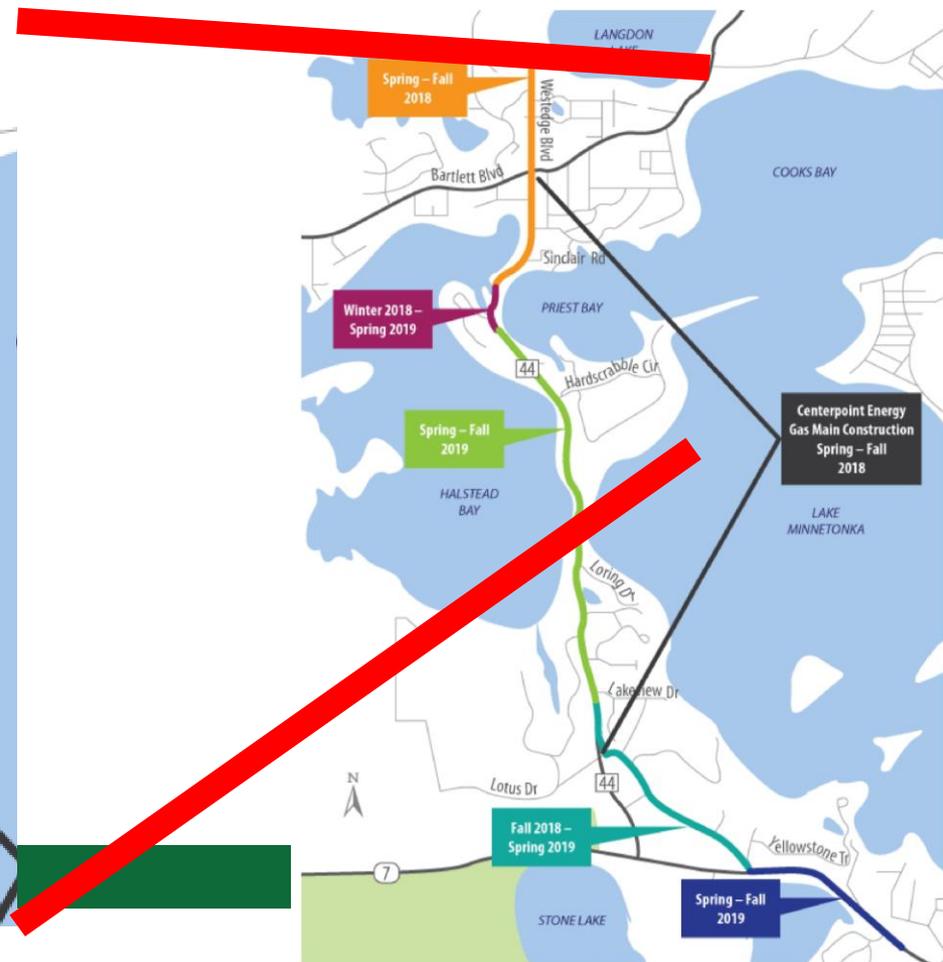
# 2018 Street & Utility Improvements

- The next project in Met Council's continuing string of improvements in the area includes:
  - Improving the forcemain that conveys flows FROM Mound TO Blue Lake in Shakopee, which runs along Westedge/CR44
  - This project is a 2 year large scale effort
  - Because we're constructing together we are on their calendar for bidding (Nov 2017)
  - Mound is using Statute 429/Assessments to fund a portion of the project, so we must follow 429 procedures

