City of Ramsey
Agenda
Regular City Council
Monday, February 12, 2018
7:00 pm
Council Chambers, 7550 Sunwood Drive NW

1. Call to Order

2. Presentation

1. CBRE Update

3. Citizen Input

4. Consent Agenda

1. Receive Cash and Investments for Period Ending January 31, 2018

2. Receive 2017 Building Division Month End Reports: January - December

3. Note the Following Boards and Commissions Meeting Minutes:
- Planning Commission Meeting Minutes Dated November 2, 2017
- Planning Commission Meeting Minutes Dated December 7, 2017
- Economic Development Authority Meeting Minutes Dated November 9, 2017
- Economic Development Authority Meeting Minutes Dated December 14, 2017
- Park & Recreation Commission Meeting Minutes Dated November 9, 2017
- Environmental Policy Board Meeting Minutes Dated November 13, 2017

4. Approve Licenses

5. Approve the Following Meeting Minutes:
1. City Council Work Session dated 1/23/2018
2. City Council Regular dated 1/23/2018

6. Approve Rental Licenses

7. Adopt Resolution #18-037 Approving Cash Disbursements Made and Authorizing Payment of Accounts Payable Invoicing Received During the Period of January 18, 2018 through February 7, 2018

8. Adopt Resolution #18-028 Approving MnDOT Delegated Contracting Process Agreement #1029992

9. Adopt Resolution 18-036 to Authorize Hiring a Parks Maintenance Worker

10. Report from Public Works Committee dated January 16, 2018
1. North Commons Neighborhood Trail or Street Link at Zeolite Street: Ratify the recommendation of the Public Works Committee to recommend that the City Council notify public via a mailer to gain input on development of a short trail segment to link an existing neighborhood to The COR west of North Commons.
2. Recommend Authorization for Civil Engineering Planning Services for Highway 10 Planning Effort**:** Ratify the recommendation of the Public Works Committee to recommend that the City Council authorize the work order with Bolton and Menk for Highway 10 Planning and Design Services in the amount of $499,855, contingent upon staff sharing the information with the coalition.
3. Provide City Council Recommendation for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04 : This was discussed as a separate case at the January 23, 2018 City Council meeting.
4. Provide City Council Recommendation for Metropolitan Council Water Efficiency Potential Project: This was discussed as a separate case at the January 23, 2018 City Council meeting.
5. Provide City Council Recommendation for MnDOT Delegated Contracting Process Agreement #1029992: Motion to ratify the recommendation of the Public Works Committee to recommend City Council approval of MnDOT Delegated Contracting Process Agreement #1029992, contingent upon approval by the City Attorney.

5. Approve Agenda

6. Public Hearing

1. PUBLIC HEARING: Adopt Ordinance #18-06 Vacating Drainage and Utility Easements and Trail Easement within Outlot A Brookfield Second Addition; Case of Brookfield Land, LLC

7. Council Business

1. Review Comprehensive Plan Amendment, Zoning Amendment, and Site Plan for Ramsey Elementary Campus 2 (Project #17-109)

2. Centra Homes Purchase Agreement [portions of case may be closed to the public]

3. Adopt Resolution #18-039 Supporting the Realignment of the Central Anoka County Regional Trail

4. Adopt Resolution #18-038 Accepting Bids and Awarding Contract for Improvement Project #18-08, Trott Brook Boardwalk

5. Adopt Resolution #18-034 Approving Plans and Specifications and Authorizing Advertisements for Bids for River's Bend Street Reconstructions, Improvement Project #17-02

6. Adopt Resolution #18-035 Approving Plans and Specifications and Authorizing Advertisements for Bids for Stanhope Terrace Street Reconstructions, Improvement Project #18-00

8. Mayor/Council/Staff Input

9. Adjournment

CC Regular Session **2. 1.**

Meeting Date: 02/12/2018

By: Patrick Brama, Administrative Services

Information

Title:

CBRE Update

Purpose/Background:

Periodic update to the EDA/ Council on CBRE efforts/ leads/ market trends. CBRE will be at the meeting to make a presentation. CBRE is currently the City's principle real estate representative of property holdings located in the COR and throughout the City.

Notification:

NA

Observations/Alternatives:

NA

Funding Source:

NA

Recommendation:

NA

Action:

NA

Attachments

Ramsey Update Feb 2018

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:22 PM
Form Started By: Patrick Brama		Started On: 02/07/2018 02:20 PM
Final Approval Date: 02/08/2018		

February 2018 Market Snapshot

Presented to:
The City of Ramsey, MN

Presented by:
Brian Pankratz
First Vice President
952 924 4665

Markets Overview

CBRE 4th Quarter 2018 Numbers

- **Office**
  - Vacancy Rate 16.3%
  - Net Asking Rate $14.72 PSF
  - Net Absorption 516,795 SF
  - Under Construction 370,273 SF

Industrial Vacancy	4.7%	4.9%	4.2%	4.2%
Office Vacancy	16.7%	16.8%	16.8%	16.3%
Retail Vacancy	8.1%	7.4%	8.3%	8.0%

- **Industrial**
  - Vacancy Rate 4.2%
  - Lease Rate $5.62 PSF
  - Net Absorption 892,780 SF
  - Under Construction 1.43 million SF

- **Retail**
  - Vacancy Rate 8.8%
  - Net Asking Rate $18.86 PSF
  - Net Absorption 362,328 SF
  - Under Construction 607,716 SF

Market Feedback

1. Armstrong Interchange Traffic Increasing
    1. New traffic generators-Residential, Adrenaline Sports
2. Residential Market
    1. Seeing demand for attached and entry level single family homes, move-up buyers
    2. Continued residential developments are needed to meet demand
    3. DR Horton townhome project finishing up. Replacement?
    4. AEON closed on 1st phase
    5. Capstone development
    6. According to Metrostudy 364 vacant developed lots, 140 starts, 94 closings over last 4 quarters
3. Ramsey Retail Location
    1. Located between two large retail nodes of Coon Rapids & Elk River
    2. Not directly on Highway 10-Sign Plan
    3. Additional residential development helps attract retailers
4. Industrial and Office Market
    1. PSD industrial project will bring new focus/traffic to west side of Ramsey
    2. Office interest is limited

Marketing Overview

- Marketing Overview
  - Monthly Email Blasts on each property
  - Listings on CBRE.com, Loopnet, MNCAR-Catylist
  - Marketing Brochure Updates
  - Property Signs
  - Tracking New Developments and Market Information
  - Discuss Ramsey with developers, brokers, users
  - Constant conversation with City Staff on inquiries/prospects

- Over 1300 Inquiries
  - Reached out to brokers for top 20 quick service restaurants
  - Reached out to top 20 hard goods retailers brokers
  - Reached out to top 5 gas/c-store operators
  - Discussed Ramsey with top medical office brokers on existing users and potential demand
- Under Purchase Agreements/Pending Purchase Agreements -
  - AEON-Multifamily-Closed 1st Phase, 2nd Phase
  - Coastal Living-Detached townhomes-Closed , U/C
  - Municipal Site 2nd Takedown-2018, Single Family
  - Daycare user-Closed, U/C
  - Senior Housing-PA, Entitlement Process
  - Centra Homes-PA
  - Retail Developer and Restaurant User

Marketing Suggestions and Next Steps

- Create sign plan for large monument signs on Highway 10 that will allow retailers the visibility to the large traffic counts on Highway 10. Most retailers would participate in the cost of the signage and maintenance
- Refine COR Vision for flexible zoning, FAR, density, setbacks, parking
- Continue to actively prospect retail , industrial, residential, and office developers/users showing the attributes of being located in the City of Ramsey
- Take advantage of current market conditions
- Continue discussions with YMCA or other community center type organization

Google

Google

CC Regular Session **4. 1.**

Meeting Date: 02/12/2018

By: Diana Lund, Finance

Information

Title

Receive Cash and Investments for Period Ending January 31, 2018

Purpose/Background:

Purpose: Receive reports of the city's cash and investments for the period ending January 31, 2018.

Cash and investment report shows the monthly cash flow - receipts and expenditures through January 31, 2018 with the current listing of the city's investment portfolio.

Action:

No action required. Informational only.

Attachments

Cash & Investments for Period Ending January 31, 2018

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:09 PM
Form Started By: Diana Lund		Started On: 02/01/2018 03:10 PM
Final Approval Date: 02/08/2018		

CITY OF RAMSEY
REPORT OF POOLED CASH FLOWS
Period Ended January 31, 2018

	January-18 CURRENT MONTH	2018 YEAR-TO-DATE
CASH AND TEMPORARY INVESTMENTS		
BEGINNING BALANCE	$ 69,531,209.52	$ 69,531,209.52
CASH INFLOWS:		
Daily Deposit	956,950.40	956,950.40
Tax Settlements	22,366.22	22,366.22
U/B Receipts	15,326.38	15,326.38
Credit Cards (Includes Utility Billing)	88,997.50	88,997.50
Interest Earnings [Net of Interest Paid on Investments]	56,997.31	56,997.31
Bond Proceeds	-	-
TOTAL CASH INFLOW	$ 1,140,637.81	$ 1,140,637.81
TOTAL CASH AVAILABLE	$ 70,671,847.33	$ 70,671,847.33
CASH OUTFLOWS:		
Prepaid Checks	485,766.84	485,766.84
Bills Lists	327,179.10	327,179.10
Pay Estimates	459,163.74	459,163.74
Credit Cards	2,870.35	2,870.35
Payroll - Net	317,467.15	317,467.15
Flex Reimbursement	3,646.82	3,646.82
Void Checks/Dormant Checks Paid	(36.75)	(36.75)
Debt Service	390,287.50	390,287.50
Miscellaneous [Bank Charges; etc.]	56.00	56.00
TOTAL CASH OUTFLOW	$ 1,986,400.75	$ 1,986,400.75
POOLED CASH AND TEMPORARY INVESTMENTS ENDING BALANCE	**$ 68,685,446.58**	**$ 68,685,446.58**
MEMO - NET 2018 CASH INFLOW (OUTFLOW)	**(845,762.94)**	**(845,762.94)**
INVESTMENT PORTFOLIO SUMMARY		
BEGINNING BALANCE	**$ 61,031,260.23**	**61,031,260.23**
Purchases	2,397,000.00	2,397,000.00
Maturities/Sales	(1,897,583.00)	(1,897,583.00)
ENDING BALANCE	**$ 61,530,677.23**	**$ 61,530,677.23**

Prepared by the City of Ramsey Finance Department
2/2/2018

2018 CASH AND INVESTMENT ACTIVITY

CITY INVEST #	STATED MAT DATE	BROKER	SECURITY DESCRIP	FDIC #	CUSIP	PRIN BAL 1/1/2018	PURCH 2018	SOLD/ MATURE 2018	BV PRIN BAL 12/31/2018	PAR
170202	1/30/2018	4M	Term Series 4M			1,000,000.00		1,000,000.00	0.00	1,000,000.00
171208A	3/29/2018	4M	Term Series 4M		249114	500,000.00		0.00	500,000.00	500,000.00
180130	7/30/2018	4M	Term Series 4M				1,000,000.00	0.00	1,000,000.00	500,000.00
171208B	6/28/2018	4M	Term Series 4M		249104	500,000.00		0.00	500,000.00	500,000.00
171208C	12/10/2018	4M	Term Series 4M		249093	1,000,000.00		0.00	1,000,000.00	1,000,000.00
171109A	2/28/2018	4M	Term Series 4M			500,000.00		0.00	500,000.00	500,000.00
171109B	5/10/2018	4M	Term Series 4M			500,000.00		0.00	500,000.00	500,000.00
170831	8/31/2018	4M	Term Series 4M			750,000.00		0.00	750,000.00	750,000.00
170629A	6/29/2018	4M	Term Series 4M			2,000,000.00		0.00	2,000,000.00	2,000,000.00
170406B	4/13/2018	4M	Term Series 4M			1,000,000.00		0.00	1,000,000.00	1,000,000.00
									7,750,000.00	
150701A	2/1/2020	BAIRD	WINTHROP MN TAX		976367ND0	290,000.00		0.00	290,000.00	290,000
160322A	3/22/2021	BAIRD	FNMA		3136H3BT1	250,000.00		0.00	250,000.00	250,000
160322B	1/1/2020	BAIRD	MINNENOTONKA MN ISD 276		604195D20	100,000.00		0.00	100,000.00	100,000
150701B	2/1/2021	BAIRD	WINTHROP MN TAX		976367NE8	305,000.00		0.00	305,000.00	305,000
140904	9/1/2021	BAIRD	OKLAHOMA TAXABLE		678519RP6	535,000.00		0.00	535,000.00	535,000
									1,480,000.00	
160826A	8/27/2018	ICD SEC	CD-ADMIRALS BANK	27015	007220AM8	200,000.00		0.00	200,000.00	200,000
180117	7/17/2020	ICD SEC	CD-CITIZENS NATIONAL	06531	175144DH4		150,000.00	0.00	150,000.00	150,000
180124A	1/24/2020	ICD SEC	CD-CROSSFIRST BANK	58648	2766ACD5		249,000.00	0.00	249,000.00	249,000
180125	1/25/2019	ICD SEC	CD-BANNER BANK	28489	06552XFNO		200,000.00	0.00	200,000.00	200,000
180129	1/29/2020	ICD SEC	CD-FORTUNE BANK	58107	34969RCD8		248,000.00	0.00	248,000.00	248,000
170629B	12/31/2018	ICD SEC	CD-ALLY BANK	57803	02006L3SO	100,000.00		0.00	100,000.00	100,000
171012	10/13/2020	ICD SEC	CD-ALLY BANK	57803	03006L5Z2	74,000.00		0.00	74,000.00	74,000
160728B	7/30/2018	ICD SEC	CD-ALLY BANK	57803	02006LH30	75,000.00		0.00	75,000.00	75,000
170829B	3/1/2019	ICD SEC	CD-AMERICAN EXPRESS	27471	02587DX45	249,000.00		0.00	249,000.00	249,000
170829A	8/29/2019	ICD SEC	CD-AMERICAN EXPRESS	35328	02587CFQ8	249,000.00		0.00	249,000.00	249,000
160930C	4/6/2018	ICD SEC	CD-AMERICAN NATIONA	24472	02771RAQ6	249,000.00		0.00	249,000.00	249,000.00
160930A	4/2/2018	ICD SEC	CD-AMERICAN NATIONA	38812	02771PNK9	157,000.00		0.00	157,000.00	157,000.00
170630A	6/29/2018	ICD SEC	CD-BANK BARODA	33681	06062RAU6	98,000.00		0.00	98,000.00	98,000
160615	6/15/2018	ICD SEC	CD-BANK LEUMI USA	19842	063248FQ6	250,000.00		0.00	250,000.00	250,000
170413	4/13/2018	ICD SEC	CD-BANK OF BARODA	33681	06062Q2P8	151,000.00		0.00	151,000.00	151,000
170517	5/17/2018	ICD SEC	CD-BANK OF CHINA	33653	06426WFAS	99,000.00		0.00	99,000.00	99,000
171220B	12/20/2018	ICD SEC	CD-BANK OF CHINA	33653	06426WXH0	150,000.00		0.00	150,000.00	150,000
160826B	8/27/2018	ICD SEC	CD-BANK OF HOPE	26610	062683AB3	249,000.00		0.00	249,000.00	249,000
170125B	1/25/2019	ICD SEC	CD-BANKERS West BANK	23210	06610YFQ5	109,000.00		0.00	109,000.00	200,000
170630B	12/28/2018	ICD SEC	CD-BAR HARBOR	11971	066851VR4	249,000.00		0.00	249,000.00	249,000
140716	7/16/2019	ICD SEC	CD-BARCLAYS BANK	57203	0674OKHF7	250,000.00		0.00	250,000.00	250,000
171228C	12/27/2019	ICD SEC	CD-BELL BANK	19581	07815AAT4	249,000.00		0.00	249,000.00	249,000
170714A	1/14/2019	ICD SEC	CD-BMW BANK	35141	05580AJP0	149,000.00		0.00	149,000.00	149,000
161130	11/30/2018	ICD SEC	CD-BMW BANK OF NORT	35141	05580AFN9	100,000.00		0.00	100,000.00	100,000
171229A	12/27/2019	ICD SEC	CD-BRICKELL BANK	21220	10801DAM3	249,000.00		0.00	249,000.00	249,000
160729A	4/30/2018	ICD SEC	CD-BROOKLINE BANK	17798	113730CE6	176,000.00		0.00	176,000.00	176,000
170131	7/31/2019	ICD SEC	CD-CAPE COD	23287	13934CAB3	249,000.00		0.00	249,000.00	200,000
170111	1/11/2019	ICD SEC	CD-CAPITAL ONE BANK	33954	140420S92	148,000.00		0.00	148,000.00	200,000
150715A	7/16/2018	ICD SEC	CD-CAPITAL ONE BANK	04297	14042E4R8	250,000.00		0.00	250,000.00	250,000.00
170330B	9/30/2019	ICD SEC	CD-CENTRAL FEDERAL S	27910	15347EAE9	249,000.00		0.00	249,000.00	249,000
170728C	7/29/2019	ICD SEC	CD-CITIZENS STATE BAN	00419	17669WGF6	249,000.00		0.00	249,000.00	249,000
170331	9/30/2019	ICD SEC	CD-CITIZENS STATE BAN	11778	17668UAP5	103,000.00		0.00	103,000.00	103,000
160826C	2/28/2019	ICD SEC	CD-COMENITY CAP BANI	57570	20033ARR9	249,000.00		0.00	249,000.00	249,000
170208	8/8/2018	ICD SEC	CD-COMMERCIAL BANK	12246	20146AAC4	101,000.00		0.00	101,000.00	101,000
170928	3/27/2020	ICD SEC	CD-CONNECTONE BANK	57919	20786ABV6	249,000.00		0.00	249,000.00	249,000
171129B	11/29/2019	ICD SEC	CD-CRESCOM BANK	57135	225862DH1	249,000.00		0.00	249,000.00	249,000
140723A	1/23/2018	ICD SEC	CD-CUSTOMERS BANK	34444	23204HBR8	200,000.00		200,000.00	0.00	200,000
170719A	7/19/2019	ICD SEC	CD-DISCOVER BANK	05649	2546726A1	100,000.00		0.00	100,000.00	100,000
150730	7/30/2018	ICD SEC	CD-DISCOVER BANK	05649	254672TA6	149,000.00		0.00	149,000.00	149,000.00
160720	7/20/2018	ICD SEC	CD-EAGLE BANK	34742	27002YCX2	249,000.00		0.00	249,000.00	249,000
170724	7/24/2019	ICD SEC	CD-EAST BOSTON SAVIN	33510	27119PBU4	249,000.00		0.00	249,000.00	249,000
170719C	7/19/2019	ICD SEC	CD-ENERBANK	57293	29266N5Q6	249,000.00		0.00	249,000.00	249,000
170228	2/28/2019	ICD SEC	CD-ESSA BANK & TRUST	28262	29667RPN7	249,000.00		0.00	249,000.00	249,000
160129	1/29/2018	ICD SEC	CD-EVERBANK	34775	29976DH94	248,000.00		248,000.00	0.00	250,000
170630C	12/31/2018	ICD SEC	CD-FIRST BANK SOUTHE	15019	31931TEP6	249,000.00		0.00	249,000.00	249,000
170731	1/31/2019	ICD SEC	CD-FIRST COMMERCIAL	57069	31984GEF2	249,000.00		0.00	249,000.00	249,000
160816	2/16/2018	ICD SEC	CD-FIRST NATIONAL BAI	05452	332135GM8	249,000.00		0.00	249,000.00	249,000
151218B	6/18/2018	ICD SEC	CD-FIRST SOURCE BANK	09087	33646CFY5	250,000.00		0.00	250,000.00	250,000.00
130301	3/1/2018	ICD SEC	CD-GE CAPITAL BANK	33778	3616ITJB2	200,000.00		0.00	200,000.00	200,000
170327	7/27/2018	ICD SEC	CD-GNB BANK	14079	36198JCP7	249,000.00		0.00	249,000.00	249,000
170726	7/27/2020	ICD SEC	CD-GOLDMAN SACHS	33124	38148PLS4	249,000.00		0.00	249,000.00	249,000