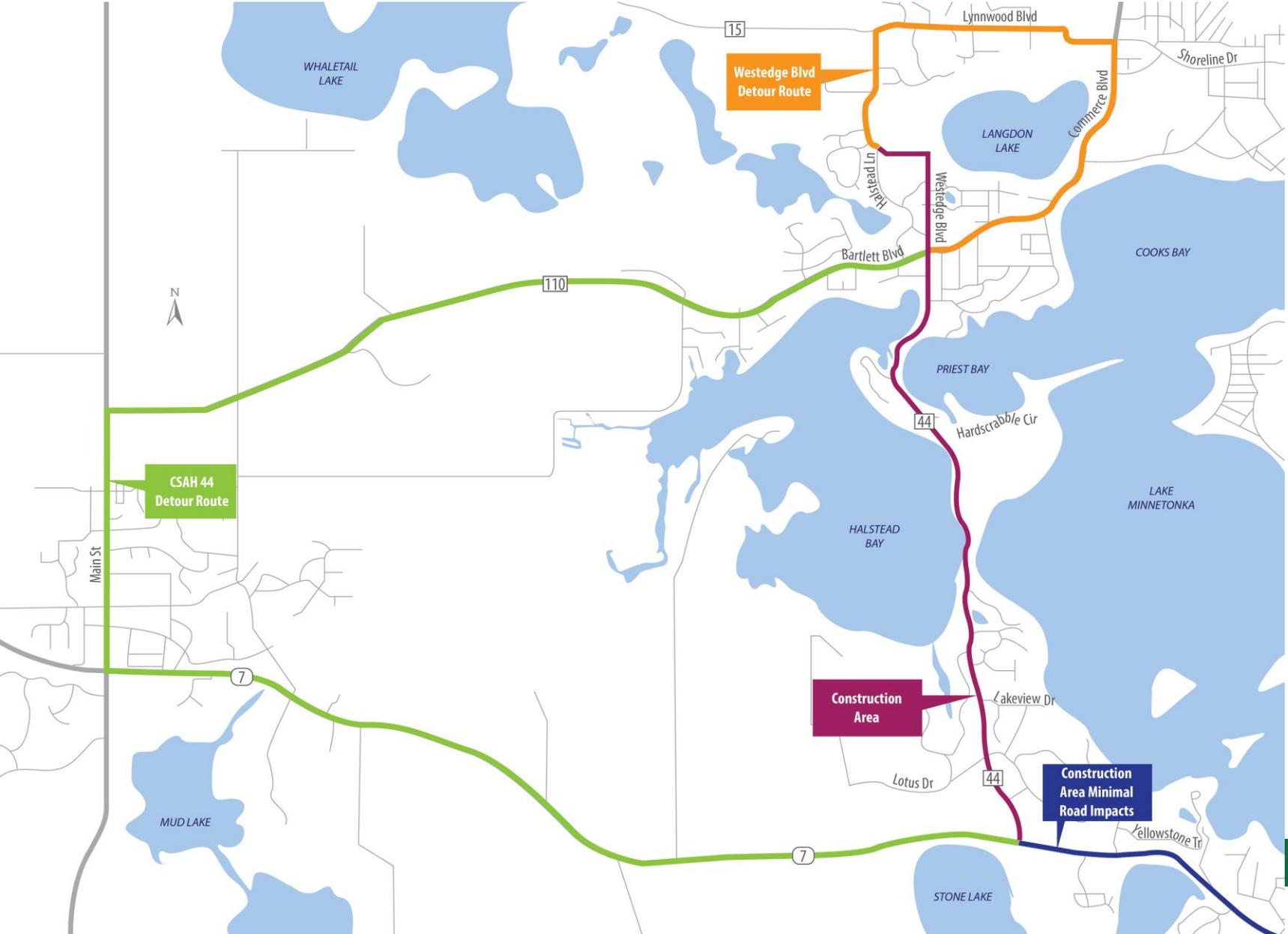


# 2018 Street & Utility Improvements

- Two open houses have been held on MCES Project
- Project hotline for more info: 952.222.3912



# Proposed MCES Project Detour



# Proposed Project Schedule

<del>June 27, 2017</del>	<del>Council receives Feasibility Report and schedules the Public Improvement Hearing</del>
<b>July 25, 2017</b>	<b>Council holds Public Improvement Hearing and orders Project Plans and Specifications</b>
September 2017	Council approves Plans\Specs and sets Bid Date (in accordance with MCES schedule)
November 2017	Bids are opened
December 2017	City Council Awards Contract
December 2017-April 2018	Metropolitan Council (MCES) Awards Contract and completes their due diligence
April 2018	Construction Begins
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Late Summer 2019	Notice of Preliminary Assessments
Summer/Fall 2019	Council holds Assessment Hearing