2018 CASH AND INVESTMENT ACTIVITY

CITY INVEST #	STATED MAT DATE	BROKER	SECURITY DESCRIP	FDIC #	CUSIP	PRIN BAL 1/1/2018	PURCH 2018	SOLD/ MATURE 2018	BV PRIN BAL 12/31/2018	PAR
171215A	12/16/2019	ICD SEC	CD-HAMNI BANK	24170	410193CR9	249,000.00		0.00	249,000.00	249,000
171130C	5/29/2020	ICD SEC	CD-HENRY COUNTY BAN	15384	426336BM4	200,000.00		0.00	200,000.00	200,000
160729B	3/29/2018	ICD SEC	CD-HERITAGE BANK	30090	42724JDF9	249,000.00		0.00	249,000.00	249,000
160721A	7/23/2018	ICD SEC	CD-INDEPENDENCE BAN	08136	4534OKDP1	249,000.00		0.00	249,000.00	249,000
161216A	12/17/2018	ICD SEC	CD-INVESTORS SAVINGS	28892	46176PFV2	249,000.00		0.00	249,000.00	249,000
160831	8/31/2018	ICD SEC	CD-JP MORGAN CHASE	00628	48126XCN3	249,000.00		0.00	249,000.00	249,000
170927	9/27/2019	ICD SEC	CD-KEY BANK	17534	49306SYU4	100,000.00		0.00	100,000.00	100,000
170222	8/22/2019	ICD SEC	CD-KEY BANK	17534	493065XF8	149,000.00		0.00	149,000.00	149,000
171013	10/15/2019	ICD SEC	CD-LAKESIDE BANK	19573	51210SNQ6	101,000.00		0.00	101,000.00	101,000
161019	10/19/2018	ICD SEC	CD-LAKESIDE BANK	19573	51210SLX3	100,000.00		0.00	100,000.00	100,000
170929	3/27/2020	ICD SEC	CD-LANDMARK COMM B	34982	51507LBM5	249,000.00		0.00	249,000.00	249,000
161230A	12/30/2019	ICD SEC	CD-M BANK	14816	55275FKK3	160,000.00		0.00	160,000.00	160,000
161215	2/14/2019	ICD SEC	CD-MAIN STREET BANK	57162	56034WAP6	249,000.00		0.00	249,000.00	200,000
171220A	12/20/2019	ICD SEC	CD-MB FINANCIAL	03628	55266CXT8	249,000.00		0.00	249,000.00	249,000
170714B	1/14/2019	ICD SEC	CD-MEDALLION BANK	57449	58403D7B6	249,000.00		0.00	249,000.00	249,000
170721	7/22/2019	ICD SEC	CD-MERRICK BANK	34519	59013JZB8	249,000.00		0.00	249,000.00	249,000
171214A	6/14/2019	ICD SEC	CD-MIDLAND STATES BA	01040	59774QFF4	249,000.00		0.00	249,000.00	249,000
170714C	7/15/2019	ICD SEC	CD-MIDSOUTH BANK	25884	59805FAB5	249,000.00		0.00	249,000.00	249,000
171214B	12/16/2019	ICD SEC	CD-MORGAN STANLEY B	32992	61747MD65	249,000.00		0.00	249,000.00	249,000
170728B	1/28/2020	ICD SEC	CD-NATIONWIDE BANK	34710	63861NAH8	249,000.00		0.00	249,000.00	249,000
151031	1/4/2018	ICD SEC	CD-NOA BANK	58657	65487TBD2	150,000.00		150,000.00	0.00	150,000
170330A	4/1/2019	ICD SEC	CD-NORTHFIELD BANK	28710	66612ABG2	249,000.00		0.00	249,000.00	249,000
160210A	2/9/2018	ICD SEC	CD-ORIENTAL BANK	31469	686184WS7	200,000.00		0.00	200,000.00	200,000
161221	6/21/2019	ICD SEC	CD-ORRSTOWN BANK	00713	687377EA5	249,000.00		0.00	249,000.00	249,000
171215B	6/15/2020	ICD SEC	CD-PACIFIC CITY BANK	57463	69406PCT4	249,000.00		0.00	249,000.00	249,000
170719B	7/19/2019	ICD SEC	CD-PEOPLES UNITED BAI	27334	71270QQZZ	249,000.00		0.00	249,000.00	249,000
170727	10/28/2019	ICD SEC	CD-PILOT BANK	27045	721531BT7	249,000.00		0.00	249,000.00	249,000
170728A	7/27/2018	ICD SEC	CD-PINNACLE BANK	35583	72345SFJS	249,000.00		0.00	249,000.00	249,000
171130B	11/29/2019	ICD SEC	CD-PONCE DELEON	31189	73233AM1	53,000.00		0.00	53,000.00	53,000
161229	6/29/2018	ICD SEC	CD-PREFERRED BANK	33539	740367FE2	249,000.00		0.00	249,000.00	249,000
170317	9/17/2018	ICD SEC	CD-PRIVATE BANK & TR	33306	74267GVR5	200,000.00		0.00	200,000.00	200,000
161228A	6/28/2018	ICD SEC	CD-PROVIDENCE BANK	01643	74374MAD6	249,000.00		0.00	249,000.00	249,000
171127	11/27/2019	ICD SEC	CD-ROCKFORD BANK &	57927	77315PBM3	249,000.00		0.00	249,000.00	249,000
161207	6/7/2018	ICD SEC	CD-ROLLSTONE BANK &	17797	77579ABW5	200,000.00		0.00	200,000.00	200,000
170125C	1/25/2019	ICD SEC	CD-RONDOUT SAVINGS I	15969	776322AR0	200,000.00		0.00	200,000.00	200,000
171222	9/23/2019	ICD SEC	CD-SACO & BIDDEFORD	17743	78577TAV7	249,000.00		0.00	249,000.00	249,000
160916	9/17/2018	ICD SEC	CD-SAFRA NATIONAL BA	26876	78/658QYZ0	249,000.00		0.00	249,000.00	249,000.00
171213	12/13/2019	ICD SEC	CD-SALLIE MAE BANK	58177	795450G41	249,000.00		0.00	249,000.00	249,000
171229B	12/29/2020	ICD SEC	CD-STATE BANK OF FEN	11406	856188AV9	249,000.00		0.00	249,000.00	249,000
170623	6/24/2019	ICD SEC	CD-STATE BANK OF INDI	33682	856285BZ3	249,000.00		0.00	249,000.00	249,000
160930D	4/30/2018	ICD SEC	CD-STEARNS BANK	10988	857894RN1	249,000.00		0.00	249,000.00	249,000.00
161228B	6/28/2019	ICD SEC	CD-STEUBEN TR CO	12936	860010BG1	160,000.00		0.00	160,000.00	160,000
170630D	6/28/2019	ICD SEC	CD-SUMMIT COMMUNIT	34102	86604XLX2	205,000.00		0.00	205,000.00	205,000
161123	5/23/2018	ICD SEC	CD-TCF NATIONAL BANK	28330	872278XK7	100,000.00		0.00	100,000.00	100,000
170922	5/26/2020	ICD SEC	CD-TEXAS EXCHANGE B.	20096	88241TCA6	249,000.00		0.00	249,000.00	249,000
171027	10/27/2020	ICD SEC	CD-THIRD FEDERAL SAV	30012	88413QBS6	249,000.00		0.00	249,000.00	249,000
160721B	1/22/2018	ICD SEC	CD-TRANSPORTATION A	34781	89388CBE7	249,000.00		249,000.00	0.00	249,000
170421	4/22/2019	ICD SEC	CD-UNITED COMMUNITY	19143	90983HAC8	249,000.00		0.00	249,000.00	249,000
171130A	11/29/2019	ICD SEC	CD-UNIVEST NATIONAL	07759	91527PBF3	249,000.00		0.00	249,000.00	249,000
161219	12/19/2018	ICD SEC	CD-WEB BANK	34404	947547JJ5	249,000.00		0.00	249,000.00	249,000
160617	6/18/2018	ICD SEC	CD-WELLS FARGO BANK	03511	9497485X1	150,000.00		0.00	150,000.00	150,000
170125A	1/25/2019	ICD SEC	CD-WHITNEY BANK	12441	966594AV5	249,000.00		0.00	249,000.00	249,000
160930B	4/2/2018	ICD SEC	CD-WOOD & HUSTON BA	01060	978208AA4	249,000.00		0.00	249,000.00	249,000.00
170112	1/11/2019	ICD SEC	CD-WORLDS FOREMOST	57079	981571CS9	100,000.00		0.00	100,000.00	200,000
170119	1/18/2019	ICD SEC	CD-WORLDS FOREMOST	57079	981571CU4	100,000.00		0.00	100,000.00	200,000
171214C	6/14/2019	ICD SEC	CD-ZB (ZION)	02270	98878BLQ9	249,000.00		0.00	249,000.00	249,000
			2017 Investments & MM						21,455,000.00	
090102B	12/25/2018	Com Sec	FNR 2003-120 BY		31393UGR8	3,572.05		583.00	2,989.05	200,000
									2,989.05	
160606	5/1/2020	Northland	ANCHOR BAY MI SCH DISTRICT		032879-TC-2	500,000.00		0.00	500,000.00	500,000
180124B	2/1/2019	Northland	RICHFIELD TAX TIF		763325-6K-8		25,000.00	0.00	25,000.00	25,000
180131	3/1/2021	Northland	PALMYRA EAGE AREA SCHOOL		697165-EH-7		75,000.00	0.00	75,000.00	75,000
161114B	2/1/2024	Northland	ANDOVER MN TAX		034313-ZU-3	300,000.00		0.00	300,000.00	300,000
130412	2/1/2024	Northland	BECKER MN TAX		075671LJ4	50,000.00		0.00	50,000.00	50,000
160317	2/1/2019	Northland	BECKER MN TAX		075663YH9	645,000.00		0.00	645,000.00	645,000
150903	11/1/2018	Northland	BROOKFIELD WI, TAXABLE		112857-BL-0	500,000.00		0.00	500,000.00	500,000
110310	2/1/2020	Northland	BROOKLYN CENTER ISD#286		113853-KG-9	285,000.00		0.00	285,000.00	285,000
120215B	6/1/2026	Northland	CEDAR RAPIDS IO TAX		150528-JU-2	50,000.00		0.00	50,000.00	50,000
120606B	6/1/2022	Northland	CEDAR RAPIDS IO TAX		150528-N2-6	135,000.00		0.00	135,000.00	135,000
120606A	6/1/2023	Northland	CEDAR RAPIDS IO TAX		150528-PA-9	140,000.00		0.00	140,000.00	140,000
140620	12/1/2020	Northland	CELINA OHIO SCHOOL DISTR		151069-FD-8	300,000.00		0.00	300,000.00	300,000

2018 CASH AND INVESTMENT ACTIVITY

CITY INVEST #	STATED MAT DATE	BROKER	SECURITY DESCRIP	FDIC #	CUSIP	PRIN BAL 1/1/2018	PURCH 2018	SOLD/ MATURE 2018	BV PRIN BAL 12/31/2018	PAR
130815A	12/1/2020	Northland	CHASKA, MN TAX		161664-DY-0	75,000.00		0.00	75,000.00	75,000
130815B	12/1/2021	Northland	CHASKA, MN TAX		161664-DZ-7	75,000.00		0.00	75,000.00	75,000
140502	2/15/2020	Northland	COLLINGSWOOD NJ TAX		194756-PQ-9	145,000.00		0.00	145,000.00	145,000
140730A	6/1/2019	Northland	DES MOINES IA TAXABLE		25009X-GB-5	115,000.00		0.00	115,000.00	115,000
140730B	6/1/2020	Northland	DES MOINES IA TAXABLE		25009X-GC-3	145,000.00		0.00	145,000.00	145,000
170109	6/1/2022	Northland	DESMOINES IA TAX		250097-J3-7	200,000.00		0.00	200,000.00	200,000
17128A	4/1/2018	Northland	BURLINGTON WIS REFUND		122133-KW-0	25,000.00		0.00	25,000.00	25,000
171218B	3/1/2020	Northland	GLENDALE RIVER HILLS WIS TAX		378541-CN-4	135,000.00		0.00	135,000.00	135,000
171218C	2/15/2018	Northland	HALE COUNTY TAX		405468-CN-7	25,000.00		0.00	25,000.00	25,000
171228A	2/1/2020	Northland	SCOTT COUNTY TAX		809557-AY-7	60,000.00		0.00	60,000.00	60,000
171228B	2/1/2021	Northland	SCOTT COUNTY TAX		809557-AZ-4	115,000.00		0.00	115,000.00	115,000
141104	2/1/2022	Northland	DULUTH MN TAXABLE		264438-G5-5	150,000.00		0.00	150,000.00	150,000
151217A	12/1/2018	Northland	FARGO ND TAXABLE		30747N-BC-7	435,000.00		0.00	435,000.00	435,000
151216A	6/14/2018	Northland	FFCB		3133EF-SH-1	500,000.00		0.00	500,000.00	500,000
170712	7/1/2021	Northland	GARDENDALE ALA TAX		365478-DQ-6	240,000.00		0.00	240,000.00	240,000
171129A	2/1/2019	Northland	CHASKA, MN TAX		161664-G4-7	120,000.00		0.00	120,000.00	120,000
170823A	3/1/2018	Northland	HAWLEY MN SCHOOL DISTRICT		420416-EY-1	150,000.00		0.00	150,000.00	150,000
140320A	3/1/2019	Northland	HAWLEY MN SCHOOL DISTRICT		420416-EZ-8	390,000.00		0.00	390,000.00	390,000
140117	11/1/2019	Northland	HONOLULU TAXABLE		438670-Q4-6	275,000.00		0.00	275,000.00	275,000
150109	10/1/2022	Northland	HUBBARD COUNTY TAX		443348-DE-4	135,000.00		0.00	135,000.00	140,000
120321	3/1/2022	Northland	MADISION WI SCHOOL DISTR		558495-KN-6	500,000.00		0.00	500,000.00	500,000
150708	2/1/2019	Northland	MAPLEWOOD MN TAX		56557-UM-5	350,000.00		0.00	350,000.00	350,000
161101	3/1/2019	Northland	MARSHFIELD WI TAX		572852-W4-9	145,000.00		0.00	145,000.00	145,000
121228B	9/1/2023	Northland	MIDDLETON WIS REFUND		596782-T6-7	300,000.00		0.00	300,000.00	300,000
120214B	9/1/2025	Northland	MIDDLETON WIS REFUND		596782-TJ-1	315,000.00		0.00	315,000.00	315,000
150430	2/1/2022	Northland	MINNETONKA ISD #276		604195-YG-6	270,000.00		0.00	270,000.00	270,000
130702A	1/1/2019	Northland	MINNETONKA ISD #276		604195-VW-4	285,000.00		0.00	285,000.00	285,000
130702B	1/1/2021	Northland	MINNETONKA ISD #276		604195-VY-0	400,000.00		0.00	400,000.00	400,000
120215A	1/1/2028	Northland	MINNETONKA ISD #276		604195-SB-4	50,000.00		50,000.00	0.00	50,000
160812	5/1/2023	Northland	MONROE MI TAX		611101-MF-0	190,000.00		0.00	190,000.00	190,000
130722	2/1/2021	Northland	MOUND MN TAXABLE		620S35-W4-2	95,000.00		0.00	95,000.00	95,000
100803B	2/1/2018	Northland	NEW PRAGUE BAB		648159-TX-9	70,000.00		0.00	70,000.00	70,000
100803C	2/1/2019	Northland	NEW PRAGUE BAB		648159-TY-7	45,000.00		0.00	45,000.00	45,000
100803D	2/1/2020	Northland	NEW PRAGUE BAB		648159-TZ-4	70,000.00		0.00	70,000.00	70,000
141006	6/1/2020	Northland	NORTHEAST IOWA COMM COLLEGE		664214-JQ-7	320,000.00		0.00	320,000.00	320,000
161003A	2/1/2018	Northland	OLIVIA MN TAX		681079-YD-5	45,000.00		0.00	45,000.00	45,000
161003B	2/1/2019	Northland	OLIVIA MN TAX		681079-YE-3	95,000.00		0.00	95,000.00	95,000
161003C	2/1/2020	Northland	OLIVIA MN TAX		681079-YF-0	100,000.00		0.00	100,000.00	100,000
111031	6/1/2018	Northland	RACINE WIS TAXABLE		750021-6D-4	755,000.00		0.00	755,000.00	755,000
130624A	2/1/2023	Northland	RAMSEY COUNTY TAXABLE		751622-HH-7	595,000.00		0.00	595,000.00	595,000
130624B	2/1/2022	Northland	RAMSEY COUNTY TAXABLE		751622-HG-9	285,000.00		0.00	285,000.00	285,000
160420B	10/1/2018	Northland	SHEBOYGAN WIS TAX		82102R-BY-0	250,000.00		0.00	250,000.00	250,000
150804	11/1/2018	Northland	SHEBYGAN WISCON REFUND		82102R-BM-6	800,000.00		0.00	800,000.00	800,000
120308A	12/1/2020	Northland	SHOREWOOD WIS TAX		825230-KU-8	150,000.00		0.00	150,000.00	150,000
120308B	12/1/2022	Northland	SHOREWOOD WIS TAX		825230-KW-4	150,000.00		0.00	150,000.00	150,000
120308C	12/1/2027	Northland	SHOREWOOD WIS TAX		825230-LB-9	225,000.00		0.00	225,000.00	225,000
120308D	12/1/2028	Northland	SHOREWOOD WIS TAX		825230-LC-7	465,000.00		0.00	465,000.00	465,000
170215	5/1/2019	Northland	SPARTA WIS REFUNDING		846748-HC-8	100,000.00		0.00	100,000.00	100,000
161222	2/1/2019	Northland	ST. PAUL MN PORT AUTHORITY TAX		793028-WR-8	145,000.00		0.00	145,000.00	145,000
110608	2/1/2019	Northland	WADENA MN BAB		930217-JD-7	95,000.00		0.00	95,000.00	95,000
170620A	6/1/2019	Northland	WATERLOO IOWA TAXABLE		941647-VS-5	210,000.00		0.00	210,000.00	210,000
170620B	6/1/2020	Northland	WATERLOO IOWA TAXABLE		941647-VT-3	210,000.00		0.00	210,000.00	210,000
130624C	6/1/2018	Northland	WATERLOO IOWA TAXABLE		941647-NZ-8	345,000.00		0.00	345,000.00	345,000
170823B	10/1/2019	Northland	WESTERN LAKE SUPERIOR		958522-XW-9	120,000.00		0.00	120,000.00	120,000
120215C	10/1/2019	Northland	WESTERN LAKE SUPERIOR		958522-WU-4	100,000.00		0.00	100,000.00	100,000
160728A	5/1/2020	Northland	WISCONSIN STATE TAX		97705M-DS-1	500,000.00		0.00	500,000.00	500,000
141205A	9/1/2018	Northland	WYANDOTTE KANSAS SD		982696-QE-9	125,000.00		0.00	125,000.00	125,000
									15,735,000.00	
120817A	5/1/2018	UBS	NYC-TAXABLE		64971QTU7	500,000.00		0.00	500,000.00	500,000
180108	10/1/2022	UBS	PALM BEACH COUNTY SOLID WASTE		64971QTU7		450,000.00	0.00	450,000.00	450,000
171211	7/1/2021	UBS	FLORIDA STATE BOARD OF ADMIN		341271AB0	235,000.00		0.00	235,000.00	235,000
160224B	12/1/2019	UBS	MCLEAN COUNTY IL SCHOOL DISTRIC		582018Ff5	450,000.00		0.00	450,000.00	450,000
161208A	4/1/2023	UBS	NEW HOPE CULTURAL ED TAX		64542WAY6	250,000.00		0.00	250,000.00	250,000
161208B	11/1/2024	UBS	MICHIGAN FIN AUTH REV		59447TJX2	250,000.00		0.00	250,000.00	250,000
161216B	12/16/2022	UBS	CD-MERCANTIL COMM BANK		58733ADQ9	245,000.00		0.00	245,000.00	245,000
161114A	7/1/2025	UBS	LEXINGTON FAYETTE AIRPORT		52909MCA0	300,000.00		0.00	300,000.00	300,000
160927A	5/1/2021	UBS	YPSILANTI MI SCHOOL DISTR		987864NY7	405,000.00		0.00	405,000.00	405,000.00
160928	3/28/2025	UBS	FHLB		3130A9CN9	300,000.00		0.00	300,000.00	300,000.00
160930E	9/30/2019	UBS	CD-JEFFERSON BANK & TRUST		472376AA0	245,000.00		0.00	245,000.00	245,000.00
160802	12/1/2027	UBS	TOOLE CITY UT TAX		89033RBU7	400,000.00		0.00	400,000.00	400,000
160826D	8/24/2026	UBS	FHLB		3130A8Z63	300,000.00		0.00	300,000.00	300,000

2018 CASH AND INVESTMENT ACTIVITY

CITY INVEST #	STATED MAT DATE	BROKER	SECURITY DESCRIP	FDIC #	CUSIP	PRIN BAL 1/1/2018	PURCH 2018	SOLD/ MATURE 2018	BV PRIN BAL 12/31/2018	PAR
160830A	8/28/2026	UBS	FHLB		3130A8ZF3	300,000.00		0.00	300,000.00	300,000
160830B	8/28/2023	UBS	FHLMC		3134GAAKO	300,000.00		0.00	300,000.00	300,000
160830C	8/1/2022	UBS	NEW YORK CITY TAXABLE		64966MED7	300,000.00		0.00	300,000.00	300,000
160830D	8/24/2023	UBS	FNMA		3136G32Y0	250,000.00		0.00	250,000.00	250,000
160705	11/1/2021	UBS	MICHIGAN STATE TAX		594612CX9	300,000.00		0.00	300,000.00	300,000
160718	12/1/2021	UBS	LITTLE MIAMI OHIO SCHOOL		537292KY9	345,000.00		0.00	345,000.00	345,000
160726	7/26/2024	UBS	FHLMC		3134G9N78	500,000.00		0.00	500,000.00	500,000
160727	5/1/2022	UBS	NORTH BRANCH SCHOOL TAX		657740F50	500,000.00		0.00	500,000.00	500,000
160601	2/15/2022	UBS	MCALLEN TAX'		582018Ff5	200,000.00		0.00	200,000.00	200,000
160613	12/1/2020	UBS	SCHILLER PARK TAX		8062721LM6	325,000.00		0.00	325,000.00	325,000
160526	5/1/2020	UBS	MILAN MICH SCHOOL TAX		598801JD1	500,000.00		0.00	500,000.00	500,000
160412	5/1/2019	UBS	LINCOLN SD TAX		533883NG5	500,000.00		0.00	500,000.00	500,000
160422	5/15/2021	UBS	UNIVERSITY OF CA TAX		91412GFS9	500,000.00		0.00	500,000.00	500,000
160428	10/28/2022	UBS	FNMA		3136G3JS5	250,000.00		0.00	250,000.00	250,000
161018	7/1/2024	UBS	SELMA ALA TAX		816459QV6	500,000.00		0.00	500,000.00	500,000
161026	10/1/2024	UBS	HONOLULU TAX		4386705W7	300,000.00		0.00	300,000.00	300,000
130611	5/21/2018	UBS	FNMA		3135GOXDO	750,000.00		0.00	750,000.00	750,000
030630A	6/15/2018	UBS	FHR 2628 AB		31393VMQ1C	553.50		0.00	553.50	200,000
030730A	8/25/2018	UBS	FNR 2003-74-KN		31393EAL3C	1,042.57		0.00	1,042.57	300,000.00
121207	11/1/2018	UBS	NYC GEN TAX		64971QH55	500,000.00		0.00	500,000.00	500,000
040730A	7/15/2019	UBS	FHR 2822 DB		31395C3S8	865.81		0.00	865.81	500,000
130606B	11/1/2019	UBS	NYC GEN TAX		64971QH63	1,000,000.00		0.00	1,000,000.00	1,000,000
150310	4/1/2020	UBS	MONTGOMERY ALA TAX		613035L69	400,000.00		0.00	400,000.00	400,000
151207	12/1/2020	UBS	SACRAMENTO TAXABLE		786060BB8	300,000.00		0.00	300,000.00	300,000
970625	2/25/2021	UBS	FNMA FNR-1991-7 H		31358FZW2	1,000.00		0.00	1,000.00	129,000
970917B	9/15/2021	UBS	FHLMC REMIC SERIES FH194E		312904GT6C	80.09		0.00	80.09	255,714
151104	3/1/2022	UBS	NEW YORK TAXALBE		64966KQC0	500,000.00		0.00	500,000.00	500,000
001127	7/25/2022	UBS	FNR G92-35		31358PHV2C	690.86		0.00	690.86	75,215
021004	8/25/2022	UBS	FNR 1992-125L		31358PS40C	803.28		0.00	803.28	52,000
020826	10/15/2022	UBS	FHR 1391D		312912LUO	652.07		0.00	652.07	59,990
150812	6/1/2023	UBS	CHARLOTTE TAXABLE		161037L61	300,000.00		0.00	300,000.00	300,000
010328	6/25/2023	UBS	FHG14A		312916PD5R	2,000.00		0.00	2,000.00	152,000
151009	9/1/2024	UBS	NJ ENVIRONMENTAL INFRASTRUCTUR		645791CAO	270,000.00		0.00	270,000.00	270,000
151023	10/1/2024	UBS	MADISON TAXABLE		55844RKN3	640,000.00		0.00	640,000.00	640,000
150311	3/11/2025	UBS	CD-HBSC BANK		40434ASB6	240,000.00		0.00	240,000.00	240,000
									15,107,688.18	
	TOTAL INVESTMENTS					61,031,260.23	2,397,000.00	1,897,583.00	61,530,677.23	
			Unamortized Premiums			1,457,335.04			1,457,335.04	
			Unamortized Discounts			(3,294,871.24)	(562.75)		(3,295,433.99)	
			BOW			6,736,009.95	2,030,484.50	3,387,023.79	5,379,470.66	
			Money Market Accounts			3,601,475.54	1,011,922.10	1,000,000.00	3,613,397.64	
			Net Cash and Investments			69,531,209.52	5,438,843.85	6,284,606.79	68,685,446.58	

CC Regular Session **4. 2.**

Meeting Date: 02/12/2018

Submitted For: Katy Hauan, Community Development **By:** Katy Hauan, Community Development

Information

Title

Receive 2017 Building Division Month End Reports: January - December

Purpose/Background:

Attached is the Monthly Building Reports for January - December 2017

Action:

Motion to receive the Building Permit Reports for January - December 2017

Attachments

January Permits Summary Report
January Permits Detailed Report
February Permits Summary Report
February Permits Detailed Report
March Permits Summary Report
March Permits Detailed Report
April Permits Summary Report
April Permits Detailed Report
May Permits Summary Report
May Permits Detailed Report
June Permits Summary Report
June Permits Detailed Report
July Permits Summary Report
July Permits Detailed Report
August Permits Summary Report
August Permits Detailed Report
September Permits Summary Report
September Permits Detailed Report
October Permits Summary Report
October Permits Detailed Report
November Permits Summary Report
November Permits Detailed Report
December Permits Summary Report
December Permits Detailed Report

Form Review

Inbox	Reviewed By	Date

Tim Gladhill	Tim Gladhill	02/07/2018 04:01 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:00 PM
Form Started By: Katy Hauan		Started On: 01/25/2018 02:15 PM
Final Approval Date: 02/08/2018		

City of Ramsey
Permits Issued

	CURRENT RANGE 1/1/2017 - 1/31/2017				PREVIOUS RANGE 1/1/2016 - 1/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	3	2,092.75	196,000.00	1,293.99	2	761.75	46,800.00	495.14
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	2	204.00	0.00	0.00	0	0.00	0.00	0.00
Residential	10	4,773.50	389,765.00	2,114.78	18	7,125.25	496,300.00	886.88
Subtotal	17	7,274.25	585,765.00	3,408.77	20	7,887.00	543,100.00	1,382.02
Electrical								
Commercial	8	1,174.00	0.00	0.00	5	1,324.25	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	3	240.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	3	240.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	22	1,855.00	0.00	0.00	34	3,042.00	0.00	0.00
Subtotal	37	3,549.00	0.00	0.00	39	4,366.25	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	3	26,500.00	0.00	0.00	5	34,500.00	0.00	0.00
Subtotal	3	26,500.00	0.00	0.00	5	34,500.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 1/1/2017 - 1/31/2017				PREVIOUS RANGE 1/1/2016 - 1/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Burning	1	25.00	0.00	0.00	1	25.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	1	47.90	1,250.00	31.14	1	23.50	375.00	15.28
Fire Sprinkler	10	962.50	36,242.00	623.01	2	222.50	9,300.00	144.62
Fireworks	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Recess Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	1	50.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	13	1,085.40	37,492.00	654.15	4	271.00	9,675.00	159.90
Mechanical								
Commercial	2	200.00	4,615.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	3	153.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	5	255.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Garage Heater	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	7	408.00	0.00	0.00	9	560.00	0.00	0.00
Subtotal	20	1,169.00	4,615.00	0.00	9	560.00	0.00	0.00
Plumbing								
Commercial	3	681.00	56,600.00	0.00	1	60.00	0.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	4	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	6	306.00	0.00	0.00	0	0.00	0.00	0.00
Residential	4	306.00	0.00	0.00	10	561.00	0.00	0.00
Subtotal	17	1,497.00	56,600.00	0.00	11	621.00	0.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	3	321.00	0.00	0.00	4	750.00	0.00	0.00
Subtotal	3	321.00	0.00	0.00	4	750.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 1/1/2017 - 1/31/2017				PREVIOUS RANGE 1/1/2016 - 1/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	1	100.00	0.00	0.00	2	125.00	0.00	0.00
Subtotal	1	100.00	0.00	0.00	2	125.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	1	25.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	1	25.00	0.00	0.00	0	0.00	0.00	0.00
Total	**112**	**41,520.65**	**684,472.00**	**4,062.92**	**94**	**49,080.25**	**552,775.00**	**1,541.92**

Report Name:
Permits Issued with Description
Issued Dates:
1/1/2017 to 1/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	2	1,990.75	1,293.99	196,000
Demolition	1	102.00	0.00	0
Sub Total:	**3**	**2,092.75**	**1,293.99**	**196,000**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
Residential				
Basement Finish	4	612.00	0.00	0
Deck	1	102.00	0.00	0
Dwelling	1	1,392.75	905.29	155,765
Fireplace	1	102.00	0.00	0
New Dwelling	1	2,360.75	1,209.49	234,000
Siding	1	102.00	0.00	0
Window Replacement	1	102.00	0.00	0
Sub Total:	**10**	**4,773.50**	**2,114.78**	**389,765**
TOTAL:	**17**	**7,274.25**	**3,408.77**	**585,765**
Electrical				
Commercial				
Building	2	934.00	0.00	0
Miscellaneous	5	200.00	0.00	0
Order For Payment	1	40.00	0.00	0
Sub Total:	**8**	**1,174.00**	**0.00**	**0**
ePermit - Basement Finish				
	3	240.00	0.00	0
Sub Total:	**3**	**240.00**	**0.00**	**0**
ePermit - Furnace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Remodel				
	3	240.00	0.00	0
Sub Total:	**3**	**240.00**	**0.00**	**0**
Residential				
A/C Power Nap Installation	5	200.00	0.00	0
Accessory Structure	1	80.00	0.00	0
Basement Finish	5	360.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Dwelling	5	780.00	0.00	0
Fireplace	1	40.00	0.00	0
Furnace	1	40.00	0.00	0
Garage Heater	1	60.00	0.00	0
Multi-Family Unit	1	175.00	0.00	0
Order For Payment	1	40.00	0.00	0
Remodel	1	80.00	0.00	0
Sub Total:	**22**	**1,855.00**	**0.00**	**0**
TOTAL:	**37**	**3,549.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	2	11,500.00	0.00	0
Site Improvement(s)	1	15,000.00	0.00	0
Sub Total:	**3**	**26,500.00**	**0.00**	**0**
TOTAL:	**3**	**26,500.00**	**0.00**	**0**
Fire				
Burning				
	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Fire Alarm / Device				
Commercial	1	47.90	31.14	1,250
Sub Total:	**1**	**47.90**	**31.14**	**1,250**
Fire Sprinkler				
Commercial	1	83.25	54.12	2,600
Multi-Family Unit	9	879.25	568.89	33,642
Sub Total:	**10**	**962.50**	**623.01**	**36,242**
Tent / Temp Membrane				
Commercial	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
TOTAL:	**13**	**1,085.40**	**654.15**	**37,492**
Mechanical				
Commercial				
Furnace	1	100.00	0.00	2,615
Miscellaneous	1	100.00	0.00	2,000
Sub Total:	**2**	**200.00**	**0.00**	**4,615**
ePermit - Air Conditioner & Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Furnace				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Garage Heater				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
Residential				
Air to Air Exchanger	1	51.00	0.00	0
Dwelling	1	102.00	0.00	0
Furnace	3	153.00	0.00	0
Furnace & Air Conditioner	1	51.00	0.00	0
Garage Heater	1	51.00	0.00	0
Sub Total:	**7**	**408.00**	**0.00**	**0**
TOTAL:	**20**	**1,169.00**	**0.00**	**4,615**
Plumbing				
Commercial				
Building	2	630.00	0.00	54,000
Water Heater	1	51.00	0.00	2,600
Sub Total:	**3**	**681.00**	**0.00**	**56,600**
ePermit - Water Heater				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
ePermit - Water Softener				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
Residential				
Dwelling	2	204.00	0.00	0
Water Heater	1	51.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**4**	**306.00**	**0.00**	**0**
TOTAL:	**17**	**1,497.00**	**0.00**	**56,600**
Septic				
Residential				
Pumping Permit	1	120.00	0.00	0
Sewer Line	1	51.00	0.00	0
Tank(s) & Drainfield	1	150.00	0.00	0
Sub Total:	**3**	**321.00**	**0.00**	**0**
TOTAL:	**3**	**321.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sign				
Commercial				
Permanent	1	100.00	0.00	0
Sub Total:	**1**	**100.00**	**0.00**	**0**
TOTAL:	**1**	**100.00**	**0.00**	**0**
Zoning				
Residential				
Fence	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
TOTAL:	**1**	**25.00**	**0.00**	**0**
Grand Total:	**112**	**41,520.65**	**4,062.92**	**684,472**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 2/1/2017 - 2/28/2017				PREVIOUS RANGE 2/1/2016 - 2/28/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	2	1,433.50	134,180.00	162.99	2	901.25	70,523.00	585.81
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	1	306.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	4	408.00	0.00	0.00	0	0.00	0.00	0.00
Residential	24	29,213.78	2,191,141.00	5,504.17	24	11,232.25	855,243.00	3,117.92
Subtotal	32	31,463.28	2,325,321.00	5,667.16	26	12,133.50	925,766.00	3,703.73
Electrical								
Commercial	6	580.00	0.00	0.00	9	1,235.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	1	175.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	1	40.00	0.00	0.00	0	0.00	0.00	0.00
Residential	23	1,811.00	0.00	0.00	41	4,302.00	0.00	0.00
Subtotal	35	2,846.00	0.00	0.00	50	5,537.00	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	13,500.00	0.00	0.00	5	30,500.00	0.00	0.00
Subtotal	2	13,500.00	0.00	0.00	5	30,500.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 2/1/2017 - 2/28/2017				PREVIOUS RANGE 2/1/2016 - 2/28/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Burning	3	75.00	0.00	0.00	5	125.00	0.00	0.00
Daycare Inspection	1	50.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	2	120.20	3,259.00	78.14
Fire Sprinkler	2	1,211.40	122,968.00	787.41	0	0.00	0.00	0.00
Fireworks	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Recess Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	1	400.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	7	1,736.40	122,968.00	787.41	7	245.20	3,259.00	78.14
Mechanical								
Commercial	2	3,274.00	319,000.00	2,063.75	1	100.00	3,700.00	0.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	3	153.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	1	102.00	0.00	0.00	0	0.00	0.00	0.00
Residential	5	306.00	0.00	0.00	6	306.00	0.00	0.00
Subtotal	12	3,886.00	319,000.00	2,063.75	7	406.00	3,700.00	0.00
Plumbing								
Commercial	2	870.00	74,600.00	57.53	3	360.00	7,061.00	67.11
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	5	255.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	3	153.00	0.00	0.00	0	0.00	0.00	0.00
Residential	3	204.00	0.00	0.00	12	714.00	0.00	0.00
Subtotal	13	1,482.00	74,600.00	57.53	15	1,074.00	7,061.00	67.11
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	4	751.00	0.00	0.00	1	40.00	0.00	0.00
Subtotal	4	751.00	0.00	0.00	1	40.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 2/1/2017 - 2/28/2017				PREVIOUS RANGE 2/1/2016 - 2/28/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	3	225.00	0.00	0.00	2	50.00	0.00	0.00
Subtotal	3	225.00	0.00	0.00	2	50.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Total	**108**	**55,889.68**	**2,841,889.00**	**8,575.85**	**113**	**49,985.70**	**939,786.00**	**3,848.98**

Report Name:
Permits Issued with Description
Issued Dates:
2/1/2017 to 2/28/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	1	250.75	162.99	14,000
Roofing	1	1,182.75	0.00	120,180
Sub Total:	**2**	**1,433.50**	**162.99**	**134,180**
ePermit - Roofing				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Roofing, Siding, Windows & Doors				
	1	306.00	0.00	0
Sub Total:	**1**	**306.00**	**0.00**	**0**
ePermit - Windows & Doors				
	4	408.00	0.00	0
Sub Total:	**4**	**408.00**	**0.00**	**0**
Residential				
Basement Finish	3	459.00	0.00	0
Deck	2	306.00	0.00	0
Dwelling	2	486.75	316.39	26,860
Multi-Family Unit	8	19,149.28	3,037.52	1,413,032
New Dwelling	4	8,315.00	2,150.26	745,900
Radon System	2	191.75	0.00	5,349
Roofing	1	102.00	0.00	0
Window Replacement	2	204.00	0.00	0
Sub Total:	**24**	**29,213.78**	**5,504.17**	**2,191,141**
TOTAL:	**32**	**31,463.28**	**5,667.16**	**2,325,321**
Electrical				
Commercial				
Building	2	180.00	0.00	0
Fire Alarm System	1	160.00	0.00	0
Miscellaneous	2	160.00	0.00	0
Order For Payment	1	80.00	0.00	0
Sub Total:	**6**	**580.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	1	40.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - New Construction				
	1	175.00	0.00	0
Sub Total:	**1**	**175.00**	**0.00**	**0**
ePermit - Remodel				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Siding				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Accessory Structure	1	40.00	0.00	0
Basement Finish	2	160.00	0.00	0
Dwelling	3	335.00	0.00	0
Furnace	1	40.00	0.00	0
Furnace & Air Conditioner	2	80.00	0.00	0
Miscellaneous	3	140.00	0.00	0
Multi-Family Unit	4	700.00	0.00	0
Order For Payment	4	136.00	0.00	0
Panel	2	140.00	0.00	0
Remodel	1	40.00	0.00	0
Sub Total:	**23**	**1,811.00**	**0.00**	**0**
TOTAL:	**35**	**2,846.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	2	13,500.00	0.00	0
Sub Total:	**2**	**13,500.00**	**0.00**	**0**
TOTAL:	**2**	**13,500.00**	**0.00**	**0**
Fire				
Burning				
	3	75.00	0.00	0
Sub Total:	**3**	**75.00**	**0.00**	**0**
Daycare Inspection				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Fire Sprinkler				
Commercial	2	1,211.40	787.41	122,968
Sub Total:	**2**	**1,211.40**	**787.41**	**122,968**
Underground Storage Tank				
	1	400.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**1**	**400.00**	**0.00**	**0**
TOTAL:	**7**	**1,736.40**	**787.41**	**122,968**
Mechanical				
Commercial				
Building	2	3,274.00	2,063.75	319,000
Sub Total:	**2**	**3,274.00**	**2,063.75**	**319,000**
ePermit - Air Conditioner & Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Furnace				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Residential Mechanical Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
Residential				
Air Conditioner	1	51.00	0.00	0
Fireplace	1	102.00	0.00	0
Furnace & Air Conditioner	2	102.00	0.00	0
Garage Heater	1	51.00	0.00	0
Sub Total:	**5**	**306.00**	**0.00**	**0**
TOTAL:	**12**	**3,886.00**	**2,063.75**	**319,000**
Plumbing				
Commercial				
Building	2	870.00	57.53	74,600
Sub Total:	**2**	**870.00**	**57.53**	**74,600**
ePermit - Water Heater				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Water Softener				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
Residential				
Dwelling	1	102.00	0.00	0
Water Heater	1	51.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**3**	**204.00**	**0.00**	**0**
TOTAL:	**13**	**1,482.00**	**57.53**	**74,600**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Septic				
Residential				
Pumping Permit	1	400.00	0.00	0
Sewer Line	1	51.00	0.00	0
Tank(s) & Drainfield	2	300.00	0.00	0
Sub Total:	**4**	**751.00**	**0.00**	**0**
TOTAL:	**4**	**751.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	2	200.00	0.00	0
Temporary	1	25.00	0.00	0
Sub Total:	**3**	**225.00**	**0.00**	**0**
TOTAL:	**3**	**225.00**	**0.00**	**0**
Grand Total:	**108**	**55,889.68**	**8,575.85**	**2,841,889**

City of Ramsey
Permits Issued

	CURRENT RANGE 3/1/2017 - 3/31/2017				PREVIOUS RANGE 3/1/2016 - 3/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	6	2,078.75	113,000.00	1,020.83	1	62.51	1,500.00	39.49
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	3	306.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	10	1,020.00	0.00	0.00	0	0.00	0.00	0.00
Residential	41	23,467.50	2,006,189.00	9,607.80	36	24,855.25	2,060,281.00	8,949.47
Subtotal	62	27,076.25	2,119,189.00	10,628.63	37	24,917.76	2,061,781.00	8,988.96
Electrical								
Commercial	10	965.00	0.00	0.00	6	1,024.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	5	875.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Retro Fit Lighting	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	25	1,891.00	0.00	0.00	30	2,728.00	0.00	0.00
Subtotal	45	3,971.00	0.00	0.00	36	3,752.00	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	1	44,235.00	0.00	0.00
Residential	5	36,500.00	0.00	0.00	7	53,000.00	0.00	0.00
Subtotal	5	36,500.00	0.00	0.00	8	97,235.00	0.00	0.00

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Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 3/1/2017 - 3/31/2017				PREVIOUS RANGE 3/1/2016 - 3/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	1	100.00	0.00	0.00
Burning	8	200.00	0.00	0.00	2	50.00	0.00	0.00
Daycare Inspection	1	50.00	0.00	0.00	1	50.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	2	484.60	27,556.00	314.99
Fire Sprinkler	0	0.00	0.00	0.00	9	729.15	25,800.00	95.16
Fireworks	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Recess Mount Lock Box	0	0.00	0.00	0.00	1	255.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	9	250.00	0.00	0.00	16	1,668.75	53,356.00	410.15
Mechanical								
Commercial	4	787.25	52,559.00	0.00	1	6,050.00	605,000.00	3,932.50
ePermit - Air Conditioner	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	4	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	7	357.00	0.00	0.00	10	612.00	0.00	0.00
Subtotal	19	1,654.25	52,559.00	0.00	11	6,662.00	605,000.00	3,932.50
Plumbing								
Commercial	1	150.00	2,500.00	57.53	1	150.00	8,000.00	0.00
ePermit - Backflow Preventer	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	7	357.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	4	204.00	0.00	0.00	0	0.00	0.00	0.00
Residential	6	356.00	0.00	0.00	21	1,224.00	0.00	0.00
Subtotal	19	1,118.00	2,500.00	57.53	22	1,374.00	8,000.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	550.00	0.00	0.00	3	750.00	0.00	0.00
Subtotal	2	550.00	0.00	0.00	3	750.00	0.00	0.00

Report Name: PermitsIssued
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City of Ramsey
Permits Issued

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	CURRENT RANGE 3/1/2017 - 3/31/2017				PREVIOUS RANGE 3/1/2016 - 3/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	4	250.00	0.00	0.00	2	50.00	0.00	0.00
Subtotal	4	250.00	0.00	0.00	2	50.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	50.00	0.00	0.00	1	25.00	0.00	0.00
Subtotal	2	50.00	0.00	0.00	1	25.00	0.00	0.00
Total	**167**	**71,419.50**	**2,174,248.00**	**10,686.16**	**136**	**136,434.51**	**2,728,137.00**	**13,331.61**

Report Name:
Permits Issued with Description
Issued Dates:
3/1/2017 to 3/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	4	1,762.25	1,020.83	98,000
Occupancy	1	51.00	0.00	0
Roofing	1	265.50	0.00	15,000
Sub Total:	**6**	**2,078.75**	**1,020.83**	**113,000**
ePermit - Roofing				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Siding				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Windows & Doors				
	10	1,020.00	0.00	0
Sub Total:	**10**	**1,020.00**	**0.00**	**0**
Residential				
Basement Finish	11	1,785.00	0.00	0
Chimney	2	188.75	26.81	7,084
Deck	7	714.00	0.00	0
Demolition	1	102.00	0.00	0
Dwelling	5	1,764.50	689.16	122,434
New Dwelling	7	17,845.25	8,661.73	1,856,600
Roofing	3	306.00	0.00	0
Siding	1	102.00	0.00	0
Solar Panel(s)	1	354.00	230.10	20,071
Window Replacement	3	306.00	0.00	0
Sub Total:	**41**	**23,467.50**	**9,607.80**	**2,006,189**
TOTAL:	**62**	**27,076.25**	**10,628.63**	**2,119,189**
Electrical				
Commercial				
Building	2	116.00	0.00	0
Miscellaneous	6	248.00	0.00	0
Order For Payment	2	601.00	0.00	0
Sub Total:	**10**	**965.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
ePermit - Furnace & Air Conditioner				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - New Construction				
	5	875.00	0.00	0
Sub Total:	**5**	**875.00**	**0.00**	**0**
ePermit - Retro Fit Lighting				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
Residential				
Basement Finish	8	735.00	0.00	0
Dwelling	4	415.00	0.00	0
Furnace	2	80.00	0.00	0
Miscellaneous	5	318.00	0.00	0
Order For Payment	4	193.00	0.00	0
Solar Panels	1	100.00	0.00	0
Temp Power	1	50.00	0.00	0
Sub Total:	**25**	**1,891.00**	**0.00**	**0**
TOTAL:	**45**	**3,971.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	5	36,500.00	0.00	0
Sub Total:	**5**	**36,500.00**	**0.00**	**0**
TOTAL:	**5**	**36,500.00**	**0.00**	**0**
Fire				
Burning				
	4	100.00	0.00	0
Residential	4	100.00	0.00	0
Sub Total:	**8**	**200.00**	**0.00**	**0**
Daycare Inspection				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
TOTAL:	**9**	**250.00**	**0.00**	**0**
Mechanical				
Commercial				
Miscellaneous	2	490.00	0.00	22,834
Roof Top Unit	2	297.25	0.00	29,725
Sub Total:	**4**	**787.25**	**0.00**	**52,559**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
ePermit - Air Conditioner				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
ePermit - Furnace				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
Residential				
Furnace	6	306.00	0.00	0
Furnace & Air Conditioner	1	51.00	0.00	0
Sub Total:	**7**	**357.00**	**0.00**	**0**
TOTAL:	**19**	**1,654.25**	**0.00**	**52,559**
Plumbing				
Commercial				
Building	1	150.00	57.53	2,500
Sub Total:	**1**	**150.00**	**57.53**	**2,500**
ePermit - Backflow Preventer				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Water Heater				
	7	357.00	0.00	0
Sub Total:	**7**	**357.00**	**0.00**	**0**
ePermit - Water Softener				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
Residential				
Dwelling	1	102.00	0.00	0
Water Heater	4	203.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**6**	**356.00**	**0.00**	**0**
TOTAL:	**19**	**1,118.00**	**57.53**	**2,500**
Septic				
Residential				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Pumping Permit	1	400.00	0.00	0
Tank(s) & Drainfield	1	150.00	0.00	0
Sub Total:	**2**	**550.00**	**0.00**	**0**
TOTAL:	**2**	**550.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	2	200.00	0.00	0
Temporary	2	50.00	0.00	0
Sub Total:	**4**	**250.00**	**0.00**	**0**
TOTAL:	**4**	**250.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	1	25.00	0.00	0
Fence	1	25.00	0.00	0
Sub Total:	**2**	**50.00**	**0.00**	**0**
TOTAL:	**2**	**50.00**	**0.00**	**0**
Grand Total:	**167**	**71,419.50**	**10,686.16**	**2,174,248**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 4/1/2017 - 4/30/2017				PREVIOUS RANGE 4/1/2016 - 4/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	2	250.75	2,593,750.00	6,138.38	3	881.50	43,572.00	442.98
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	3	306.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing & Siding	1	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	3	306.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	16	1,632.00	0.00	0.00	0	0.00	0.00	0.00
Residential	61	35,828.64	2,906,556.00	10,752.48	70	39,120.75	3,466,450.00	14,292.00
Subtotal	86	38,527.39	5,500,306.00	16,890.86	73	40,002.25	3,510,022.00	14,734.98
Electrical								
Commercial	9	790.00	0.00	0.00	7	1,039.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	7	1,225.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	2	160.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Service Repair	1	50.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	21	1,395.00	0.00	0.00	34	3,021.00	0.00	0.00
Subtotal	45	3,860.00	0.00	0.00	41	4,060.00	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	4	29,000.00	0.00	0.00	11	70,000.00	0.00	0.00
Subtotal	4	29,000.00	0.00	0.00	11	70,000.00	0.00	0.00

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City of Ramsey
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	CURRENT RANGE 4/1/2017 - 4/30/2017				PREVIOUS RANGE 4/1/2016 - 4/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Burning	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Daycare Inspection	1	50.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	1	54.00	1,443.00	35.10	14	491.96	12,600.00	324.94
Fire Sprinkler	7	821.30	36,549.00	533.83	1	2,477.75	364,496.00	1,610.54
Fireworks	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	1	30.00	0.00	0.00	1	30.00	0.00	0.00
Subtotal	10	955.30	37,992.00	568.93	16	2,999.71	377,096.00	1,935.48
Mechanical								
Commercial	1	193.00	19,300.00	0.00	3	300.00	22,250.00	0.00
ePermit - Air Conditioner	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	4	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	1	102.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	102.00	0.00	0.00	16	917.00	0.00	0.00
Subtotal	13	856.00	19,300.00	0.00	19	1,217.00	22,250.00	0.00
Plumbing								
Commercial	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Backflow Preventer	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	6	306.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater & Water Softener	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	2	102.00	0.00	0.00	0	0.00	0.00	0.00
Residential	3	926.54	0.00	0.00	19	963.00	0.00	0.00
Subtotal	17	1,742.54	0.00	0.00	20	1,014.00	0.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	8	1,440.00	0.00	0.00	11	2,250.00	0.00	0.00
Subtotal	8	1,440.00	0.00	0.00	11	2,250.00	0.00	0.00

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	CURRENT RANGE 4/1/2017 - 4/30/2017				PREVIOUS RANGE 4/1/2016 - 4/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	3	225.00	0.00	0.00	2	50.00	0.00	0.00
Subtotal	3	225.00	0.00	0.00	2	50.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	14	350.00	0.00	0.00	18	450.00	0.00	0.00
Subtotal	14	350.00	0.00	0.00	18	450.00	0.00	0.00
Total	**200**	**76,956.23**	**5,557,598.00**	**17,459.79**	**211**	**122,042.96**	**3,909,368.00**	**16,670.46**