# Proposed Project Schedule – 429

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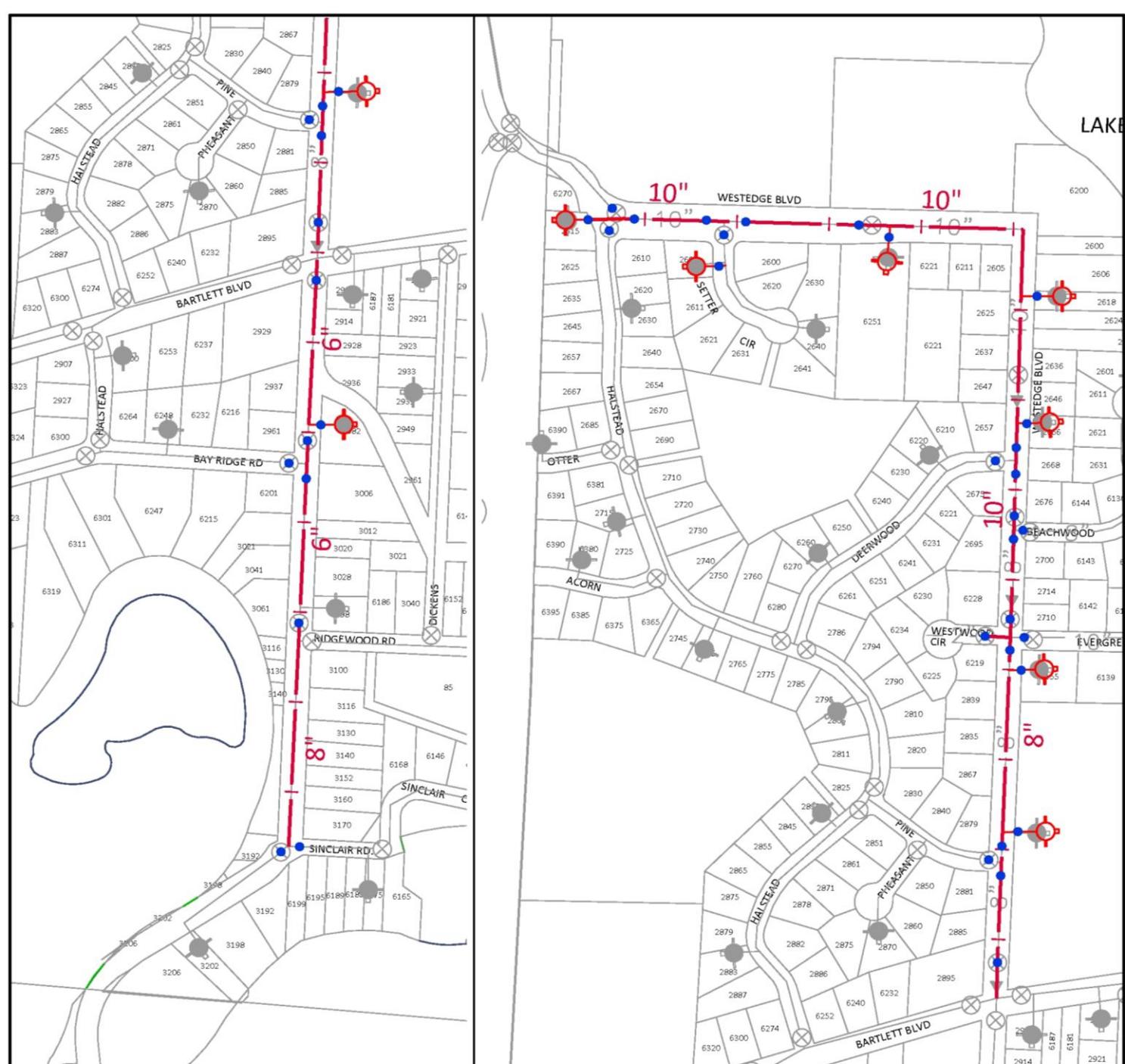
CITY  
OF  
MINNETRISTA