Report Name:
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Issued Dates:
4/1/2017 to 4/30/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	1	250.75	0.00	13,750
Plan Review	1	0.00	6,138.38	2,580,000
Sub Total:	**2**	**250.75**	**6,138.38**	**2,593,750**
ePermit - Roofing				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Roofing & Siding				
	1	204.00	0.00	0
Sub Total:	**1**	**204.00**	**0.00**	**0**
ePermit - Siding				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Windows & Doors				
	16	1,632.00	0.00	0
Sub Total:	**16**	**1,632.00**	**0.00**	**0**
Residential				
Accessory Structure	2	516.25	335.57	28,158
Basement Finish	9	1,377.00	0.00	0
Deck	15	1,581.00	0.00	0
Dwelling	1	221.25	143.81	12,000
Multi-Family Unit	4	9,574.64	1,518.76	706,516
New Dwelling	7	18,821.25	8,615.73	2,056,700
Porch	1	264.25	105.46	7,400
Radon System	3	308.50	33.15	8,221
Roofing	10	2,075.50	0.00	87,561
Siding	3	306.00	0.00	0
Siding & Window Replacement	1	204.00	0.00	0
Swimming Pool	3	375.00	0.00	0
Window Replacement	2	204.00	0.00	0
Sub Total:	**61**	**35,828.64**	**10,752.48**	**2,906,556**
TOTAL:	**86**	**38,527.39**	**16,890.86**	**5,500,306**
Electrical				
Commercial				
	1	50.00	0.00	0
Building	1	80.00	0.00	0
Miscellaneous	4	499.00	0.00	0
Order For Payment	3	161.00	0.00	0
Sub Total:	**9**	**790.00**	**0.00**	**0**
ePermit - Air Conditioner				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - New Construction				
	7	1,225.00	0.00	0
Sub Total:	**7**	**1,225.00**	**0.00**	**0**
ePermit - Remodel				
	2	160.00	0.00	0
Sub Total:	**2**	**160.00**	**0.00**	**0**
ePermit - Service Repair				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Residential				
Basement Finish	3	240.00	0.00	0
Dwelling	4	407.00	0.00	0
Miscellaneous	3	160.00	0.00	0
Order For Payment	7	378.00	0.00	0
Septic Pump	2	80.00	0.00	0
Swimming Pool	1	80.00	0.00	0
Temp Power	1	50.00	0.00	0
Sub Total:	**21**	**1,395.00**	**0.00**	**0**
TOTAL:	**45**	**3,860.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	4	29,000.00	0.00	0
Sub Total:	**4**	**29,000.00**	**0.00**	**0**
TOTAL:	**4**	**29,000.00**	**0.00**	**0**
Fire				
Daycare Inspection				
Residential	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Fire Alarm / Device				
Commercial	1	54.00	35.10	1,443
Sub Total:	**1**	**54.00**	**35.10**	**1,443**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Fire Sprinkler				
Commercial	3	432.30	280.99	21,597
Multi-Family Unit	4	389.00	252.84	14,952
Sub Total:	**7**	**821.30**	**533.83**	**36,549**
Underground Storage Tank				
Residential	1	30.00	0.00	0
Sub Total:	**1**	**30.00**	**0.00**	**0**
TOTAL:	**10**	**955.30**	**568.93**	**37,992**
Mechanical				
Commercial				
Air Conditioner & Furnace	1	193.00	0.00	19,300
Sub Total:	**1**	**193.00**	**0.00**	**19,300**
ePermit - Air Conditioner				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
ePermit - Furnace				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Residential Mechanical Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
Residential				
Air Conditioner	1	51.00	0.00	0
Furnace & Air Conditioner	1	51.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
TOTAL:	**13**	**856.00**	**0.00**	**19,300**
Plumbing				
ePermit - Backflow Preventer				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Residential Plumbing Remodel/Addition				
	2	204.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Water Heater				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
ePermit - Water Heater & Water Softener				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Water Softener				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
Residential				
Water Heater	2	102.00	0.00	0
Water Meter	1	824.54	0.00	0
Sub Total:	**3**	**926.54**	**0.00**	**0**
TOTAL:	**17**	**1,742.54**	**0.00**	**0**
Septic				
Residential				
Pumping Permit	4	840.00	0.00	0
Tank(s)	1	150.00	0.00	0
Tank(s) & Drainfield	3	450.00	0.00	0
Sub Total:	**8**	**1,440.00**	**0.00**	**0**
TOTAL:	**8**	**1,440.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	2	200.00	0.00	0
Temporary	1	25.00	0.00	0
Sub Total:	**3**	**225.00**	**0.00**	**0**
TOTAL:	**3**	**225.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	3	75.00	0.00	0
Driveway	3	75.00	0.00	0
Fence	8	200.00	0.00	0
Sub Total:	**14**	**350.00**	**0.00**	**0**
TOTAL:	**14**	**350.00**	**0.00**	**0**
Grand Total:	**200**	**76,956.23**	**17,459.79**	**5,557,598**

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	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	1	1,692.75	205,110.00	1,100.29	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	6	612.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Roofing & Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	12	1,224.00	0.00	0.00	6	612.00	0.00	0.00
Residential	60	43,844.30	3,661,295.00	14,646.41	50	15,647.75	1,048,959.00	5,242.05
Subtotal	82	47,679.05	3,866,405.00	15,746.70	57	16,361.75	1,048,959.00	5,242.05
Electrical								
Commercial	1	66.00	0.00	0.00	6	1,498.00	0.00	0.00
ePermit - Accessory Structure	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Air Conditioner	1	40.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Basement Finish	3	240.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace & Air Conditioner	0	0.00	0.00	0.00	3	120.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	8	1,400.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	2	160.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	6	240.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Service Repair	1	50.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	1	40.00	0.00	0.00	0	0.00	0.00	0.00
Residential	28	2,949.00	0.00	0.00	34	2,386.00	0.00	0.00
Subtotal	54	5,345.00	0.00	0.00	48	4,284.00	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	6	37,500.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	6	37,500.00	0.00	0.00

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	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Burning	5	125.00	0.00	0.00	4	100.00	0.00	0.00
Daycare Inspection	2	100.00	0.00	0.00	1	50.00	0.00	0.00
Fire Alarm / Device	1	29.60	672.00	19.24	0	0.00	0.00	0.00
Fire Sprinkler	5	412.50	15,452.00	252.84	1	38.75	1,000.00	0.00
Fireworks	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	1	30.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	14	697.10	16,124.00	272.08	6	188.75	1,000.00	0.00
Mechanical								
Commercial	1	100.00	1,550.00	0.00	1	1,635.00	163,500.00	1,062.75
ePermit - Air Conditioner	5	255.00	0.00	0.00	5	255.00	0.00	0.00
ePermit - Air Conditioner & Furnace	3	153.00	0.00	0.00	2	102.00	0.00	0.00
ePermit - Furnace	3	153.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	7	408.00	300.00	0.00	16	917.00	0.00	0.00
Subtotal	19	1,069.00	1,850.00	0.00	25	2,960.00	163,500.00	1,062.75
Plumbing								
Commercial	2	300.00	2,500.00	0.00	5	561.00	14,758.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	9	459.00	0.00	0.00	6	306.00	0.00	0.00
ePermit - Water Heater & Water Softener	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	6	306.00	0.00	0.00	1	51.00	0.00	0.00
Residential	8	510.00	0.00	0.00	9	868.00	0.00	0.00
Subtotal	28	1,779.00	2,500.00	0.00	21	1,786.00	14,758.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	18	3,750.00	0.00	0.00	14	3,300.00	0.00	0.00
Subtotal	18	3,750.00	0.00	0.00	14	3,300.00	0.00	0.00

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	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	1	100.00	0.00	0.00	4	250.00	0.00	0.00
Subtotal	1	100.00	0.00	0.00	4	250.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	26	650.00	0.00	0.00	23	575.00	0.00	0.00
Subtotal	26	650.00	0.00	0.00	23	575.00	0.00	0.00
Total	**242**	**61,069.15**	**3,886,879.00**	**16,018.78**	**204**	**67,205.50**	**1,228,217.00**	**6,304.80**

Report Name:
Permits Issued with Description
Issued Dates:
5/1/2017 to 5/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	1	1,692.75	1,100.29	205,110
Sub Total:	**1**	**1,692.75**	**1,100.29**	**205,110**
ePermit - Indoor Gas Fireplace				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Roofing				
	6	612.00	0.00	0
Sub Total:	**6**	**612.00**	**0.00**	**0**
ePermit - Siding				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	12	1,224.00	0.00	0
Sub Total:	**12**	**1,224.00**	**0.00**	**0**
Residential				
Accessory Structure	2	753.75	489.94	46,700
Basement Finish	6	918.00	0.00	0
Deck	15	1,530.00	0.00	0
Demolition	1	102.00	0.00	0
Dwelling	10	2,533.75	1,451.62	152,000
Fireplace	1	102.00	0.00	0
Footing & Foundation	1	51.00	0.00	0
Miscellaneous	1	102.00	0.00	0
Multi-Family Unit	5	11,968.30	1,898.45	883,145
New Dwelling	10	24,921.50	10,806.40	2,579,450
Roofing	4	408.00	0.00	0
Siding	1	102.00	0.00	0
Swimming Pool	2	250.00	0.00	0
Window Replacement	1	102.00	0.00	0
Sub Total:	**60**	**43,844.30**	**14,646.41**	**3,661,295**
TOTAL:	**82**	**47,679.05**	**15,746.70**	**3,866,405**
Electrical				
Commercial				
Service Change	1	66.00	0.00	0
Sub Total:	**1**	**66.00**	**0.00**	**0**
ePermit - Accessory Structure				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
ePermit - Air Conditioner				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Basement Finish				
	3	240.00	0.00	0
Sub Total:	**3**	**240.00**	**0.00**	**0**
ePermit - Fireplace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Hourly Rate				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - New Construction				
	8	1,400.00	0.00	0
Sub Total:	**8**	**1,400.00**	**0.00**	**0**
ePermit - Remodel				
	2	160.00	0.00	0
Sub Total:	**2**	**160.00**	**0.00**	**0**
ePermit - Septic Pump				
	6	240.00	0.00	0
Sub Total:	**6**	**240.00**	**0.00**	**0**
ePermit - Service Repair				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
ePermit - Siding				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Accessory Structure	1	74.00	0.00	0
Basement Finish	2	160.00	0.00	0
Dwelling	11	1,934.00	0.00	0
Fireplace	1	40.00	0.00	0
Furnace	1	40.00	0.00	0
Miscellaneous	4	334.00	0.00	0
Order For Payment	5	247.00	0.00	0
Septic Pump	2	80.00	0.00	0
Temp Power	1	40.00	0.00	0
Sub Total:	**28**	**2,949.00**	**0.00**	**0**
TOTAL:	**54**	**5,345.00**	**0.00**	**0**

Fire

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Burning				
Residential	5	125.00	0.00	0
Sub Total:	**5**	**125.00**	**0.00**	**0**
Daycare Inspection				
Residential	2	100.00	0.00	0
Sub Total:	**2**	**100.00**	**0.00**	**0**
Fire Alarm / Device				
Commercial	1	29.60	19.24	672
Sub Total:	**1**	**29.60**	**19.24**	**672**
Fire Sprinkler				
Commercial	1	23.50	0.00	500
Multi-Family Unit	4	389.00	252.84	14,952
Sub Total:	**5**	**412.50**	**252.84**	**15,452**
Underground Storage Tank				
Residential	1	30.00	0.00	0
Sub Total:	**1**	**30.00**	**0.00**	**0**
TOTAL:	**14**	**697.10**	**272.08**	**16,124**
Mechanical				
Commercial				
Building	1	100.00	0.00	1,550
Sub Total:	**1**	**100.00**	**0.00**	**1,550**
ePermit - Air Conditioner				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
Residential				
Air Conditioner	1	51.00	0.00	0
Dwelling	2	153.00	0.00	300
Furnace	2	102.00	0.00	0
Gas Piping	1	51.00	0.00	0
Miscellaneous	1	51.00	0.00	0
Sub Total:	**7**	**408.00**	**0.00**	**300**
TOTAL:	**19**	**1,069.00**	**0.00**	**1,850**
Plumbing				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Commercial				
Building	2	300.00	0.00	2,500
Sub Total:	**2**	**300.00**	**0.00**	**2,500**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Residential Plumbing Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Water Heater				
	9	459.00	0.00	0
Sub Total:	**9**	**459.00**	**0.00**	**0**
ePermit - Water Heater & Water Softener				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Water Softener				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
Residential				
Dwelling	1	102.00	0.00	0
Gas Line	1	51.00	0.00	0
Remodel	1	102.00	0.00	0
RPZ / Vacuum Breaker	1	51.00	0.00	0
Water Heater	3	153.00	0.00	0
Water Heater & Water Softener	1	51.00	0.00	0
Sub Total:	**8**	**510.00**	**0.00**	**0**
TOTAL:	**28**	**1,779.00**	**0.00**	**2,500**
Septic				
Residential				
Pumping Permit	7	2,100.00	0.00	0
Tank(s)	3	450.00	0.00	0
Tank(s) & Drainfield	6	900.00	0.00	0
Tank(s) & Mound	2	300.00	0.00	0
Sub Total:	**18**	**3,750.00**	**0.00**	**0**
TOTAL:	**18**	**3,750.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	1	100.00	0.00	0
Sub Total:	**1**	**100.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
TOTAL:	**1**	**100.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	7	175.00	0.00	0
Deck - Level to Ground	1	25.00	0.00	0
Driveway	3	75.00	0.00	0
Fence	14	350.00	0.00	0
Patio	1	25.00	0.00	0
Sub Total:	**26**	**650.00**	**0.00**	**0**
TOTAL:	**26**	**650.00**	**0.00**	**0**
Grand Total:	**242**	**61,069.15**	**16,018.78**	**3,886,879**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 6/1/2017 - 6/30/2017				PREVIOUS RANGE 6/1/2016 - 6/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	3	1,075.75	67,821.00	537.89	4	5,092.25	585,375.00	3,309.97
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	5	510.00	0.00	0.00	4	408.00	0.00	0.00
ePermit - Roofing & Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	3	306.00	0.00	0.00	3	306.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	10	1,020.00	0.00	0.00	9	918.00	0.00	0.00
Residential	74	50,445.10	3,785,086.00	14,560.00	67	36,548.50	2,932,200.00	10,824.37
Subtotal	95	53,356.85	3,852,907.00	15,097.89	87	43,272.75	3,517,575.00	14,134.34
Electrical								
Commercial	14	2,818.00	0.00	0.00	5	1,019.00	12.00	0.00
ePermit - Accessory Structure	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	2	160.00	0.00	0.00
ePermit - Air Conditioner	11	440.00	0.00	0.00	8	320.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	2	80.00	0.00	0.00	3	120.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	17	2,975.00	0.00	0.00	1	175.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	4	160.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Service Repair	2	100.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	1	40.00	0.00	0.00
Residential	45	3,335.00	0.00	0.00	41	3,211.00	0.00	0.00
Subtotal	97	10,028.00	0.00	0.00	62	5,125.00	12.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	5	25,500.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	5	25,500.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 6/1/2017 - 6/30/2017				PREVIOUS RANGE 6/1/2016 - 6/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Aboveground Storage Tank	0	0.00	0.00	0.00	1	500.00	0.00	0.00
Burning	1	25.00	0.00	0.00	1	25.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Sprinkler	5	556.25	23,952.00	361.55	2	136.00	4,800.00	63.21
Fireworks	0	0.00	0.00	0.00	1	350.00	0.00	0.00
Surface Mount Lock Box	1	215.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	1	50.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	2	500.00	0.00	0.00
Subtotal	7	796.25	23,952.00	361.55	8	1,561.00	4,800.00	63.21
Mechanical								
Commercial	1	159.70	15,970.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	14	714.00	0.00	0.00	5	255.00	0.00	0.00
ePermit - Air Conditioner & Furnace	9	459.00	0.00	0.00	8	408.00	0.00	0.00
ePermit - Furnace	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	3	153.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	14	765.00	0.00	0.00	15	816.00	0.00	0.00
Subtotal	39	2,148.70	15,970.00	0.00	32	1,683.00	0.00	0.00
Plumbing								
Commercial	3	360.00	10,725.00	0.00	3	4,427.77	2,500.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	5	255.00	0.00	0.00	6	306.00	0.00	0.00
ePermit - Water Heater & Water Softener	2	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	4	204.00	0.00	0.00	4	204.00	0.00	0.00
Residential	6	458.00	0.00	0.00	10	612.00	0.00	0.00
Subtotal	22	1,532.00	10,725.00	0.00	24	5,600.77	2,500.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	23	4,800.00	0.00	0.00	16	3,400.00	0.00	0.00
Subtotal	23	4,800.00	0.00	0.00	16	3,400.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 6/1/2017 - 6/30/2017				PREVIOUS RANGE 6/1/2016 - 6/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	1	100.00	0.00	0.00	3	225.00	0.00	0.00
Subtotal	1	100.00	0.00	0.00	3	225.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	14	350.00	0.00	0.00	12	300.00	0.00	0.00
Subtotal	14	350.00	0.00	0.00	12	300.00	0.00	0.00
Total	**298**	**73,111.80**	**3,903,554.00**	**15,459.44**	**249**	**86,667.52**	**3,524,887.00**	**14,197.55**

Report Name:
Permits Issued with Description
Issued Dates:
6/1/2017 to 6/30/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Antenna(s)	1	162.25	81.13	8,000
Build-Out	1	574.25	287.13	40,000
Building	1	339.25	169.63	19,821
Sub Total:	**3**	**1,075.75**	**537.89**	**67,821**
ePermit - Roofing				
	5	510.00	0.00	0
Sub Total:	**5**	**510.00**	**0.00**	**0**
ePermit - Siding				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Windows & Doors				
	10	1,020.00	0.00	0
Sub Total:	**10**	**1,020.00**	**0.00**	**0**
Residential				
Accessory Structure	3	604.75	393.09	30,803
Basement Finish	3	459.00	0.00	0
Deck	22	2,193.00	0.00	0
Dwelling	7	2,215.75	1,210.96	118,659
Egress Window	1	102.00	0.00	0
Grading	1	100.00	0.00	0
Multi-Family Unit	10	23,936.60	3,796.90	1,766,290
New Dwelling	8	18,460.00	8,948.12	1,849,034
Porch	1	324.50	210.93	18,200
Radon System	1	88.50	0.00	2,100
Roofing	7	714.00	0.00	0
Siding	3	306.00	0.00	0
Siding & Window Replacement	2	408.00	0.00	0
Swimming Pool	1	125.00	0.00	0
Window Replacement	4	408.00	0.00	0
Sub Total:	**74**	**50,445.10**	**14,560.00**	**3,785,086**
TOTAL:	**95**	**53,356.85**	**15,097.89**	**3,852,907**
Electrical				
Commercial				
	1	40.00	0.00	0
Build-Out	1	80.00	0.00	0
Building	2	196.00	0.00	0
Miscellaneous	9	2,462.00	0.00	0
Sign	1	40.00	0.00	0
Sub Total:	**14**	**2,818.00**	**0.00**	**0**
ePermit - Air Conditioner				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	11	440.00	0.00	0
Sub Total:	**11**	**440.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - New Construction				
	17	2,975.00	0.00	0
Sub Total:	**17**	**2,975.00**	**0.00**	**0**
ePermit - Septic Pump				
	4	160.00	0.00	0
Sub Total:	**4**	**160.00**	**0.00**	**0**
ePermit - Service Repair				
	2	100.00	0.00	0
Sub Total:	**2**	**100.00**	**0.00**	**0**
Residential				
Air Conditioner	2	80.00	0.00	0
Basement Finish	2	120.00	0.00	0
Dwelling	8	1,075.00	0.00	0
Furnace	1	40.00	0.00	0
Irrigation System	1	80.00	0.00	0
Miscellaneous	4	174.00	0.00	0
Multi-Family Unit	4	700.00	0.00	0
Order For Payment	8	330.00	0.00	0
Porch	2	160.00	0.00	0
Septic Pump	8	320.00	0.00	0
Siding	2	80.00	0.00	0
Swimming Pool	2	136.00	0.00	0
Temp Power	1	40.00	0.00	0
Sub Total:	**45**	**3,335.00**	**0.00**	**0**
TOTAL:	**97**	**10,028.00**	**0.00**	**0**
Fire				
Burning				
	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Fire Sprinkler				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Commercial	1	167.25	108.71	9,000
Residential	4	389.00	252.84	14,952
Sub Total:	**5**	**556.25**	**361.55**	**23,952**
Surface Mount Lock Box				
	1	215.00	0.00	0
Sub Total:	**1**	**215.00**	**0.00**	**0**
TOTAL:	**7**	**796.25**	**361.55**	**23,952**
Mechanical				
Commercial				
Roof Top Unit	1	159.70	0.00	15,970
Sub Total:	**1**	**159.70**	**0.00**	**15,970**
ePermit - Air Conditioner				
	14	714.00	0.00	0
Sub Total:	**14**	**714.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	9	459.00	0.00	0
Sub Total:	**9**	**459.00**	**0.00**	**0**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
Residential				
Air Conditioner	5	255.00	0.00	0
Dwelling	1	102.00	0.00	0
Furnace	3	153.00	0.00	0
Furnace & Air Conditioner	3	153.00	0.00	0
Gas Piping	2	102.00	0.00	0
Sub Total:	**14**	**765.00**	**0.00**	**0**
TOTAL:	**39**	**2,148.70**	**0.00**	**15,970**
Plumbing				
Commercial				
Build-Out	1	150.00	0.00	6,225
Building	1	150.00	0.00	4,500
RPZ / Vacuum Breaker	1	60.00	0.00	0
Sub Total:	**3**	**360.00**	**0.00**	**10,725**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Residential Plumbing Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
ePermit - Water Heater				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Water Heater & Water Softener				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Water Softener				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
Residential				
Dwelling	2	203.00	0.00	0
Sewage Ejector Basket	1	102.00	0.00	0
Water Heater	2	102.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**6**	**458.00**	**0.00**	**0**
TOTAL:	**22**	**1,532.00**	**0.00**	**10,725**
Septic				
Residential				
Pumping Permit	9	2,700.00	0.00	0
Tank(s) & Drainfield	12	1,800.00	0.00	0
Tank(s) & Mound	2	300.00	0.00	0
Sub Total:	**23**	**4,800.00**	**0.00**	**0**
TOTAL:	**23**	**4,800.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	1	100.00	0.00	0
Sub Total:	**1**	**100.00**	**0.00**	**0**
TOTAL:	**1**	**100.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	4	100.00	0.00	0
Driveway	1	25.00	0.00	0
Fence	9	225.00	0.00	0
Sub Total:	**14**	**350.00**	**0.00**	**0**
TOTAL:	**14**	**350.00**	**0.00**	**0**
Grand Total:	**298**	**73,111.80**	**15,459.44**	**3,903,554**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 7/1/2017 - 7/31/2017				PREVIOUS RANGE 7/1/2016 - 7/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	1	2,160.75	283,316.00	1,080.38	4	3,278.50	417,821.00	1,929.69
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	2	204.00	0.00	0.00	2	204.00	0.00	0.00
ePermit - Roofing & Siding	1	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	2	204.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Siding, Windows & Doors	1	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	7	714.00	0.00	0.00	4	408.00	0.00	0.00
Residential	37	25,896.14	2,084,666.00	8,876.45	43	22,789.75	1,940,604.00	9,478.20
Subtotal	53	29,790.89	2,367,982.00	9,956.83	54	26,782.25	2,358,425.00	11,407.89
Electrical								
Commercial	7	316.00	0.00	0.00	7	1,539.00	12.00	0.00
ePermit - Accessory Structure	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	10	400.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	5	200.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	5	875.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Pool Heater	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	2	160.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	4	160.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Service Repair	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	1	40.00	0.00	0.00	0	0.00	0.00	0.00
Residential	28	2,205.00	0.00	0.00	27	2,161.00	0.00	0.00
Subtotal	64	4,436.00	0.00	0.00	46	4,260.00	12.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	11,500.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	2	11,500.00	0.00	0.00	0	0.00	0.00	0.00

Report Name: PermitsIssued
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City of Ramsey
Permits Issued

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	CURRENT RANGE 7/1/2017 - 7/31/2017				PREVIOUS RANGE 7/1/2016 - 7/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Fire								
Burning	1	25.00	0.00	0.00	2	50.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	1	50.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	1	72.30	1,378.00	0.00
Fire Sprinkler	5	491.25	18,690.00	316.05	1	441.75	30,000.00	287.14
Surface Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	6	516.25	18,690.00	316.05	5	614.05	31,378.00	287.14
Mechanical								
Commercial	2	200.00	12,150.00	65.00	6	5,140.90	510,365.00	2,934.43
ePermit - Air Conditioner	8	408.00	0.00	0.00	8	408.00	0.00	0.00
ePermit - Air Conditioner & Furnace	11	561.00	0.00	0.00	7	357.00	0.00	0.00
ePermit - Furnace	2	102.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	1	102.00	0.00	0.00	0	0.00	0.00	0.00
Residential	12	663.00	0.00	0.00	8	408.00	0.00	0.00
Subtotal	36	2,036.00	12,150.00	65.00	31	6,466.90	510,365.00	2,934.43
Plumbing								
Commercial	1	150.00	12,000.00	0.00	4	908.74	89,774.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	9	459.00	0.00	0.00	8	408.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Water Softener	6	306.00	0.00	0.00	3	153.00	0.00	0.00
Residential	3	153.00	0.00	0.00	9	612.00	0.00	0.00
Subtotal	19	1,068.00	12,000.00	0.00	25	2,132.74	89,774.00	0.00
Septic								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	10	1,950.00	0.00	0.00	17	2,870.00	0.00	0.00
Subtotal	10	1,950.00	0.00	0.00	17	2,870.00	0.00	0.00

Report Name: PermitsIssued
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City of Ramsey
Permits Issued

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	CURRENT RANGE 7/1/2017 - 7/31/2017				PREVIOUS RANGE 7/1/2016 - 7/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Sewer & Water								
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	3	225.00	0.00	0.00	2	200.00	0.00	0.00
Subtotal	3	225.00	0.00	0.00	2	200.00	0.00	0.00
Zoning								
Commercial	0	0.00	0.00	0.00	1	25.00	0.00	0.00
Residential	12	300.00	0.00	0.00	10	250.00	0.00	0.00
Subtotal	12	300.00	0.00	0.00	11	275.00	0.00	0.00
Total	**205**	**51,822.14**	**2,410,822.00**	**10,337.88**	**191**	**43,600.94**	**2,989,954.00**	**14,629.46**

Report Name:
Permits Issued with Description
Issued Dates:
7/1/2017 to 7/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Build-Out	1	2,160.75	1,080.38	283,316
Sub Total:	**1**	**2,160.75**	**1,080.38**	**283,316**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Roofing				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Roofing & Siding				
	1	204.00	0.00	0
Sub Total:	**1**	**204.00**	**0.00**	**0**
ePermit - Siding				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Siding, Windows & Doors				
	1	204.00	0.00	0
Sub Total:	**1**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	7	714.00	0.00	0
Sub Total:	**7**	**714.00**	**0.00**	**0**
Residential				
Accessory Structure	1	339.25	220.51	19,200
Basement Finish	4	612.00	0.00	0
Deck	9	1,020.00	0.00	0
Demolition	1	102.00	0.00	0
Dwelling	1	118.00	76.70	5,000
Multi-Family Unit	4	9,574.64	1,518.76	706,516
New Dwelling	5	12,559.75	6,636.35	1,317,800
Porch	2	604.75	393.09	35,000
Radon System	1	47.75	31.04	1,150
Roofing	3	306.00	0.00	0
Siding	2	204.00	0.00	0
Window Replacement	4	408.00	0.00	0
Sub Total:	**37**	**25,896.14**	**8,876.45**	**2,084,666**
TOTAL:	**53**	**29,790.89**	**9,956.83**	**2,367,982**
Electrical				
Commercial				
	1	40.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building	1	80.00	0.00	0
Miscellaneous	1	66.00	0.00	0
Order For Payment	3	90.00	0.00	0
Sign	1	40.00	0.00	0
Sub Total:	**7**	**316.00**	**0.00**	**0**
ePermit - Air Conditioner				
	10	400.00	0.00	0
Sub Total:	**10**	**400.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	5	200.00	0.00	0
Sub Total:	**5**	**200.00**	**0.00**	**0**
ePermit - New Construction				
	5	875.00	0.00	0
Sub Total:	**5**	**875.00**	**0.00**	**0**
ePermit - Pool Heater				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Septic Pump				
	4	160.00	0.00	0
Sub Total:	**4**	**160.00**	**0.00**	**0**
ePermit - Water Heater				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Basement Finish	2	120.00	0.00	0
Dwelling	7	964.00	0.00	0
Fireplace	1	80.00	0.00	0
Miscellaneous	4	200.00	0.00	0
Order For Payment	9	641.00	0.00	0
Panel	1	40.00	0.00	0
Septic Pump	3	120.00	0.00	0
Siding	1	40.00	0.00	0
Sub Total:	**28**	**2,205.00**	**0.00**	**0**
TOTAL:	**64**	**4,436.00**	**0.00**	**0**

Escrow

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Residential				
Landscape	2	11,500.00	0.00	0
Sub Total:	**2**	**11,500.00**	**0.00**	**0**
TOTAL:	**2**	**11,500.00**	**0.00**	**0**
Fire				
Burning				
Residential	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Fire Sprinkler				
Residential	5	491.25	316.05	18,690
Sub Total:	**5**	**491.25**	**316.05**	**18,690**
TOTAL:	**6**	**516.25**	**316.05**	**18,690**
Mechanical				
Commercial				
Air Conditioner	1	100.00	0.00	2,500
Building	1	100.00	65.00	9,650
Sub Total:	**2**	**200.00**	**65.00**	**12,150**
ePermit - Air Conditioner				
	8	408.00	0.00	0
Sub Total:	**8**	**408.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	11	561.00	0.00	0
Sub Total:	**11**	**561.00**	**0.00**	**0**
ePermit - Furnace				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Residential Mechanical Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
Residential				
Air Conditioner	5	255.00	0.00	0
Dwelling	1	102.00	0.00	0
Furnace	1	51.00	0.00	0
Furnace & Air Conditioner	2	102.00	0.00	0
Garage Heater	1	51.00	0.00	0
Gas Piping	1	51.00	0.00	0
Mini Split	1	51.00	0.00	0
Sub Total:	**12**	**663.00**	**0.00**	**0**
TOTAL:	**36**	**2,036.00**	**65.00**	**12,150**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Plumbing				
Commercial				
Building	1	150.00	0.00	12,000
Sub Total:	**1**	**150.00**	**0.00**	**12,000**
ePermit - Water Heater				
	9	459.00	0.00	0
Sub Total:	**9**	**459.00**	**0.00**	**0**
ePermit - Water Softener				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
Residential				
Dwelling	1	51.00	0.00	0
Miscellaneous	1	51.00	0.00	0
Water Heater	1	51.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
TOTAL:	**19**	**1,068.00**	**0.00**	**12,000**
Septic				
Residential				
Drainfield	2	300.00	0.00	0
Mound	1	150.00	0.00	0
Pumping Permit	3	900.00	0.00	0
Tank(s) & Drainfield	3	450.00	0.00	0
Tank(s) & Mound	1	150.00	0.00	0
Sub Total:	**10**	**1,950.00**	**0.00**	**0**
TOTAL:	**10**	**1,950.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	2	200.00	0.00	0
Temporary	1	25.00	0.00	0
Sub Total:	**3**	**225.00**	**0.00**	**0**
TOTAL:	**3**	**225.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	2	50.00	0.00	0
Driveway	2	50.00	0.00	0
Fence	8	200.00	0.00	0
Sub Total:	**12**	**300.00**	**0.00**	**0**
TOTAL:	**12**	**300.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Grand Total:	**205**	**51,822.14**	**10,337.88**	**2,410,822**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 8/1/2017 - 8/31/2017				PREVIOUS RANGE 8/1/2016 - 8/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	4	2,318.75	194,946.00	811.01	3	1,622.75	124,500.00	613.76
ePermit - Accessory Structure Over 200 sq. f	1	477.50	30,072.00	310.38	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Remodel	1	574.25	40,000.00	373.26	0	0.00	0.00	0.00
ePermit - Roofing	3	306.00	0.00	0.00	2	204.00	0.00	0.00
ePermit - Roofing & Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	1	102.00	0.00	0.00	2	204.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	9	918.00	0.00	0.00	9	918.00	0.00	0.00
Residential	54	59,788.74	4,376,006.00	15,448.80	41	24,970.25	2,145,875.00	10,375.21
Zoning	1	25.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	74	64,510.24	4,641,024.00	16,943.45	58	28,021.00	2,270,375.00	10,988.97
Electrical								
Commercial	13	927.25	0.00	0.00	6	1,068.50	0.00	0.00
ePermit - Accessory Structure	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	6	240.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Basement Finish	2	160.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace & Air Conditioner	3	120.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	0	0.00	0.00	0.00	5	875.00	0.00	0.00
ePermit - Pool Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	1	80.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Retro Fit Lighting	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	2	80.00	0.00	0.00	5	200.00	0.00	0.00
ePermit - Service Repair	2	100.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	3	120.00	0.00	0.00
ePermit - Water Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	40	3,957.00	0.00	0.00	36	3,410.00	0.00	0.00
Subtotal	70	5,704.25	0.00	0.00	65	6,113.50	0.00	0.00

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City of Ramsey
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	CURRENT RANGE 8/1/2017 - 8/31/2017				PREVIOUS RANGE 8/1/2016 - 8/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	3	15,000.00	0.00	0.00	1	1,500.00	0.00	0.00
Subtotal	3	15,000.00	0.00	0.00	1	1,500.00	0.00	0.00
Fire								
Burning	2	50.00	0.00	0.00	4	100.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	1	50.00	0.00	0.00
Fire Alarm / Device	1	69.25	2,000.00	0.00	1	50.95	1,381.00	33.12
Fire Sprinkler	6	539.95	20,052.00	325.15	10	902.50	34,680.00	207.84
Surface Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	1	50.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	2	130.00	0.00	0.00
Subtotal	10	709.20	22,052.00	325.15	18	1,233.45	36,061.00	240.96
Mechanical								
Commercial	2	600.00	59,130.00	0.00	2	232.00	22,250.00	85.80
ePermit - Air Conditioner	5	255.00	0.00	0.00	7	357.00	0.00	0.00
ePermit - Air Conditioner & Furnace	8	408.00	0.00	0.00	12	612.00	0.00	0.00
ePermit - Furnace	1	51.00	0.00	0.00	3	153.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	1	51.00	0.00	0.00	2	102.00	0.00	0.00
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	7	408.00	0.00	0.00	6	408.00	0.00	0.00
Subtotal	26	1,977.00	59,130.00	0.00	33	1,966.00	22,250.00	85.80
Plumbing								
Commercial	3	261.00	15,000.00	0.00	2	300.00	4,208.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	12	612.00	0.00	0.00	8	408.00	0.00	0.00
ePermit - Water Heater & Water Softener	2	102.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Water Softener	6	306.00	0.00	0.00	1	51.00	0.00	0.00
Residential	2	153.00	0.00	0.00	7	459.00	0.00	0.00
Subtotal	25	1,434.00	15,000.00	0.00	20	1,320.00	4,208.00	0.00

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City of Ramsey
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	CURRENT RANGE 8/1/2017 - 8/31/2017				PREVIOUS RANGE 8/1/2016 - 8/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Septic								
Commercial	0	0.00	0.00	0.00	1	250.00	0.00	0.00
Residential	21	4,000.00	0.00	0.00	19	3,970.00	0.00	0.00
Subtotal	21	4,000.00	0.00	0.00	20	4,220.00	0.00	0.00
Sewer & Water								
Commercial	1	250.00	4,500.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	1	250.00	4,500.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	7	550.00	0.00	0.00	3	300.00	0.00	0.00
Subtotal	7	550.00	0.00	0.00	3	300.00	0.00	0.00
Zoning								
Institutional	1	25.00	0.00	0.00	0	0.00	0.00	0.00
Residential	19	475.00	0.00	0.00	18	450.00	0.00	0.00
Subtotal	20	500.00	0.00	0.00	18	450.00	0.00	0.00
Total	**257**	**94,634.69**	**4,741,706.00**	**17,268.60**	**236**	**45,123.95**	**2,332,894.00**	**11,315.73**

Report Name:
Permits Issued with Description
Issued Dates:
8/1/2017 to 8/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Antenna(s)	1	265.50	132.75	15,000
Building	2	1,356.50	678.26	128,000
Roofing	1	696.75	0.00	51,946
Sub Total:	**4**	**2,318.75**	**811.01**	**194,946**
ePermit - Accessory Structure Over 200 sq. ft.				
	1	477.50	310.38	30,072
Sub Total:	**1**	**477.50**	**310.38**	**30,072**
ePermit - Residential Remodel				
	1	574.25	373.26	40,000
Sub Total:	**1**	**574.25**	**373.26**	**40,000**
ePermit - Roofing				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Siding				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Windows & Doors				
	9	918.00	0.00	0
Sub Total:	**9**	**918.00**	**0.00**	**0**
Residential				
Accessory Structure	1	434.50	282.43	26,600
Basement Finish	2	306.00	0.00	0
Deck	6	612.00	0.00	0
Demolition	2	306.00	0.00	0
Dwelling	5	1,564.75	1,017.09	101,900
Egress Window	1	102.00	0.00	0
Miscellaneous	2	162.75	39.49	1,500
Multi-Family Unit	14	33,511.24	5,315.66	2,472,806
New Dwelling	8	21,023.50	8,339.12	1,731,200
Porch	2	700.00	455.01	42,000
Renewal	2	102.00	0.00	0
Roofing	4	408.00	0.00	0
Swimming Pool	2	250.00	0.00	0
Window Replacement	3	306.00	0.00	0
Sub Total:	**54**	**59,788.74**	**15,448.80**	**4,376,006**
Zoning				
Fence	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
TOTAL:	**74**	**64,510.24**	**16,943.45**	**4,641,024**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Electrical				
Commercial				
	4	168.00	0.00	0
Build-Out	1	80.00	0.00	0
Building	1	120.00	0.00	0
Miscellaneous	3	238.25	0.00	0
Order For Payment	1	81.00	0.00	0
Sign	2	80.00	0.00	0
Temp Power	1	160.00	0.00	0
Sub Total:	**13**	**927.25**	**0.00**	**0**
ePermit - Air Conditioner				
	6	240.00	0.00	0
Sub Total:	**6**	**240.00**	**0.00**	**0**
ePermit - Basement Finish				
	2	160.00	0.00	0
Sub Total:	**2**	**160.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	3	120.00	0.00	0
Sub Total:	**3**	**120.00**	**0.00**	**0**
ePermit - Remodel				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Retro Fit Lighting				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Septic Pump				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Service Repair				
	2	100.00	0.00	0
Sub Total:	**2**	**100.00**	**0.00**	**0**
Residential				
Air Conditioner	1	40.00	0.00	0
Basement Finish	1	80.00	0.00	0
Dwelling	2	255.00	0.00	0
Furnace & Air Conditioner	2	80.00	0.00	0
Hot Tub	1	80.00	0.00	0
Miscellaneous	5	375.00	0.00	0
Multi-Family Unit	10	1,750.00	0.00	0
New Service	3	525.00	0.00	0
Order For Payment	7	312.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Panel	1	100.00	0.00	0
Porch	2	160.00	0.00	0
Septic Pump	4	160.00	0.00	0
Swimming Pool	1	40.00	0.00	0
Sub Total:	**40**	**3,957.00**	**0.00**	**0**
TOTAL:	**70**	**5,704.25**	**0.00**	**0**
Escrow				
Residential				
Landscape	3	15,000.00	0.00	0
Sub Total:	**3**	**15,000.00**	**0.00**	**0**
TOTAL:	**3**	**15,000.00**	**0.00**	**0**
Fire				
Burning				
Residential	2	50.00	0.00	0
Sub Total:	**2**	**50.00**	**0.00**	**0**
Fire Alarm / Device				
Apartment	1	69.25	0.00	2,000
Sub Total:	**1**	**69.25**	**0.00**	**2,000**
Fire Sprinkler				
Commercial	2	150.95	72.31	5,100
Residential	4	389.00	252.84	14,952
Sub Total:	**6**	**539.95**	**325.15**	**20,052**
Tent / Temp Membrane				
Commercial	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
TOTAL:	**10**	**709.20**	**325.15**	**22,052**
Mechanical				
Commercial				
Commercial Mechanical Remodel	1	500.00	0.00	50,000
Roof Top Unit	1	100.00	0.00	9,130
Sub Total:	**2**	**600.00**	**0.00**	**59,130**
ePermit - Air Conditioner				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	8	408.00	0.00	0
Sub Total:	**8**	**408.00**	**0.00**	**0**
ePermit - Furnace				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Gas Piping				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
Residential				
Air Conditioner	2	102.00	0.00	0
Dwelling	1	102.00	0.00	0
Furnace	1	51.00	0.00	0
Furnace & Air Conditioner	2	102.00	0.00	0
Gas Piping	1	51.00	0.00	0
Sub Total:	**7**	**408.00**	**0.00**	**0**
TOTAL:	**26**	**1,977.00**	**0.00**	**59,130**
Plumbing				
Commercial				
Build-Out	1	150.00	0.00	15,000
Miscellaneous	1	51.00	0.00	0
RPZ / Vacuum Breaker	1	60.00	0.00	0
Sub Total:	**3**	**261.00**	**0.00**	**15,000**
ePermit - Water Heater				
	12	612.00	0.00	0
Sub Total:	**12**	**612.00**	**0.00**	**0**
ePermit - Water Heater & Water Softener				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Water Softener				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
Residential				
Dwelling	1	102.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**2**	**153.00**	**0.00**	**0**
TOTAL:	**25**	**1,434.00**	**0.00**	**15,000**
Septic				
Residential				
Pumping Permit	7	1,900.00	0.00	0
Tank(s)	1	150.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Tank(s) & Drainfield	12	1,800.00	0.00	0
Tank(s) & Mound	1	150.00	0.00	0
Sub Total:	**21**	**4,000.00**	**0.00**	**0**
TOTAL:	**21**	**4,000.00**	**0.00**	**0**
Sewer & Water				
Commercial				
Sewer & Water	1	250.00	0.00	4,500
Sub Total:	**1**	**250.00**	**0.00**	**4,500**
TOTAL:	**1**	**250.00**	**0.00**	**4,500**
Sign				
Commercial				
Permanent	5	500.00	0.00	0
Temporary	2	50.00	0.00	0
Sub Total:	**7**	**550.00**	**0.00**	**0**
TOTAL:	**7**	**550.00**	**0.00**	**0**
Zoning				
Institutional				
Fence	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	2	50.00	0.00	0
Accessory Structures 200 Sq. Ft. or Smaller and l	1	25.00	0.00	0
Driveway	5	125.00	0.00	0
Driveway & Fence	1	25.00	0.00	0
Fence	9	225.00	0.00	0
Hot Tub	1	25.00	0.00	0
Sub Total:	**19**	**475.00**	**0.00**	**0**
TOTAL:	**20**	**500.00**	**0.00**	**0**
Grand Total:	**257**	**94,634.69**	**17,268.60**	**4,741,706**

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City of Ramsey
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	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	6	12,360.75	5,114,782.00	13,054.40	2	649.00	37,800.00	268.45
ePermit - Accessory Structure Over 200 sq. f	1	595.75	41,034.00	387.24	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Remodel	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	2	204.00	0.00	0.00	7	714.00	0.00	0.00
ePermit - Roofing & Siding	1	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	2	204.00	0.00	0.00	4	408.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	13	1,326.00	0.00	0.00	10	1,020.00	0.00	0.00
Residential	41	39,206.71	3,303,431.00	13,531.70	37	25,462.75	2,205,295.00	12,008.46
Zoning	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	68	54,305.21	8,459,247.00	26,973.34	60	28,253.75	2,243,095.00	12,276.91
Electrical								
Commercial	7	681.50	0.00	0.00	4	269.00	0.00	0.00
ePermit - Accessory Structure	1	184.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	1	40.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Basement Finish	2	160.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace & Air Conditioner	3	120.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Hot Tub	1	40.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - New Construction	12	2,100.00	0.00	0.00	1	175.00	0.00	0.00
ePermit - Pool Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	2	160.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	1	40.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Service Repair	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	24	1,592.00	0.00	0.00	30	2,693.00	0.00	0.00
Subtotal	54	5,037.50	0.00	0.00	47	3,697.00	0.00	0.00

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	CURRENT RANGE 9/1/2017 - 9/30/2017				PREVIOUS RANGE 9/1/2016 - 9/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	1	5,000.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	1	5,000.00	0.00	0.00
Fire								
Burning	2	50.00	0.00	0.00	3	75.00	0.00	0.00
Daycare Inspection	1	50.00	0.00	0.00	3	150.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Sprinkler	7	910.75	42,428.00	588.08	0	0.00	0.00	0.00
Surface Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	2	100.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	1	30.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	13	1,140.75	42,428.00	588.08	6	225.00	0.00	0.00
Mechanical								
Commercial	2	770.00	46,000.00	299.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	2	102.00	0.00	0.00	5	255.00	0.00	0.00
ePermit - Air Conditioner & Furnace	12	612.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	3	153.00	0.00	0.00	3	153.00	0.00	0.00
ePermit - Garage Heater	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	4	255.00	0.00	0.00	11	659.00	0.00	0.00
Subtotal	24	1,943.00	46,000.00	299.00	19	1,067.00	0.00	0.00
Plumbing								
Commercial	3	561.00	41,200.00	0.00	0	0.00	0.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	6	306.00	0.00	0.00	10	510.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	5	255.00	0.00	0.00	5	255.00	0.00	0.00
Residential	4	255.00	0.00	0.00	4	357.00	0.00	0.00
Subtotal	18	1,377.00	41,200.00	0.00	19	1,122.00	0.00	0.00

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City of Ramsey
Permits Issued