LAKE LANGDON

# Existing Street Conditions



# Watermain Improvements



LEGEND

# Sanitary Sewer Improvements



CITY  
OF  
MINNETRISTA

LAKE LANGDON

# Storm Sewer Improvements



CITY  
OF  
MINNETRISTA

LAKE LANGDON

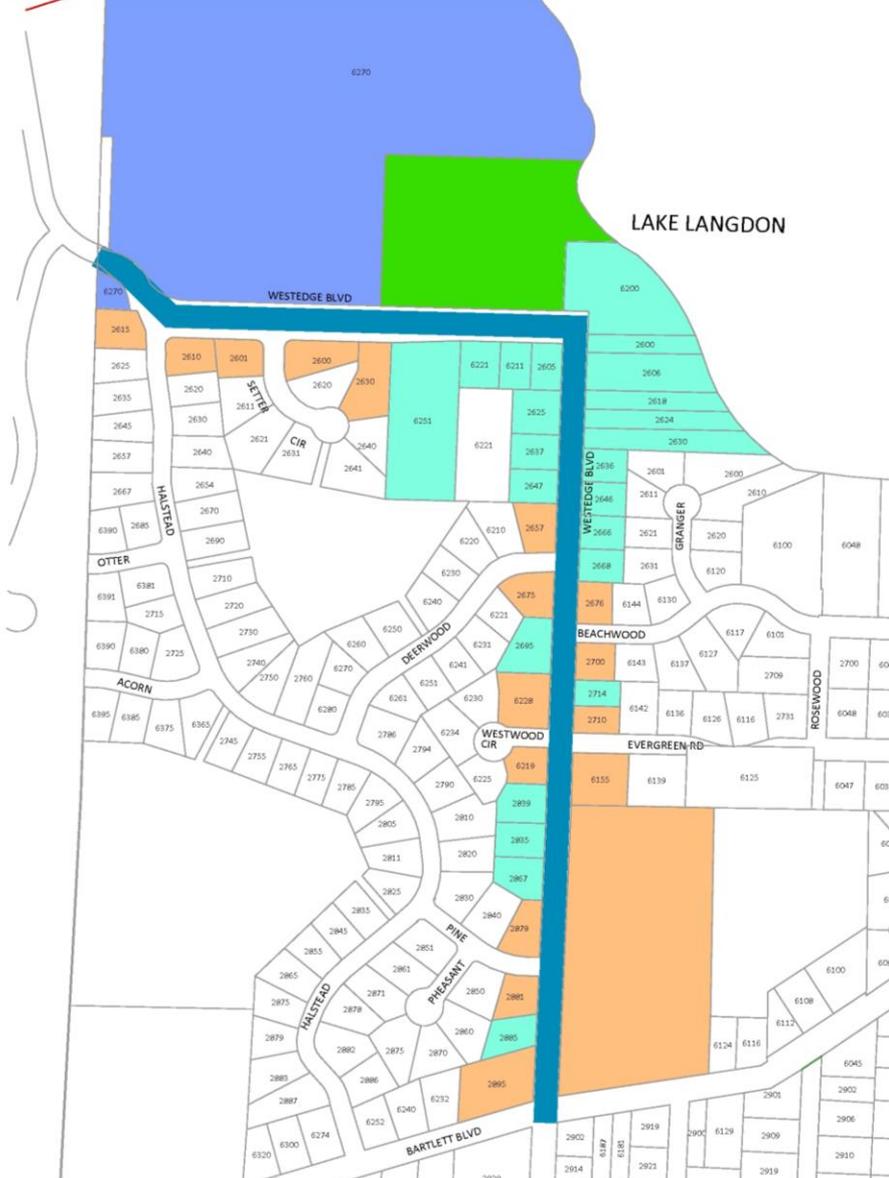
# Pedestrian / Trail Improvements



CITY OF MINNETRISTA

LAKE LANGDON

# Assessment Area



**LEGEND**

		WESTEDGE BLVD.	
		# UNITS	EQUIVALENT RESIDENTIAL UNITS
	RECONSTRUCT STREET		
	COMMERCIAL = 1 LOTS	1	
	ASSESSMENT = 17 LOTS	17	8.5
	FULL ASSESSMENT = 23 LOTS	23	23
	CITY LOT = 1 LOTS	1	1
	<b>TOTAL</b>	<b>42</b>	<b>32.5</b>