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	CURRENT RANGE 9/1/2017 - 9/30/2017				PREVIOUS RANGE 9/1/2016 - 9/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Septic								
Residential	20	4,510.00	0.00	0.00	13	3,170.00	0.00	0.00
Subtotal	20	4,510.00	0.00	0.00	13	3,170.00	0.00	0.00
Sewer & Water								
Commercial	1	270.00	13,500.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	1	270.00	13,500.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	5	350.00	0.00	0.00	1	100.00	0.00	0.00
Subtotal	5	350.00	0.00	0.00	1	100.00	0.00	0.00
Zoning								
Institutional	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	10	250.00	0.00	0.00	16	400.00	0.00	0.00
Subtotal	10	250.00	0.00	0.00	16	400.00	0.00	0.00
Total	**213**	**69,183.46**	**8,602,375.00**	**27,860.42**	**182**	**43,034.75**	**2,243,095.00**	**12,276.91**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Building	4	11,052.00	5,526.02	1,698,925
Plan Review	1	0.00	7,528.38	3,274,274
Roofing	1	1,308.75	0.00	141,583
Sub Total:	**6**	**12,360.75**	**13,054.40**	**5,114,782**
ePermit - Accessory Structure Over 200 sq. ft.				
	1	595.75	387.24	41,034
Sub Total:	**1**	**595.75**	**387.24**	**41,034**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Roofing				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Roofing & Siding				
	1	204.00	0.00	0
Sub Total:	**1**	**204.00**	**0.00**	**0**
ePermit - Siding				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	13	1,326.00	0.00	0
Sub Total:	**13**	**1,326.00**	**0.00**	**0**
Residential				
Accessory Structure	4	1,462.00	950.32	88,811
Basement Finish	4	612.00	0.00	0
Deck	4	408.00	0.00	0
Dwelling	4	722.75	297.22	35,146
Fireplace	1	102.00	0.00	0
Multi-Family Unit	6	14,361.96	2,278.14	1,059,774
New Dwelling	8	20,266.00	9,775.92	2,099,300
Porch	2	456.00	230.10	20,400
Roofing	5	510.00	0.00	0
Siding	1	102.00	0.00	0
Window Replacement	2	204.00	0.00	0
Sub Total:	**41**	**39,206.71**	**13,531.70**	**3,303,431**
TOTAL:	**68**	**54,305.21**	**26,973.34**	**8,459,247**
Electrical				
Commercial				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	3	225.00	0.00	0
Building	1	80.00	0.00	0
Miscellaneous	2	260.00	0.00	0
Order For Payment	1	116.50	0.00	0
Sub Total:	**7**	**681.50**	**0.00**	**0**
ePermit - Accessory Structure				
	1	184.00	0.00	0
Sub Total:	**1**	**184.00**	**0.00**	**0**
ePermit - Air Conditioner				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Basement Finish				
	2	160.00	0.00	0
Sub Total:	**2**	**160.00**	**0.00**	**0**
ePermit - Furnace				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	3	120.00	0.00	0
Sub Total:	**3**	**120.00**	**0.00**	**0**
ePermit - Hot Tub				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - New Construction				
	12	2,100.00	0.00	0
Sub Total:	**12**	**2,100.00**	**0.00**	**0**
ePermit - Septic Pump				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Accessory Structure	1	80.00	0.00	0
Basement Finish	3	240.00	0.00	0
Boiler	1	40.00	0.00	0
Dwelling	4	510.00	0.00	0
Fireplace	1	80.00	0.00	0
Furnace & Air Conditioner	2	80.00	0.00	0
Miscellaneous	4	168.00	0.00	0
Order For Payment	4	170.00	0.00	0
Septic Pump	3	120.00	0.00	0
Swimming Pool	1	104.00	0.00	0
Sub Total:	**24**	**1,592.00**	**0.00**	**0**
TOTAL:	**54**	**5,037.50**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Fire				
Burning				
Residential	2	50.00	0.00	0
Sub Total:	**2**	**50.00**	**0.00**	**0**
Daycare Inspection				
Residential	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Fire Sprinkler				
Commercial	1	321.25	208.82	20,000
Residential	6	589.50	379.26	22,428
Sub Total:	**7**	**910.75**	**588.08**	**42,428**
Tent / Temp Membrane				
	1	50.00	0.00	0
Commercial	1	50.00	0.00	0
Sub Total:	**2**	**100.00**	**0.00**	**0**
Underground Storage Tank				
Residential	1	30.00	0.00	0
Sub Total:	**1**	**30.00**	**0.00**	**0**
TOTAL:	**13**	**1,140.75**	**588.08**	**42,428**
Mechanical				
Commercial				
Build-Out	1	620.00	201.50	31,000
Miscellaneous	1	150.00	97.50	15,000
Sub Total:	**2**	**770.00**	**299.00**	**46,000**
ePermit - Air Conditioner				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	12	612.00	0.00	0
Sub Total:	**12**	**612.00**	**0.00**	**0**
ePermit - Furnace				
	2	102.00	0.00	0
Replaced Boiler	1	51.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Garage Heater				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
Residential				
Dwelling	1	102.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Furnace	2	102.00	0.00	0
Furnace & Air Conditioner	1	51.00	0.00	0
Sub Total:	**4**	**255.00**	**0.00**	**0**
TOTAL:	**24**	**1,943.00**	**299.00**	**46,000**
Plumbing				
Commercial				
Building	2	510.00	0.00	41,200
Miscellaneous	1	51.00	0.00	0
Sub Total:	**3**	**561.00**	**0.00**	**41,200**
ePermit - Water Heater				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
ePermit - Water Softener				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
Residential				
Dwelling	2	153.00	0.00	0
Gas Line	1	51.00	0.00	0
RPZ / Vacuum Breaker	1	51.00	0.00	0
Sub Total:	**4**	**255.00**	**0.00**	**0**
TOTAL:	**18**	**1,377.00**	**0.00**	**41,200**
Septic				
Residential				
Drainfield	1	150.00	0.00	0
Pumping Permit	13	3,460.00	0.00	0
Tank(s)	1	150.00	0.00	0
Tank(s) & Drainfield	3	450.00	0.00	0
Tank(s) & Mound	2	300.00	0.00	0
Sub Total:	**20**	**4,510.00**	**0.00**	**0**
TOTAL:	**20**	**4,510.00**	**0.00**	**0**
Sewer & Water				
Commercial				
Utility	1	270.00	0.00	13,500
Sub Total:	**1**	**270.00**	**0.00**	**13,500**
TOTAL:	**1**	**270.00**	**0.00**	**13,500**
Sign				
Commercial				
Permanent	3	300.00	0.00	0
Temporary	2	50.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**5**	**350.00**	**0.00**	**0**
TOTAL:	**5**	**350.00**	**0.00**	**0**
Zoning				
Residential				
Driveway	2	50.00	0.00	0
Driveway/Patio	1	25.00	0.00	0
Fence	7	175.00	0.00	0
Sub Total:	**10**	**250.00**	**0.00**	**0**
TOTAL:	**10**	**250.00**	**0.00**	**0**
Grand Total:	**213**	**69,183.46**	**27,860.42**	**8,602,375**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 10/1/2017 - 10/31/2017				PREVIOUS RANGE 10/1/2016 - 10/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	9	17,588.50	15,278,824.00	26,241.14	7	21,810.75	4,028,850.00	13,046.96
ePermit - Accessory Structure Over 200 sq. f	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	2	459.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Deck	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	3	306.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Remodel	1	118.00	5,000.00	76.70	0	0.00	0.00	0.00
ePermit - Roofing	4	408.00	0.00	0.00	3	306.00	0.00	0.00
ePermit - Roofing & Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	2	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	1	204.00	0.00	0.00
ePermit - Windows & Doors	18	1,836.00	0.00	0.00	11	1,122.00	0.00	0.00
Residential	47	62,830.72	5,043,843.00	16,143.83	62	40,605.94	3,021,084.00	11,593.58
Zoning	1	25.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	88	83,877.22	20,327,667.00	42,461.67	85	64,150.69	7,049,934.00	24,640.54
Electrical								
Commercial	7	750.00	0.00	0.00	7	638.00	0.00	0.00
ePermit - Accessory Structure	2	672.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	2	80.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Basement Finish	1	80.00	0.00	0.00	2	160.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	1	40.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace & Air Conditioner	5	200.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	11	1,925.00	0.00	0.00	1	175.00	0.00	0.00
ePermit - Pool Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	1	80.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	4	160.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Service Repair	1	50.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Stove/Range	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	21	1,990.00	0.00	0.00	35	3,420.00	0.00	0.00
Subtotal	57	6,067.00	0.00	0.00	53	4,753.00	0.00	0.00

City of Ramsey
Permits Issued

	CURRENT RANGE 10/1/2017 - 10/31/2017				PREVIOUS RANGE 10/1/2016 - 10/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Escrow								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	10,000.00	0.00	0.00	1	2,000.00	0.00	0.00
Subtotal	2	10,000.00	0.00	0.00	1	2,000.00	0.00	0.00
Fire								
Burning	1	25.00	0.00	0.00	5	125.00	0.00	0.00
Daycare Inspection	1	50.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	2	136.75	4,829.00	88.95	0	0.00	0.00	0.00
Fire Sprinkler	7	1,389.75	106,952.00	853.28	0	0.00	0.00	0.00
Surface Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	11	1,601.50	111,781.00	942.23	5	125.00	0.00	0.00
Mechanical								
Commercial	2	292.50	29,250.00	190.13	3	497.40	49,740.00	323.31
ePermit - Air Conditioner	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	9	459.00	0.00	0.00	4	204.00	0.00	0.00
ePermit - Furnace	5	255.00	0.00	0.00	11	561.00	0.00	0.00
ePermit - Garage Heater	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	5	255.00	0.00	0.00	5	255.00	0.00	0.00
Subtotal	22	1,312.50	29,250.00	190.13	23	1,517.40	49,740.00	323.31
Plumbing								
Commercial	1	297.62	29,762.00	0.00	3	351.00	9,777.00	0.00
ePermit - Backflow Preventer	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	6	306.00	0.00	0.00	2	102.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	4	204.00	0.00	0.00	1	51.00	0.00	0.00
Residential	4	408.00	0.00	0.00	7	833.91	0.00	0.00
Subtotal	16	1,266.62	29,762.00	0.00	13	1,337.91	9,777.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 10/1/2017 - 10/31/2017				PREVIOUS RANGE 10/1/2016 - 10/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Septic								
Residential	25	4,820.00	0.00	0.00	19	4,650.00	0.00	0.00
Subtotal	25	4,820.00	0.00	0.00	19	4,650.00	0.00	0.00
Sewer & Water								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	2	125.00	0.00	0.00	4	250.00	0.00	0.00
Subtotal	2	125.00	0.00	0.00	4	250.00	0.00	0.00
Zoning								
Institutional	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	11	275.00	0.00	0.00	6	150.00	0.00	0.00
Subtotal	11	275.00	0.00	0.00	6	150.00	0.00	0.00
Total	**234**	**109,344.84**	**20,498,460.00**	**43,594.03**	**209**	**78,934.00**	**7,109,451.00**	**24,963.85**

Report Name:
Permits Issued with Description
Issued Dates:
10/1/2017 to 10/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Accessory Structure	1	51.00	0.00	11,000
Building	1	1,236.75	618.38	130,000
Demolition	2	204.00	0.00	0
Footing & Foundation	1	831.75	0.00	70,000
New Building	1	14,776.75	0.00	3,204,274
Plan Review	2	0.00	25,622.76	11,832,318
Roofing	1	488.25	0.00	31,232
Sub Total:	**9**	**17,588.50**	**26,241.14**	**15,278,824**
ePermit - Basement Finish				
	2	459.00	0.00	0
Sub Total:	**2**	**459.00**	**0.00**	**0**
ePermit - Deck				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Indoor Gas Fireplace				
	3	306.00	0.00	0
Sub Total:	**3**	**306.00**	**0.00**	**0**
ePermit - Residential Remodel				
	1	118.00	76.70	5,000
Sub Total:	**1**	**118.00**	**76.70**	**5,000**
ePermit - Roofing				
	4	408.00	0.00	0
Sub Total:	**4**	**408.00**	**0.00**	**0**
ePermit - Siding				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	18	1,836.00	0.00	0
Sub Total:	**18**	**1,836.00**	**0.00**	**0**
Residential				
Accessory Structure	3	1,493.00	970.45	97,700
Basement Finish	5	765.00	0.00	0
Deck	5	510.00	0.00	0
Dwelling	2	701.50	455.98	44,000
Miscellaneous	2	280.25	182.16	12,150
Multi-Family Unit	17	40,692.22	6,454.73	3,002,693
New Dwelling	7	17,401.25	7,770.13	1,856,300
Porch	1	477.50	310.38	31,000
Roofing	2	204.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Siding	2	204.00	0.00	0
Window Replacement	1	102.00	0.00	0
Sub Total:	**47**	**62,830.72**	**16,143.83**	**5,043,843**
Zoning				
Fence	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
TOTAL:	**88**	**83,877.22**	**42,461.67**	**20,327,667**
Electrical				
Commercial				
Building	1	40.00	0.00	0
Fire Alarm System	1	66.00	0.00	0
Miscellaneous	4	290.00	0.00	0
Order For Payment	1	354.00	0.00	0
Sub Total:	**7**	**750.00**	**0.00**	**0**
ePermit - Accessory Structure				
	2	672.00	0.00	0
Sub Total:	**2**	**672.00**	**0.00**	**0**
ePermit - Air Conditioner				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Basement Finish				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Furnace				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	5	200.00	0.00	0
Sub Total:	**5**	**200.00**	**0.00**	**0**
ePermit - New Construction				
	11	1,925.00	0.00	0
Sub Total:	**11**	**1,925.00**	**0.00**	**0**
ePermit - Remodel				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Septic Pump				
	4	160.00	0.00	0
Sub Total:	**4**	**160.00**	**0.00**	**0**
ePermit - Service Repair				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
ePermit - Stove/Range				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Basement Finish	3	260.00	0.00	0
Dwelling	6	955.00	0.00	0
Hot Tub	1	40.00	0.00	0
Order For Payment	4	255.00	0.00	0
Panel	1	200.00	0.00	0
Porch	1	80.00	0.00	0
Septic Pump	3	120.00	0.00	0
Temp Power	2	80.00	0.00	0
Sub Total:	**21**	**1,990.00**	**0.00**	**0**
TOTAL:	**57**	**6,067.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	2	10,000.00	0.00	0
Sub Total:	**2**	**10,000.00**	**0.00**	**0**
TOTAL:	**2**	**10,000.00**	**0.00**	**0**
Fire				
Burning				
Residential	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Daycare Inspection				
Residential	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Fire Alarm / Device				
Commercial	2	136.75	88.95	4,829
Sub Total:	**2**	**136.75**	**88.95**	**4,829**
Fire Sprinkler				
Commercial	3	1,000.75	600.44	92,000
Residential	4	389.00	252.84	14,952
Sub Total:	**7**	**1,389.75**	**853.28**	**106,952**
TOTAL:	**11**	**1,601.50**	**942.23**	**111,781**
Mechanical				
Commercial				
Building	1	164.50	106.93	16,450

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Miscellaneous	1	128.00	83.20	12,800
Sub Total:	**2**	**292.50**	**190.13**	**29,250**
ePermit - Air Conditioner & Furnace				
	9	459.00	0.00	0
Sub Total:	**9**	**459.00**	**0.00**	**0**
ePermit - Furnace				
	5	255.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
ePermit - Garage Heater				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
Residential				
Boiler	1	51.00	0.00	0
Furnace	1	51.00	0.00	0
Furnace & Air Conditioner	2	102.00	0.00	0
Gas Piping	1	51.00	0.00	0
Sub Total:	**5**	**255.00**	**0.00**	**0**
TOTAL:	**22**	**1,312.50**	**190.13**	**29,250**
Plumbing				
Commercial				
Building	1	297.62	0.00	29,762
Sub Total:	**1**	**297.62**	**0.00**	**29,762**
ePermit - Backflow Preventer				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Water Heater				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
ePermit - Water Softener				
	4	204.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
Residential				
Dwelling	4	408.00	0.00	0
Sub Total:	**4**	**408.00**	**0.00**	**0**
TOTAL:	**16**	**1,266.62**	**0.00**	**29,762**
Septic				
Residential				
Pumping Permit	11	2,720.00	0.00	0
Tank(s) & Drainfield	14	2,100.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**25**	**4,820.00**	**0.00**	**0**
TOTAL:	**25**	**4,820.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	1	100.00	0.00	0
Temporary	1	25.00	0.00	0
Sub Total:	**2**	**125.00**	**0.00**	**0**
TOTAL:	**2**	**125.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	2	50.00	0.00	0
Driveway	3	75.00	0.00	0
Fence	4	100.00	0.00	0
Hot Tub	2	50.00	0.00	0
Sub Total:	**11**	**275.00**	**0.00**	**0**
TOTAL:	**11**	**275.00**	**0.00**	**0**
Grand Total:	**234**	**109,344.84**	**43,594.03**	**20,498,460**

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City of Ramsey
Permits Issued

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	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	4	60,871.50	13,607,318.00	4,528.38	4	1,970.00	176,317.00	1,203.81
ePermit - Accessory Structure Over 200 sq. f	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	1	153.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Deck	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fire Repair	1	649.50	46,664.00	422.18	0	0.00	0.00	0.00
ePermit - Grading	1	201.00	4,600.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	2	204.00	0.00	0.00	2	204.00	0.00	0.00
ePermit - Residential Addition	1	764.25	60,600.00	496.76	0	0.00	0.00	0.00
ePermit - Residential Remodel	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing & Siding	1	204.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	12	1,224.00	0.00	0.00	6	612.00	0.00	0.00
Residential	37	24,175.00	2,026,716.00	7,414.77	33	25,529.00	2,381,448.00	12,035.26
Zoning	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	61	88,548.25	15,745,898.00	12,862.09	46	28,417.00	2,557,765.00	13,239.07

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	CURRENT RANGE 11/1/2017 - 11/30/2017				PREVIOUS RANGE 11/1/2016 - 11/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Electrical								
Commercial	3	1,315.00	0.00	0.00	9	5,734.75	0.00	0.00
ePermit - Accessory Structure	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	0	0.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Air Conditioner	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	3	240.00	0.00	0.00	1	80.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	2	80.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace & Air Conditioner	2	80.00	0.00	0.00	4	160.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Miscellaneous	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	5	875.00	0.00	0.00	1	175.00	0.00	0.00
ePermit - Pool Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	3	120.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Service Repair	1	50.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Stove/Range	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	1	40.00	0.00	0.00	0	0.00	0.00	0.00
Residential	25	1,772.00	0.00	0.00	40	2,873.00	0.00	0.00
Subtotal	48	4,692.00	0.00	0.00	58	9,182.75	0.00	0.00
Escrow								
Commercial	0	0.00	0.00	0.00	1	0.00	0.00	0.00
Residential	3	15,000.00	0.00	0.00	2	10,000.00	0.00	0.00
Subtotal	3	15,000.00	0.00	0.00	3	10,000.00	0.00	0.00
Fire								
Burning	3	75.00	0.00	0.00	2	50.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	0	0.00	0.00	0.00	2	83.60	2,196.00	54.36
Fire Sprinkler	9	1,869.35	145,417.00	1,209.86	2	138.50	4,000.00	90.03
Surface Mount Lock Box	1	215.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	1	30.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	14	2,189.35	145,417.00	1,209.86	6	272.10	6,196.00	144.39

Report Name: PermitsIssued
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City of Ramsey
Permits Issued

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	CURRENT RANGE 11/1/2017 - 11/30/2017				PREVIOUS RANGE 11/1/2016 - 11/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Mechanical								
Commercial	2	1,205.00	120,500.00	783.25	2	280.00	28,000.00	0.00
ePermit - Air Conditioner	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner & Furnace	3	153.00	0.00	0.00	12	612.00	0.00	0.00
ePermit - Furnace	11	561.00	0.00	0.00	10	510.00	0.00	0.00
ePermit - Garage Heater	2	102.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	13	918.00	0.00	0.00	7	357.00	0.00	0.00
Subtotal	32	2,990.00	120,500.00	783.25	33	1,912.00	28,000.00	0.00
Plumbing								
Commercial	2	2,204.79	220,479.00	0.00	1	60.00	0.00	0.00
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Boiler	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	10	510.00	0.00	0.00	4	204.00	0.00	0.00
ePermit - Water Heater & Water Softener	1	51.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	3	153.00	0.00	0.00	3	153.00	0.00	0.00
Residential	3	153.00	0.00	0.00	7	356.00	0.00	0.00
Subtotal	21	3,224.79	220,479.00	0.00	15	773.00	0.00	0.00
Septic								
Residential	13	3,050.00	0.00	0.00	13	3,000.00	0.00	0.00
Subtotal	13	3,050.00	0.00	0.00	13	3,000.00	0.00	0.00
Sewer & Water								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	0	0.00	0.00	0.00	1	13,110.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	1	13,110.00	0.00	0.00
Sign								
Commercial	6	375.00	0.00	0.00	3	75.00	0.00	0.00
Subtotal	6	375.00	0.00	0.00	3	75.00	0.00	0.00

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City of Ramsey
Permits Issued

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	CURRENT RANGE 11/1/2017 - 11/30/2017				PREVIOUS RANGE 11/1/2016 - 11/30/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Zoning								
Institutional	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	6	150.00	0.00	0.00	7	175.00	0.00	0.00
Subtotal	6	150.00	0.00	0.00	7	175.00	0.00	0.00
Total	**204**	**120,219.39**	**16,232,294.00**	**14,855.20**	**185**	**66,916.85**	**2,591,961.00**	**13,383.46**

Report Name:
Permits Issued with Description
Issued Dates:
11/1/2017 to 11/30/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
Commercial				
Apartment	1	38,956.75	0.00	9,250,000
Footing & Foundation	1	869.25	0.00	75,000
New Building	2	21,045.50	4,528.38	4,282,318
Sub Total:	**4**	**60,871.50**	**4,528.38**	**13,607,318**
ePermit - Basement Finish				
	1	153.00	0.00	0
Sub Total:	**1**	**153.00**	**0.00**	**0**
ePermit - Deck				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Fire Repair				
	1	649.50	422.18	46,664
Sub Total:	**1**	**649.50**	**422.18**	**46,664**
ePermit - Grading				
	1	201.00	0.00	4,600
Sub Total:	**1**	**201.00**	**0.00**	**4,600**
ePermit - Indoor Gas Fireplace				
	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
ePermit - Residential Addition				
	1	764.25	496.76	60,600
Sub Total:	**1**	**764.25**	**496.76**	**60,600**
ePermit - Roofing & Siding				
	1	204.00	0.00	0
Sub Total:	**1**	**204.00**	**0.00**	**0**
ePermit - Windows & Doors				
	12	1,224.00	0.00	0
Sub Total:	**12**	**1,224.00**	**0.00**	**0**
Residential				
Accessory Structure	1	638.75	415.19	45,700
Basement Finish	9	1,377.00	0.00	0
Deck	2	306.00	0.00	0
Dwelling	6	1,617.75	735.97	78,400
New Dwelling	8	18,832.00	6,014.32	1,886,100
Porch	1	206.50	134.23	10,700
Radon System	2	177.00	115.06	5,816
Roofing	4	408.00	0.00	0
Roofing, Siding & Window Replacement	1	306.00	0.00	0
Window Replacement	3	306.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Sub Total:	**37**	**24,175.00**	**7,414.77**	**2,026,716**
TOTAL:	**61**	**88,548.25**	**12,862.09**	**15,745,898**
Electrical				
Commercial				
	1	756.00	0.00	0
Miscellaneous	1	83.00	0.00	0
New Building	1	476.00	0.00	0
Sub Total:	**3**	**1,315.00**	**0.00**	**0**
ePermit - Air Conditioner				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Basement Finish				
	3	240.00	0.00	0
Sub Total:	**3**	**240.00**	**0.00**	**0**
ePermit - Furnace				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Furnace & Air Conditioner				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - Miscellaneous				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - New Construction				
	5	875.00	0.00	0
Sub Total:	**5**	**875.00**	**0.00**	**0**
ePermit - Septic Pump				
	3	120.00	0.00	0
Sub Total:	**3**	**120.00**	**0.00**	**0**
ePermit - Service Repair				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
ePermit - Water Heater				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
Residential				
Basement Finish	5	400.00	0.00	0
Dwelling	3	430.00	0.00	0
Fireplace	2	80.00	0.00	0

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Hot Tub	1	40.00	0.00	0
Miscellaneous	1	40.00	0.00	0
Order For Payment	5	394.00	0.00	0
Septic Pump	8	388.00	0.00	0
Sub Total:	**25**	**1,772.00**	**0.00**	**0**
TOTAL:	**48**	**4,692.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	3	15,000.00	0.00	0
Sub Total:	**3**	**15,000.00**	**0.00**	**0**
TOTAL:	**3**	**15,000.00**	**0.00**	**0**
Fire				
Burning				
	1	25.00	0.00	0
Residential	2	50.00	0.00	0
Sub Total:	**3**	**75.00**	**0.00**	**0**
Fire Sprinkler				
Commercial	1	1,083.35	704.18	115,513
Multi-Family Unit	8	786.00	505.68	29,904
Sub Total:	**9**	**1,869.35**	**1,209.86**	**145,417**
Surface Mount Lock Box				
Commercial	1	215.00	0.00	0
Sub Total:	**1**	**215.00**	**0.00**	**0**
Underground Storage Tank				
Residential	1	30.00	0.00	0
Sub Total:	**1**	**30.00**	**0.00**	**0**
TOTAL:	**14**	**2,189.35**	**1,209.86**	**145,417**
Mechanical				
Commercial				
Building	2	1,205.00	783.25	120,500
Sub Total:	**2**	**1,205.00**	**783.25**	**120,500**
ePermit - Air Conditioner				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Air Conditioner & Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Furnace				

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
	11	561.00	0.00	0
Sub Total:	**11**	**561.00**	**0.00**	**0**
ePermit - Garage Heater				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
Residential				
Accessory Structure	2	153.00	0.00	0
Fireplace	3	306.00	0.00	0
Furnace	3	153.00	0.00	0
Furnace & Air Conditioner	2	102.00	0.00	0
Garage Heater	1	51.00	0.00	0
Mini Split	1	51.00	0.00	0
Repair	1	102.00	0.00	0
Sub Total:	**13**	**918.00**	**0.00**	**0**
TOTAL:	**32**	**2,990.00**	**783.25**	**120,500**
Plumbing				
Commercial				
New Commercial Plumbing	2	2,204.79	0.00	220,479
Sub Total:	**2**	**2,204.79**	**0.00**	**220,479**
ePermit - Residential Boiler				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Residential Plumbing Remodel/Addition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Water Heater				
	10	510.00	0.00	0
Sub Total:	**10**	**510.00**	**0.00**	**0**
ePermit - Water Heater & Water Softener				
	1	51.00	0.00	0
Sub Total:	**1**	**51.00**	**0.00**	**0**
ePermit - Water Softener				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
Residential				
Water Heater	2	102.00	0.00	0
Water Softener	1	51.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
TOTAL:	**21**	**3,224.79**	**0.00**	**220,479**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Septic				
Residential				
Pumping Permit	6	2,000.00	0.00	0
Tank(s)	2	300.00	0.00	0
Tank(s) & Drainfield	5	750.00	0.00	0
Sub Total:	**13**	**3,050.00**	**0.00**	**0**
TOTAL:	**13**	**3,050.00**	**0.00**	**0**
Sign				
Commercial				
Permanent	3	300.00	0.00	0
Temporary	3	75.00	0.00	0
Sub Total:	**6**	**375.00**	**0.00**	**0**
TOTAL:	**6**	**375.00**	**0.00**	**0**
Zoning				
Residential				
Accessory Structures 200 Sq. Ft. or Smaller	1	25.00	0.00	0
Fence	4	100.00	0.00	0
Hot Tub	1	25.00	0.00	0
Sub Total:	**6**	**150.00**	**0.00**	**0**
TOTAL:	**6**	**150.00**	**0.00**	**0**
Grand Total:	**204**	**120,219.39**	**14,855.20**	**16,232,294**

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 12/1/2017 - 12/31/2017				PREVIOUS RANGE 12/1/2016 - 12/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Building								
Commercial	0	0.00	0.00	0.00	3	359.50	11,000.00	134.23
ePermit - Accessory Structure Over 200 sq. f	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Basement Finish	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Deck	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Demolition	1	102.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fire Repair	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Grading	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Addition	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Remodel	2	324.50	16,000.00	210.93	0	0.00	0.00	0.00
ePermit - Roofing	1	102.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Roofing & Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Roofing, Siding, Windows & Door	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding, Windows & Doors	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Windows & Doors	18	1,836.00	0.00	0.00	7	714.00	0.00	0.00
Residential	23	26,508.25	2,576,704.00	10,731.10	22	17,626.50	1,699,587.00	8,824.10
Zoning	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	45	28,872.75	2,592,704.00	10,942.03	33	18,802.00	1,710,587.00	8,958.33

City of Ramsey
Permits Issued

	CURRENT RANGE 12/1/2017 - 12/31/2017				PREVIOUS RANGE 12/1/2016 - 12/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Electrical								
Commercial	13	702.00	0.00	0.00	3	128.00	0.00	0.00
ePermit - Accessory Structure	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Addition	1	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Air Conditioner	1	40.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Basement Finish	2	160.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Fireplace	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Furnace	0	0.00	0.00	0.00	1	40.00	0.00	0.00
ePermit - Furnace & Air Conditioner	2	80.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hot Tub	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Hourly Rate	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Miscellaneous	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - New Construction	9	1,575.00	0.00	0.00	3	525.00	0.00	0.00
ePermit - Pool Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remodel	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Remote Control or Signal Wiring	1	40.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Retro Fit Lighting	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Septic Pump	0	0.00	0.00	0.00	2	80.00	0.00	0.00
ePermit - Service Repair	1	50.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Siding	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Stove/Range	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	28	1,748.00	0.00	0.00	28	2,286.00	0.00	0.00
Subtotal	58	4,475.00	0.00	0.00	38	3,099.00	0.00	0.00
Escrow								
Residential	4	11,800.00	0.00	0.00	9	61,500.00	0.00	0.00
Subtotal	4	11,800.00	0.00	0.00	9	61,500.00	0.00	0.00
Fire								
Burning	1	25.00	0.00	0.00	4	100.00	0.00	0.00
Daycare Inspection	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Fire Alarm / Device	1	69.25	2,000.00	0.00	0	0.00	0.00	0.00
Fire Sprinkler	12	1,179.00	44,856.00	758.52	1	209.25	11,597.00	136.01
Surface Mount Lock Box	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Tent / Temp Membrane	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Underground Storage Tank	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	14	1,273.25	46,856.00	758.52	5	309.25	11,597.00	136.01

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 12/1/2017 - 12/31/2017				PREVIOUS RANGE 12/1/2016 - 12/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Mechanical								
Commercial	4	1,244.75	117,826.00	0.00	3	560.00	39,300.00	234.00
ePermit - Air Conditioner	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Air Conditioner & Furnace	3	153.00	0.00	0.00	3	153.00	0.00	0.00
ePermit - Furnace	6	306.00	0.00	0.00	7	357.00	0.00	0.00
ePermit - Garage Heater	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	1	51.00	0.00	0.00
ePermit - Indoor Gas Fireplace	0	0.00	0.00	0.00	1	102.00	0.00	0.00
ePermit - Residential Mechanical Remodel/A	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	4	204.00	0.00	0.00	4	203.00	0.00	0.00
Subtotal	17	1,907.75	117,826.00	0.00	20	1,477.00	39,300.00	234.00
Plumbing								
Commercial	1	3,800.00	380,000.00	0.00	1	680.00	68,000.00	530.89
ePermit - Backflow Preventer	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Gas Piping	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Boiler	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Residential Plumbing Remodel/Ad	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Heater	8	408.00	0.00	0.00	7	357.00	0.00	0.00
ePermit - Water Heater & Water Softener	0	0.00	0.00	0.00	0	0.00	0.00	0.00
ePermit - Water Softener	2	102.00	0.00	0.00	3	153.00	0.00	0.00
Residential	2	204.00	0.00	0.00	8	612.00	0.00	0.00
Subtotal	13	4,514.00	380,000.00	0.00	19	1,802.00	68,000.00	530.89
Septic								
Residential	4	1,050.00	0.00	0.00	5	1,000.00	0.00	0.00
Subtotal	4	1,050.00	0.00	0.00	5	1,000.00	0.00	0.00
Sewer & Water								
Commercial	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Subtotal	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Sign								
Commercial	1	25.00	0.00	0.00	3	150.00	0.00	0.00
Subtotal	1	25.00	0.00	0.00	3	150.00	0.00	0.00

Report Name: PermitsIssued
Permit Category: All Permits

City of Ramsey
Permits Issued

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	CURRENT RANGE 12/1/2017 - 12/31/2017				PREVIOUS RANGE 12/1/2016 - 12/31/2016			
	QTY	BASE FEE	VALUATION	PLAN REVIEW	QTY	BASE FEE	VALUATION	PLAN REVIEW
Zoning								
Institutional	0	0.00	0.00	0.00	0	0.00	0.00	0.00
Residential	2	50.00	0.00	0.00	1	25.00	0.00	0.00
Subtotal	2	50.00	0.00	0.00	1	25.00	0.00	0.00
Total	**158**	**53,967.75**	**3,137,386.00**	**11,700.55**	**133**	**88,164.25**	**1,829,484.00**	**9,859.23**

Report Name:
Permits Issued with Description
Issued Dates:
12/1/2017 to 12/31/2017

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
Building				
ePermit - Demolition				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Residential Remodel				
	2	324.50	210.93	16,000
Sub Total:	**2**	**324.50**	**210.93**	**16,000**
ePermit - Roofing				
	1	102.00	0.00	0
Sub Total:	**1**	**102.00**	**0.00**	**0**
ePermit - Windows & Doors				
	18	1,836.00	0.00	0
Sub Total:	**18**	**1,836.00**	**0.00**	**0**
Residential				
Basement Finish	4	612.00	0.00	0
Deck	1	102.00	0.00	0
Dwelling	1	147.50	95.88	6,504
Miscellaneous	1	88.50	57.53	3,000
New Dwelling	10	24,987.50	10,538.20	2,565,700
Radon System	1	60.75	39.49	1,500
Roofing	2	204.00	0.00	0
Siding	2	204.00	0.00	0
Window Replacement	1	102.00	0.00	0
Sub Total:	**23**	**26,508.25**	**10,731.10**	**2,576,704**
TOTAL:	**45**	**28,872.75**	**10,942.03**	**2,592,704**
Electrical				
Commercial				
	2	112.00	0.00	0
Miscellaneous	10	500.00	0.00	0
Temp Power	1	90.00	0.00	0
Sub Total:	**13**	**702.00**	**0.00**	**0**
ePermit - Addition				
	1	80.00	0.00	0
Sub Total:	**1**	**80.00**	**0.00**	**0**
ePermit - Air Conditioner				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Basement Finish				
	2	160.00	0.00	0
Sub Total:	**2**	**160.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
ePermit - Furnace & Air Conditioner				
	2	80.00	0.00	0
Sub Total:	**2**	**80.00**	**0.00**	**0**
ePermit - New Construction				
	9	1,575.00	0.00	0
Sub Total:	**9**	**1,575.00**	**0.00**	**0**
ePermit - Remote Control or Signal Wiring				
	1	40.00	0.00	0
Sub Total:	**1**	**40.00**	**0.00**	**0**
ePermit - Service Repair				
	1	50.00	0.00	0
Sub Total:	**1**	**50.00**	**0.00**	**0**
Residential				
A/C Power Nap Installation	5	200.00	0.00	0
Accessory Structure	1	80.00	0.00	0
Basement Finish	1	80.00	0.00	0
Dwelling	3	430.00	0.00	0
Furnace	1	40.00	0.00	0
Furnace & Air Conditioner	1	40.00	0.00	0
Miscellaneous	4	178.00	0.00	0
Order For Payment	8	440.00	0.00	0
Panel	1	140.00	0.00	0
Temp Power	3	120.00	0.00	0
Sub Total:	**28**	**1,748.00**	**0.00**	**0**
TOTAL:	**58**	**4,475.00**	**0.00**	**0**
Escrow				
Residential				
Landscape	4	11,800.00	0.00	0
Sub Total:	**4**	**11,800.00**	**0.00**	**0**
TOTAL:	**4**	**11,800.00**	**0.00**	**0**
Fire				
Burning				
Residential	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
Fire Alarm / Device				
Commercial	1	69.25	0.00	2,000
Sub Total:	**1**	**69.25**	**0.00**	**2,000**
Fire Sprinkler				
Multi-Family Unit	12	1,179.00	758.52	44,856
Sub Total:	**12**	**1,179.00**	**758.52**	**44,856**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
TOTAL:	**14**	**1,273.25**	**758.52**	**46,856**
Mechanical				
Commercial				
	1	447.50	0.00	44,750
Miscellaneous	1	99.99	0.00	3,350
Roof Top Unit	2	697.26	0.00	69,726
Sub Total:	**4**	**1,244.75**	**0.00**	**117,826**
ePermit - Air Conditioner & Furnace				
	3	153.00	0.00	0
Sub Total:	**3**	**153.00**	**0.00**	**0**
ePermit - Furnace				
	6	306.00	0.00	0
Sub Total:	**6**	**306.00**	**0.00**	**0**
Residential				
Furnace	2	102.00	0.00	0
Furnace & Air Conditioner	1	51.00	0.00	0
Gas Piping	1	51.00	0.00	0
Sub Total:	**4**	**204.00**	**0.00**	**0**
TOTAL:	**17**	**1,907.75**	**0.00**	**117,826**
Plumbing				
Commercial				
New Commercial Plumbing	1	3,800.00	0.00	380,000
Sub Total:	**1**	**3,800.00**	**0.00**	**380,000**
ePermit - Water Heater				
	8	408.00	0.00	0
Sub Total:	**8**	**408.00**	**0.00**	**0**
ePermit - Water Softener				
	2	102.00	0.00	0
Sub Total:	**2**	**102.00**	**0.00**	**0**
Residential				
Dwelling	2	204.00	0.00	0
Sub Total:	**2**	**204.00**	**0.00**	**0**
TOTAL:	**13**	**4,514.00**	**0.00**	**380,000**
Septic				
Residential				
Pumping Permit	3	900.00	0.00	0
Tank(s) & Drainfield	1	150.00	0.00	0
Sub Total:	**4**	**1,050.00**	**0.00**	**0**

City of Ramsey
Permits Issued with Description

Permit Description	Permit Count	Base Fee	Plan Review	Valuation
TOTAL:	**4**	**1,050.00**	**0.00**	**0**
Sign				
Commercial				
Temporary	1	25.00	0.00	0
Sub Total:	**1**	**25.00**	**0.00**	**0**
TOTAL:	**1**	**25.00**	**0.00**	**0**
Zoning				
Residential				
Fence	2	50.00	0.00	0
Sub Total:	**2**	**50.00**	**0.00**	**0**
TOTAL:	**2**	**50.00**	**0.00**	**0**
Grand Total:	**158**	**53,967.75**	**11,700.55**	**3,137,386**

CC Regular Session **4. 3.**

Meeting Date: 02/12/2018

By: JoAnn Shaw, Community Development

Information

Title

Note the Following Boards and Commissions Meeting Minutes:

- Planning Commission Meeting Minutes Dated November 2, 2017
- Planning Commission Meeting Minutes Dated December 7, 2017
- Economic Development Authority Meeting Minutes Dated November 9, 2017
- Economic Development Authority Meeting Minutes Dated December 14, 2017
- Park & Recreation Commission Meeting Minutes Dated November 9, 2017
- Environmental Policy Board Meeting Minutes Dated November 13, 2017

Attachments

Planning 11.02.17

Planning 12.07.17

EDA 11.09.17

EDA 12.14.17

Park 11.09.17

EPB 11.13.17

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:04 PM
Form Started By: JoAnn Shaw		Started On: 01/31/2018 11:16 AM
Final Approval Date: 02/08/2018		

PLANNING COMMISSION
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey Planning Commission conducted a regular meeting on Thursday, November 2, 2017, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Chairperson Randy Bauer Commissioner Bruce Anderson Commissioner Cheri Gengler Commissioner Cindy Nosan Commissioner Patrick Surma Commissioner Gary VanScoy
Members Absent:	Commissioner Ralph Brauer
Also Present:	Community Development Director Timothy Gladhill City Planner Chris Anderson

1. CALL TO ORDER

Chairperson Bauer called the regular meeting to order at 7:00 p.m.

2. CITIZEN INPUT

None.

3. APPROVAL OF AGENDA

Motion by Commissioner VanScoy, seconded by Commissioner Surma, to approve the agenda as amended removing approval of Planning Commission Minutes.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Surma, Anderson, Gengler, and Nosan. Voting No: None. Absent: Commissioner Brauer.

4. APPROVE PLANNING COMMISSION MINUTES

None.

5. PUBLIC HEARINGS/COMMISSION BUSINESS

DRAFT

5.01: Public Hearing: Consider Request for a Variance to Rear Yard Setbacks to Accommodate an Addition to the Rear of the Home at 15395 Armstrong Boulevard NW; Case of Peter and Lynn Medved.

Public Hearing

Chairperson Bauer called the public hearing to order at 7:01 p.m.

Presentation

City Planner Anderson presented the staff report stating the City has received an application from Peter and Lynn Medved (the "Applicant") to construct an addition to the rear of their home at 15395 Armstrong Boulevard NW (the "Subject Property") that would encroach into the required rear yard setback. Staff provided further comment on the request and recommended approval of the variance.

Citizen Input

Lynn Medved, 15395 Armstrong Boulevard, thanked the Commission for their consideration.

Motion by Commissioner Anderson, seconded by Commissioner Surma, to close the public hearing.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners Anderson, Surma, Gengler, Nosan, and VanScoy. Voting No: None. Absent: Commissioner Brauer.

Chairperson Bauer closed the public hearing closed at 7:07 p.m.

Commission Business

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to adopt Resolution #17-11-280 granting a variance for the proposed addition to encroach into the rear yard setback at 15395 Armstrong Blvd NW and approving the favorable Findings of Fact.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Gengler, Nosan, and Surma. Voting No: None. Absent: Commissioner Brauer.

6. COMMISSION BUSINESS

6.01: Consider Sketch Plan Review for Rum River Prairie (Project #17-149); Case of Eric Thomsen.

Presentation

DRAFT

City Planner Anderson presented the Staff Report stating the purpose of this case is to review a Sketch Plan for a proposed 24 lot detached single-family subdivision located at the intersection of Armstrong Blvd and Tiger Street (PIDs 07-32-25-14-0001 and 07-32-25-13-0001, together, the "Subject Property"). The Subject Property is zoned R-1 Residential (Rural Developing) and the subject lots would be serviced by private well and septic services. Staff commented further on the proposal and requested feedback on the Sketch Plan.

Commission Business

Chairperson Bauer stated he was open to considering a variance.

Commissioner VanScoy agreed and asked if a portion of the land could be dedicated to Park Dedication fees.

Community Development Director Gladhill explained this was not part of the City's plan.

Commissioner VanScoy commented he could support the addition of one more lot.

Commissioner Anderson asked if the outlot was large enough to have well and septic.

City Planner Anderson stated the lot was 1.78 acres in size. He explained soil borings would be necessary to ensure the land could support well and septic, but noted the size of the lot was adequate.

Commissioner Anderson indicated he would like to see the developer alter the lots so as to conform with the City's current zoning and lot size requirements.

Community Development Director Gladhill stated staff could look at the lot width requirements for lots on a cul-de-sac which would assist the developer in not losing a lot on the cul-de-sac.

Commissioner VanScoy asked if staff had considered any other configuration for the cul-de-sac.

City Planner Anderson reported staff had not drafted any alternative plans.

Eric Thomsen, 6210 Green Valley Road, stated he would be willing to increase the frontage along the cul-de-sac and could adjust the lot sizes.

Bob Bentz, 8881 167th Lane, stated he lived just south of the proposed development. He explained he has spoken to his neighbors and was surprised that the Commission was discussing this matter as no notification was given to the neighbors. He expressed concern with how this development would impact wildlife. He commented on how this rural development would impact the water table through everyday water usage and lawn irrigation. He feared at some point the City would be pulling out more water than it recharges.

City Planner Anderson stated the City had a better understanding on municipal water use than on private wells and how this was impacting the water table.

Mr. Bentz encouraged the developer to consider planting a grass type other than Kentucky bluegrass as this would require less watering. He also suggested some amount of prairie grass be maintained versus having each five-acre lot becoming turf. In addition, he recommended the storm ponds not be installed as the area was all sand.

Cheri Frame, 8901 167th Lane, stated she lived in the Hunter's Ridge development. She indicated she supported the proposed development versus clustered developments. She encouraged the City to consider how the Itasca Trail environmental area and the water table would be impacted by the proposed development. She commented the amount and speed of traffic along Armstrong Boulevard. She encouraged the City to consider a trail connection at Armstrong and Tiger. She suggested the developer consider noise mitigation in order to address the excess noise that would be created by the new homes.

Chairperson Bauer recommended an evergreen barrier be considered by the developer as a buffer for the development.

City Planner Anderson stated the developer would be completing a noise study. He explained that a mix of deciduous and evergreen trees would provide for the best buffer for the development.

Further discussion ensued regarding the City's notification process for Public Hearings. Staff encouraged the neighbors to sign up for notifications regarding this case on the City's website.

6.02: Public Hearing: Consider Recommendations related to proposed Villas at North Fork Subdivision; Case of Paxmar, LLC (Project No. 17-145).

1. **Comprehensive Plan Amendment from Rural Developing to Medium Density Residential.**
2. **Zoning Amendment from Planned Unit Development to R-2 Residential.**

Public Hearing

Chairperson Bauer called the public hearing to order at 7:36 p.m.

Presentation

Community Development Director Gladhill presented the Staff Report stating the purpose of this case is to consider a recommendation for a proposed Sketch Plan Review (100 lot subdivision), Comprehensive Plan Amendment (Rural Developing to Medium Density Residential + Urban Service Area Extension), Zoning Amendment (Northfork Planned Unit Development to R-2 Residential). Conditional Zoning Amendments are allowed by City Code Section 117-50 that allow a Zoning Amendment, but require that it follows a specific site plan to avoid the potential for a completely different project to be proposed after said Zoning Amendment.

Community Development Director Gladhill explained this is the first time the Planning Commission has reviewed this project. Please note that Paxmar, LLC has previously proposed a separate project in close proximity to this proposal, known as North Fork Meadows. The current proposal, Villas at North Fork, is a new proposal on a different site proposed by the same developer. The City has significant discretion in review of this project. Since the project requires a Comprehensive Plan Amendment and Zoning Amendment, the City is not obligated to approve said project. It has been the City's policy that the Developer must demonstrate a compelling reason to approve the change. This results in a higher standard of review compared to projects that meet all minimum standards of their respective zoning district.

Citizen Input

Chairperson Bauer requested further information on the density of the surrounding neighborhoods.

Community Development Director Gladhill provided the Commission with further comment on the density and zoning of the surrounding developments.

Kent Roessler, Paxmar, LLC, thanked the Commission for their time and consideration. He explained the 35 acres were originally purchased for a 16 single-family home subdivision. After Capstone received approval of their development, he reconsidered how to develop this site. He commented on the high-quality homes adjacent to the golf course and stated there was a huge need for a 55+ high-end housing communities. It was his hope to develop a 55+ housing development as the Villas at North Fork for empty nesters in the community. He explained the housing community would have a homeowner's association with amenities. It was his hope he would be able to continue working on his vision for a 55+ community with the City.

Chairperson Bauer questioned what the price point would be for the proposed Villas.

Mr. Roessler stated these units would range in price from $300,000 to $500,000. He discussed the amenities that would be offered with these units noting all would have a three or four car garage.

Commissioner Gengler asked how many different types of units would be available within the Villas.

Mr. Roessler explained his vision would be to have a custom neighborhood and not to have redundancy. He anticipated his buyer would be snowbirds that have homes in Arizona or Florida but would like to spend six months of the year in Minnesota.

Commissioner Surma inquired if Mr. Roessler would share his pictures for the units with the public.

Mr. Roessler stated he would be more comfortable sharing these photos once a developer is selected. He reported that the photos he had were simply concept plans and were not pictures of the actual units he would be building.

Commissioner Anderson commented the streets within this development have got to be wide and could not be narrow.

Mr. Roessler explained he was proposing to have 32-foot-wide streets. He was uncertain of the streets would be public or private.

Community Development Director Gladhill reported for this development the streets would have to be public.

Commissioner VanScoy requested further information regarding the traffic along Alpine Drive and Armstrong Boulevard.

Community Development Director Gladhill commented on the baseline data the City had for Alpine Drive and Armstrong Boulevard. He understood there were concerns regarding traffic along these roadways and stated the City could request a traffic study from the applicant for this development.

Commissioner VanScoy asked if the applicant had considered any transitioning between the development and Alpine Drive.

Mr. Roessler stated transitioning on this site would be quite difficult. He explained there would be a great deal of screening along Alpine Drive, which would be required in order to sell a high-end unit along this roadway.

Commissioner VanScoy inquired what the compelling reasons were for changing the zoning.

Mr. Roessler believed the City had the opportunity to capitalize on a new high-end development that would accommodate the aging population in the community. He explained this neighborhood was offering something different and was a step-up for Ramsey.

Commissioner Nosan stated she had concerns with traffic in this area of the City. While she liked the proposed concept, she indicated this was supposed to be a rural development. She asked how the concept would be amended if the lots were increased to 80-foot-wide lots.

Mr. Roessler explained his concept would still work, but reported his buyers did not want 80 to 100 foot lots. He reported the 55+ community was looking to downsize their homes and lot size. He indicated the close proximity to the golf course was another draw for this community.

Chairperson Bauer questioned if City water and sewer were key to Paxmar's plans.

Mr. Roessler stated City water and sewer was key to the 55+ villa concept.

Chairperson Bauer requested further information on the City's vision for Alpine Drive.

Community Development Director Gladhill reviewed the City's vision for this corridor per the Highway 10 Access Plan. He commented on the findings within the traffic study and explained the City would have to advocate for State dollars in order to complete improvements.

Chairperson Bauer questioned the timeframe to complete North Fork Villas and North Fork Meadows.

Mr. Roessler anticipated it would take four years to complete the projects with roughly 25 units constructed each year. He commented further on how lots were downsizing throughout the metro area.

Commissioner Anderson stated he was confused on the Comprehensive Plan Amendment request.

Mr. Roessler explained the parcel was currently zoned PUD for large lots. He would like to see the PUD remain in place, but allow for a reduced lot size along with extension of the MUSA line.

Further discussion ensued regarding the public benefit of the proposed development.

Mr. Roessler believed the public benefit would be to create additional rooftops to support the City's commercial and retail nodes, while also offering the City $300,000 in park dedication fees.

Commissioner Anderson asked if the proposed lot widths complied with the City's residential zoning standards.

Community Development Director Gladhill indicated the proposed lot widths complied with the R-2 (Medium Density) zoning districts standards.

Chairperson Bauer called for comments from the public. There were no additional comments at this time.

Chairperson Bauer requested the comments and concerns addressed at the worksession meeting be made a part of the record.

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to close the public hearing.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Gengler, Nosan, and Surma. Voting No: None. Absent: Commissioner Brauer.

Chairperson Bauer closed the public hearing closed at 8:34 p.m.

Commission Business

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Commissioner Surma stated he did not object to Paxmar or the proposed adjustment. He asked why the Commission was considering this request when the first development had yet to be approved by the City Council.

Community Development Director Gladhill commented North Fork Meadows was a separate project and was referred back to the Planning Commission by the City Council for further consideration. He explained North Fork Villas was not tied to North Fork Meadows.

Commissioner Anderson requested further information on the City Attorney's concerns with this request.

Community Development Director Gladhill stated the City Attorney had concerns with contract rezoning. He reported conditional rezoning would be allowed by the City.

Commissioner Nosan indicated she was struggling with the Comprehensive Plan Amendment as the Planning Commission was being asked to change this parcel from rural to R-2 Medium Density.