# Engineer's Estimate

	<b>WESTEDGE BOULEVARD IMPROVEMENTS</b>	<b>CR44 WATERMAIN IMPROVEMENTS</b>	<b>CITY IMPROVEMENTS FUNDED BY MCES</b>	<b>TOTAL PROJECT COSTS</b>
<b>STREET COST (ASSESSABLE)</b>	\$333,000	\$0	\$0	<b>\$333,000</b>
<b>STREET COST – EXTRA DEPTH/WIDTH</b>	\$45,000	\$0	\$0	<b>\$45,000</b>
<b>STREET COST (UTILITY)</b>	\$268,000	\$0	\$0	<b>\$268,000</b>
<b>STREET COST (MCES)*</b>	\$399,000	\$0	\$0	<b>\$399,000</b>
<b>TRAIL COST</b>	\$143,000	\$0	\$0	<b>\$143,000</b>
<b>WATERMAIN COST</b>	\$506,000	\$344,000	\$136,000	<b>\$986,000</b>
<b>SANITARY SEWER COST</b>	\$45,000	\$0	\$364,000	<b>\$409,000</b>
<b>STORM SEWER COST</b>	\$100,000	\$0	\$0	<b>\$100,000</b>
<b>TOTAL</b>	<b>\$1,839,000</b>	<b>\$344,000</b>	<b>\$500,000</b>	<b>\$2,683,000</b>



# Engineer's Estimate

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WATERMAIN COST	\$506,000	\$344,000	\$136,000	\$986,000
SANITARY SEWER COST	\$45,000	\$0	\$364,000	\$409,000
STORM SEWER COST	\$100,000	\$0	\$0	\$100,000
<b>TOTAL</b>	<b>\$1,839,000</b>	<b>\$344,000</b>	<b>\$500,000</b>	<b>\$2,683,000</b>

<b>TOTAL</b>	<b>\$1,839,000</b>	<b>\$344,000</b>	<b>\$500,000</b>	<b>\$2,683,000</b>
<b>MCES FUNDED IMPROVEMENTS</b>	<b>-\$399,000</b>		<b>-\$500,000</b>	<b>-\$899,000</b>
<b>TOTAL CITY COSTS</b>	<b>\$1,440,000</b>	<b>\$344,000</b>	<b>\$0</b>	<b>\$1,784,000</b>



# Westedge Boulevard Recommendations

- Improve Westedge Boulevard at an Estimated Total Street Cost of \$1,050,000
- Reconstruct Deficient Sections of Watermain, Sanitary Sewer and Storm Sewer at an Estimated Total Cost of \$995,000
- Construct a Trail along Westedge Boulevard at an Estimated Total Cost of \$143,000
- Assess a Portion of the Street Improvement Costs in Accordance with the City's Street Construction and Reconstruction Policy - \$222,000



# Project Financing

- Westedge Boulevard

<b><i>Amount assessed To benefitting Properties (2/3)</i></b>	<b>\$222,000</b>	
<u>Amount Paid by the City (1/3)</u>	<u>\$111,000</u>	
<b>Total Estimated Assessable Street Costs</b>	<b>\$333,000</b>	
Extra Section Cost – City	\$45,000	
Trail Construction - City	\$143,000	
MCES associated Street Cost – MCES*	\$399,000	
Watermain Improvements CR44 – City	\$344,000	
Utility Improvements - Respective Utility Funds	\$651,000	
MCES associated Watermain Construction - MCES	\$136,000	
MCES associated Sanitary Construction - MCES	\$364,000	
<u>Utility associated Street costs – City</u>	<u>\$268,000</u>	
<b>Estimated Total Project Costs</b>	<b>\$2,683,000</b>	



# Project Financing

- Typical Assessment – Westedge Boulevard

Amount assessed to benefitting Properties (2/3)	\$222,250
<u>Amount assessed to Commercial Units<sup>1</sup></u>	<u>\$30,650</u>
Amount assessed to Residential Units <sup>2</sup>	\$191,600
Total Benefitting ERUs	32.50
<b><i>Estimated Per Unit Assessment = \$191,600 / 32.50</i></b>	<b><i>\$5,895</i></b>

1) Combination Method for Commercial Assessments Based on Front Footage: 30%, Area: 30%, # of Units: 40%

2) Unit Method for Assessments – Based on Equivalent Residential Unit (ERU) – Single Family Units = 24 Full ERUs, 17 ½ ERUs

3) \$5,895 Assessment per ERU is under the Maximum per unit of \$6,600



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