Community Development Director Gladhill reported this was the request before the Commission. He explained if the Commission was not comfortable making a recommendation this evening, action could be postponed to the December meeting.

Commissioner Nosan stated she had a problem with the fact residents voiced concerns with the proposed development at the worksession but did not stay for this meeting. She did not believe this meant they were no offering their support. For this reason, she was not comfortable moving this item forward.

Chairperson Bauer requested staff summarize the comments and concerns that were expressed during the worksession meeting.

Community Development Director Gladhill summarized the comments and concerns raised by the 10 residents that attended the worksession meeting. He explained there was opposition to increasing the density noting this would also increase traffic. He reported there were concerns on how property values would be impacted. In addition, there were comments made on if this development met the City's vision for transitional housing.

Mr. Roessler stated he had four residents in Ramsey already on a waiting list hoping to purchase a unit within the 55+ community.

Commissioner VanScoy understood the residents were concerned with traffic and the proposed density within the North Fork Villas. He believed the proposed development was unique and would be successful in Ramsey.

Community Development Director Gladhill appreciated the feedback being provided by the Commission but understood further information was needed on a traffic study, architectural

renderings, a response from MnDOT regarding the node at Alpine Drive and Highway 10; and a response from Anoka County regarding the node at Alpine Drive and Armstrong Boulevard, along with a Plan B for the sewer and water plan.

Commissioner Anderson stated he had mixed feelings on this development and anticipated it would take three to four years to get sewer and water to this area. He explained he wanted to know how the City would install infrastructure and what the timeline would be.

Community Development Director Gladhill commented on the timeline for the infrastructure.

Commissioner VanScoy questioned what would happen if the Commission were to table action on this item to allow staff to gather additional information. He stated he would still like to hear more from the neighboring residents.

Community Development Director Gladhill anticipated the development could still be in the ground by August of 2018 if the item were tabled to December for further information.

Commissioner Anderson stated he did not want this project to fall apart. For that reason, he supported action on this item being tabled to December to allow staff time to gather additional information on the proposed project.

Motion by Commissioner Anderson, seconded by Commissioner Surma, to table action on this item to the December 7, 2017 Planning Commission meeting to allow staff to gather further information on a traffic study, architectural renderings, additional input from neighboring residents, City Attorney input on the conditional rezoning agreement, a response from MnDOT regarding the node at Alpine Drive and Highway 10; and a response from Anoka County regarding the node at Alpine Drive and Armstrong Boulevard, along with a Plan B for the sewer and water plan.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners Anderson, Surma, Gengler, Nosan, and VanScoy. Voting No: None. Absent: Commissioner Brauer.

6.03: Preliminary Approvals related to proposed North Fork Meadows Subdivision; Case of Paxmar, LLC (Project No. 17-126).

1. **Introduce Ordinance #17-16, Approving a Conditional Zoning Amendment to Planned Unit Development.**
2. **Adopt Resolution #17-10-276, Authorizing Conditional Rezoning Agreement.**

Presentation

Community Development Director Gladhill presented the Staff Report stating the City Council tabled action on this case for additional information. The City Council requested a better delineation of the Lake Itasca Greenway boundary as well as a Park Dedication/Trail Development Fee and Open Space Pro-Forma comparison. Staff is currently working on this request along with

the Developer. Staff provided further comment on the request and recommended the Commission approve the PUD approach.

Commission Business

Chairperson Bauer commented on the public benefit of this project, which was necessary for a PUD.

Commissioner Surma asked what it would take to fast track this item for the applicant.

Community Development Director Gladhill stated to move this item forward to the City Council staff was looking for a recommendation on the additional information presented this evening.

Commissioner VanScoy requested further information on the plans for the Greenway.

Community Development Director Gladhill reviewed the location of the existing Greenway with the Commission and noted the areas that would be added through the proposed development. He commented on how closing instructions would be provided to the developer for the Greenway corridor.

Commissioner Anderson supported the plans for the Greenway and believed this amenity was a huge public benefit.

Motion by Commissioner VanScoy, seconded by Commissioner Nosan, to recommend to the City Council that the additional information supports a sufficient public benefit for the North Fork Meadows Planned Unit Development.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Nosan, Anderson, Gengler, and Surma. Voting No: None. Absent: Commissioner Brauer.

6.04: Review Concept Plan for Affinity at Ramsey; Case of Inland Group.

Presentation

Community Development Director Gladhill presented the Staff Report stating the purpose of this case is to review a concept plan prior to an official land use application for a proposed 175-unit apartment building known as Affinity at Ramsey. The Inland Group presented the idea of the project at a recent Planning Commission Meeting. Staff updated the Commission on this topic Please note that the concept prepared by Loucks was a concept ordered by the City to frame a conversation and provide overall context. Staff provided further comment on the concept plan and requested feedback from the Commission.

Commission Business

Commissioner VanScoy asked if the proposed development was consistent with the districts zoning.

Community Development Director Gladhill reported this was the case.

Commissioner Anderson commented this development would be highly visible in downtown and for this reason, had to be visible pleasing as it would be a focal point in the City. He asked if the City had any plans for the proposed park. He indicated he would like to have this park completed along the same timeline as this development.

Ryan Dupuis, Inland Group architect, understood the concerns and importance of this project. He agreed this development would be a focal point and a high-quality building was being proposed. He stated he would be bringing elevations for the Commission to review in December. He agreed the public park space adjacent to this development would be valuable to the new residents.

Community Development Director Gladhill reported he would forward this park space onto the Park Commission for consideration in December.

Commissioner Nosan asked if these units would be rental.

Mr. Dupuis indicated this was the case.

Commissioner Nosan questioned how many floors of apartments were being proposed.

Mr. Dupuis reported there would be four floors of apartments and one floor (slightly underground) would be used for parking.

Commissioner Nosan inquired if this building would be taller than the other buildings within The COR.

Community Development Director Gladhill explained this building would be slightly taller because the parking could not be located fully underground due to water table concerns. He indicated staff would have further information about the building elevations in the coming weeks.

Commissioner Anderson asked where the parking garage would be entered.

Mr. Dupuis reported reviewed the concept plan with the Commission and noted the location of the entrance to the below grade parking.

Commissioner VanScoy inquired if parking ramps were still being considered for The COR.

Community Development Director Gladhill explained the need for parking ramps have evolved over time. Rather underground and surface lots were being proposed for this development. He explained if a community center were considered additional parking would be needed in The COR.

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Commissioner Surma asked if the developer was proposing enough parking spaces underground for each of the apartments.

Mr. Dupuis stated 172 parking stalls were being proposed below grade. It was noted the site would also have surface stalls.

Commissioner Surma questioned where the pool would be located.

Mr. Dupuis discussed the location of the lobby, pool and other amenities within the development. It was noted the pool with be a separate building and would have an exterior roof.

7. COMPREHENSIVE PLAN UPDATE ITEMS

Community Development Director Gladhill provided the Commission with an update on the Comprehensive Plan and noted staff would continue taking input from the public through the end of the year.

8. COMMISSION / STAFF INPUT

8.01: Receive Staff Update

The Staff Update was noted.

8.02: Zoning Bulletins

Zoning Bulletins were noted.

Chairperson Bauer encouraged residents to participate in the City's organics composting program. Further information and compost kits for this program are available at City Hall.

Commissioner Surma commented on a story that ran on FOX News at 9:00 p.m. on Monday, October 30th regarding Solar Gardens. He requested staff find a link to this story and forward it to each of the Commissioners and City Councilmembers. He encouraged all City representatives and residents to view this story.

9. ADJOURNMENT

Motion by Commissioner Anderson, seconded by Commissioner Surma, to adjourn the meeting.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners Anderson, Surma, Gengler, Nosan, and VanScoy. Voting No: None. Absent: Commissioner Brauer.

The regular meeting of the Planning Commission adjourned at 9:41 p.m.

Respectfully submitted,

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_____

Tim Gladhill
Community Development Director

ATTEST:

_____

JoAnn Shaw
Planning Division Secretary

Drafted by Heidi Guenther
TimeSaver Off Site Secretarial, Inc.

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PLANNING COMMISSION
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey Planning Commission conducted a regular meeting on Thursday, December 7, 2017, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Chairperson Randy Bauer Commissioner Bruce Anderson Commissioner Ralph Brauer Commissioner Cheri Gengler Commissioner Cindy Nosan Commissioner Gary VanScoy
Members Absent:	Commissioner Patrick Surma
Also Present:	Community Development Director Timothy Gladhill City Planner Chris Anderson Consulting Planner Eric Maass

1. CALL TO ORDER

Chairperson Bauer called the regular meeting to order at 7:00 p.m.

2. CITIZEN INPUT

None.

3. APPROVAL OF AGENDA

Motion by Commissioner Anderson, seconded by Commissioner VanScoy, to approve the agenda as presented.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners Anderson, VanScoy, Brauer, Gengler, and Nosan. Voting No: None. Absent: Commissioner Surma.

4. APPROVE PLANNING COMMISSION MINUTES

4.01: Approve the Following Planning Commission Minutes:

4.01.1: Planning Commission Meeting Minutes Dated October 12, 2017

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to approve the following minutes as presented: Planning Commission Meeting Minutes dated October 12, 2017.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Brauer, Gengler, and Nosan. Voting No: None. Absent: Commissioner Surma.

4.01.2: Planning Commission Meeting Minutes Dated November 2, 2017

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to approve the following minutes as presented: Planning Commission Meeting Minutes dated November 2, 2017.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Brauer, Gengler, and Nosan. Voting No: None. Absent: Commissioner Surma.

5. PUBLIC HEARINGS/COMMISSION BUSINESS

5.01: Public Hearing: Ordinance Establishing E-3 Employment Zoning District

Public Hearing

Chairperson Bauer called the public hearing to order at 7:02 p.m.

Presentation

Consulting Planner Maass presented the staff report stating the purpose of this case is to consider the establishment of a new employment zoning district within the City of Ramsey. This zoning district correlates to the City's new business park located generally west of Armstrong Boulevard and north and south of Bunker Lake Boulevard. He noted the Comprehensive Plan Amendment has now been approved by the Metropolitan Council. Additionally, uses proposed in buildings currently being constructed are proposing uses in the existing underlying zoning district (indoor commercial recreation). This use is intended to carry over to the new zoning district in addition to the traditional business park uses (this same scenario is allowed in the City's existing business parks).

Citizen Input

Commissioner Brauer commented on the importance of business incubation. He asked how retail was being defined by staff and how a business would be addressed that allowed some retail sales in addition to warehouse.

Consulting Planner Maass explained the same definition for retail would be used as in the E-1 and E-2 zoning districts. He reviewed the definition in further detail and stated a change could be made if desired by the Planning Commission.

Community Development Director Gladhill reported business incubation would be encouraged in the E-3 zoning district, along with retail sales. He provided further comment on the future goals for this business park.

Commissioner Brauer asked if there would be a height restriction for cell towers for this zoning district.

Consulting Planner Maass reported the E-3 district would follow the same restrictions for height and distance as the E-2 zoning district.

Commissioner VanScoy commented on outdoor storage and questioned if this should be allowed as a conditional use.

Consulting Planner Maass explained staff was proposing to amend the code to change outdoor storage from an allowed use to a conditional use, or an accessory to a principle use.

Commissioner VanScoy recommended that all outdoor storage be screened.

Consulting Planner Maass stated this would be appropriate and would be reviewed through the conditional use permitting process. He explained he could add this to the draft zoning district language.

Commissioner Anderson supported the inclusion of this language.

Chairperson Bauer questioned how the City would limit the visibility of outdoor storage. He suggested language be included to require screening.

Community Development Director Gladhill reported the City was trying to create a different character for this zoning district through new language.

Commissioner Anderson stated this language would only apply to the E-3 zoning district.

Community Development Director Gladhill reported this was the case, but noted other areas of the City could be zoned E-3 for a business park in the future.

Commissioner Nosan supported the zoning district being required to have screening.

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to close the public hearing.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Brauer, Gengler, and Nosan. Voting No: None. Absent: Commissioner Surma.

Chairperson Bauer closed the public hearing closed at 7:14 p.m.

Commission Business

Motion by Commissioner VanScoy, seconded by Commissioner Nosan, to recommend that City Council adopt Ordinance #17-21 Establishing the E-3 Employment District within the City of Ramsey as amended to include language regarding screening.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Nosan, Anderson, Brauer, and Gengler. Voting No: None. Absent: Commissioner Surma.

5.02: Public Hearing: Rezoning of Subject Properties to E-3 Employment District

Public Hearing

Chairperson Bauer called the public hearing to order at 7:15 p.m.

Presentation

Consulting Planner Maass presented the staff report stating the purpose of this case is to review the proposed rezoning of properties within the City's new industrial park. The properties proposed to be rezoned to E-3 Employment District are the same properties which were subject to the Armstrong West Comprehensive Plan Amendment which was previously approved by the City Council. That amendment is currently being considered by the Metropolitan Council.

Citizen Input

Commissioner VanScoy asked if the buildings currently being constructed within the E-3 zoning district were consistent with the proposed requirements.

Consulting Planner Maass reported this was the case.

Commissioner Anderson questioned what would happen to the house at the corner of Puma Street and Round Lake Boulevard.

Community Development Director Gladhill explained this home would become a lawful non-conforming use. He stated the home could remain in place but would likely be considered for purchase as the area around it develops.

Motion by Commissioner VanScoy, seconded by Commissioner Nosan, to close the public hearing.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Nosan, Anderson, Brauer, and Gengler. Voting No: None. Absent: Commissioner Surma.

Chairperson Bauer closed the public hearing closed at 7:18 p.m.

Commission Business

Motion by Commissioner VanScoy, seconded by Commissioner Nosan, to recommend that City Council adopt Ordinance #17-22 Rezoning Identified Properties to E-3 Employment District.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Nosan, Anderson, Brauer, and Gengler. Voting No: None. Absent: Commissioner Surma.

6. COMMISSION BUSINESS

6.01: Consider Concept Review for 6021 Highway 10 NW Conditional Use Permit; Case of Roman Gadaskin

Presentation

Consulting Planner Maass presented the Staff Report stating the purpose of this case is to provide the planning commission an opportunity to comment on a sketch plan for a proposed conditional use for the property located at 6021 Highway 10 (former ICO gas station site) before the Applicant submits an official application. Staff reviewed the site plan with the Commission and requested feedback.

Commission Business

Commissioner VanScoy asked what the existing zoning was for this parcel.

Consulting Planner Maass stated the zoning was zoned H-1, which was also the zoning for the surrounding properties.

Community Development Director Gladhill commented on how the proposal would improve the site from its existing condition and would reduce the code enforcement concerns for the property.

Commissioner Brauer questioned what information staff was seeking from the Planning Commission.

Community Development Director Gladhill explained staff was seeking feedback on the concept plan. He indicated this information would provide the property owner with information on how to proceed with the project.

Commissioner Anderson stated he approved of the pictures presented and believed the owner was proposing to greatly improve the site. He asked if the property owner also owned the building to the west.

Consulting Planner Maass reported this was the case. He indicated the property owner has no plans for the property to the west at this time.

Roman Gadaskin, 13112 Sunset Trail in Plymouth, discussed his long-term plans for the site.

Brian Shelton, 12194 Coral Sea Street NE in Blaine, explained they originally approached the City about a year and a half ago regarding the City owned acre parcel regarding a land trade. He indicated a decision was made to hold off on this land swap until more information was known regarding the exact location of the frontage road. He stated this led them to place a drive in on the

east side of the building. He provided further comment on the proposed renovations planned for the property.

Commissioner Anderson expressed concern with the fact that the building to the west was not being refurbished. He stated he would prefer to have this building enhanced in order to clean up this entire site.

Mr. Gadaskin reported this building would be repainted.

Community Development Director Gladhill explained the City was not willing to give up their land for trade at this time, as this property may be needed for stormwater management purposes. He indicated the City would have a better understanding of its needs regarding Highway 10 in the coming years and could potentially be able to sell this property back.

Commissioner VanScoy asked how the site would be accessed.

Mr. Shelton explained access to and from the site was being discussed with staff.

Mr. Gadaskin stated he would like both entrances to remain in place. He commented without both entrances it would be difficult to use the site.

Commissioner VanScoy stated he believed the proposed use was acceptable and he welcomed the proposed site improvements.

Commissioner Gengler questioned if the new buildings would be used for existing businesses.

Mr. Shelton reported the two new buildings would be used for new businesses.

Mr. Gadaskin commented on how attractive these buildings would be once renovated noting they each had great visibility from and access to Highway 10.

Commissioner Nosan requested further information on the proposed frontage road.

Community Development Director Gladhill commented on the proposed location of the frontage road. He stated the frontage road could be built sometime in the next 10 to 15 years.

Commissioner Brauer stated he appreciated the comprehensive approach being proposed by the applicant for this site. He indicated he did not want to see the site completed in a piecemeal manner.

Chairperson Bauer commented the general consensus was that the Planning Commission supported the concept plan and encouraged the applicant to move forward with their plans.

6.02: Review Resubmitted Concept of Shade Tree Cottages; Case of Shade Tree Communities

Presentation

Community Development Director Gladhill presented the Staff Report stating Shade Tree Communities has contacted the City and expressed a desire to resubmit a proposed plat known as Shade Tree Cottages. This is a project that went through City review approximately ten (10) years ago and received final plat and site plan approval as well as a zoning amendment to rezone the parcel to Planned Unit Development (PUD). The project is a mix of small-lot single-family and detached townhomes (villas/detached single-family with HOA maintenance). Staff reviewed the proposed plan and requested feedback from the Commission.

Commission Business

Commissioner Brauer requested further information on Potassium Street.

Community Development Director Gladhill commented on the Potassium Street easements and the gravel cul-de-sac. He explained the developer would have to bring the infrastructure at his own cost. He anticipated the developer would approach the City for a cost-share plan. He stated there was no intention to spread these costs out with the existing neighborhood. He provided further comment on the public benefit from turning this roadway from gravel to asphalt.

Commissioner VanScoy asked if Potassium Street was a public roadway.

Community Development Director Gladhill reported this was the case. He discussed the other roadways within the development and noted one street would be private.

Commissioner VanScoy questioned if the City's cul-de-sac standards would apply to a private roadway.

Community Development Director Gladhill reported the City would still have some discretion and the City's fire apparatus would still have to be able to maneuver this area.

Commissioner VanScoy asked if there was anything else the Commission could do to address the wetland setbacks.

Community Development Director Gladhill stated because this property was zoned PUD, the wetland setbacks would not have to be followed.

Commissioner VanScoy indicated he did not care for this project the first time he saw it and did not support it today either. He stated he had great concerns with the wetland setbacks. He inquired what the proposed density was for this project.

Community Development Director Gladhill estimated the density would be 4 to 7 units per acre, which was more of a medium density residential concept.

Commissioner Brauer questioned if the Commission could make a list of concerns for this property. He stated he had concerns with the wetlands, proposed density, the private road, and the private cul-de-sac.

Commissioner Anderson commented he too was concerned with the wetlands. He asked what the public benefit was for the proposed development.

Community Development Director Gladhill stated he would have to complete more research on this matter and could report back to the Commission.

Commissioner VanScoy feared that a precedent would be set if this development were to be approved by the City.

Commissioner Nosan stated she was not familiar with this development and indicated she also had concerns with the wetlands. She questioned how the development would be accessed.

Community Development Director Gladhill reviewed the location of the two access points for this development.

Commissioner Nosan suggested there be better transitioning between the lots.

Commissioner Brauer requested comment from the former Mayor regarding the Council's reason to support this concept plan in the past.

Thomas Gamec, former Mayor of Ramsey, recalled the project and understood there were difficulties but did not remember that the Planning Commission did not offer their support. He stated buffering was discussed and he supported the Commission offering suggestions and improvements to the plan.

Commissioner Gengler commented she had concerns with how 157th would be impacted by the additional traffic from this development. She suggested a traffic study be completed by the developer.

Community Development Director Gladhill thanked the Commission for their input and stated he had enough information to bring back to the developer regarding the proposed project.

6.03: Review Rum River Hills Redevelopment Concept

Presentation

Community Development Director Gladhill presented the Staff Report stating the purpose of this case is to review a proposed redevelopment project of a portion of the Rum River Hills Golf Course. Please note that this redevelopment proposal would only impact two (2) existing golf course holes, not the entire golf course. The two (2) impacted golf course holes would be relocated and Rum River Hills would continue to operate as an eighteen (18) hole golf course. The scope of this case is to consider high level feedback before any official review. Similar to other concept

plan reviews completed recently, this is not intended to be an in depth review. The intent is to also agree on a schedule and process moving forward.

Community Development Director Gladhill reported the City hosted a broader public engagement session in 2013. The scope of that workshop was to explore strategies to improve the image of the retail node at 167th Avenue and Saint Francis Boulevard (Trunk Highway 47). At that workshop, this concept was shared by Rum River Hills. However, this workshop was never published with the development concept in mind or specific to Rum River Hills. Given that the proposal is a change to the Comprehensive Plan (extend the urban service area; increase density), Staff recommends that a public engagement session focused on the Rum River Hills proposal be advertised for January 4, 2018.

Community Development Director Gladhill explained Rum River Hills is also requesting certain financial assistance for this project. With this in mind, the project will also be reviewed by the Economic Development Authority (EDA) and City Council in advance/parallel to the Planning Commission's review of the Land Use Application.

Commission Business

Mike Allen, 16767 Iodine Street NW, explained he lived on the golf course and was one of the shareholders. He reported this concept began 10 years ago and has had some delays. He stated two years ago the concept was revisited in order to assist with revitalizing the retail node at 167th. He provided further comment on the proposed bay homes and stated these units would create a unique blend of homes on the golf course. He indicated the preliminary conversations with the City Council was that they were supportive if a trunk sewer line could be brought to the property. He stated he appreciated staff's help with their presentation of the concept plan.

Commissioner VanScoy asked if the golf course owned land proposed for expansion.

Mr. Allen stated the golf course does not currently own the land. He noted a portion of this land was owned by the City and the golf course was willing to purchase. He explained the remaining portion was private land.

Commissioner VanScoy indicated his main concern with the proposed high density development was ensuring there was a good transition between the new units and the existing development.

Commissioner Nosan stated she liked the concept and she appreciated the proposed tunnel. She believed the water in this area would serve as a natural buffer. Her only concern was with the additional traffic that would be generated in this neighborhood and how this would impact Highway 47.

Commissioner Brauer commented these additional rooftops could assist with the residential retail node. He stated he supported the proposed concept plan.

Commissioner Anderson indicated he would reserve judgement on the concept plan until he heard from the citizens in the area.

Mr. Allen reported a public comment meeting was scheduled for January 4, 2018.

Community Development Director Gladhill stated the City would learn a lot through the engineering and design period, while also hearing from the public.

Commissioner VanScoy questioned how the new development would be accessed.

Dick Toulette, 16903 Iodine Street, explained there was an existing stub road in place that would be used to access the property. He commented on the atmosphere that would be created through the renovations to the golf course and the improved access through the tunnel and trails.

Community Development Director Gladhill asked where the proposed tunnel would be located.

Mr. Toulette discussed the proposed location for the tunnel. It was noted the tunnel would be south of 167th.

Commissioner Brauer stated he liked the walkability and sense of community that would be created through the proposed development.

Community Development Director Gladhill thanked the Commission for their input and stated he looked forward to hearing from the public further on this matter on January 4th.

6.04: Approve Policy Framework for Design Standard Amendments and Clarifications for Cul-De-Sac Lots

Presentation

Consulting Planner Maass presented the Staff Report stating the purpose of this case is to gather Planning Commission feedback with respect to two (2) policy topics:

1. Minimum Lot Widths for new cul-de-sac lots in the R-1 Residential (Rural Developing) District
2. Front yard definitions and standards

Commission Business

Chairperson Bauer supported the City amending the code given the fact several variances have been approved for cul-de-sacs.

Commissioner VanScoy appreciated the fact that the City would be creating consistency regarding cul-de-sacs.

Further discussion ensued regarding proposed lot sizes and driveway widths surrounding cul-de-sacs.

Community Development Director Gladhill reported the proposed standards would be used for R-1 Rural Developing properties.

Commissioner VanScoy asked if the front yard of homes on a cul-de-sac would conform to the radius of the cul-de-sac.

Consulting Planner Maass reported this was the case.

Commissioner Nosan supported the front yard following the curve of the road.

The consensus of the Commission was for front yards along cul-de-sacs to follow the curvature of the cul-de-sac.

7. COMPREHENSIVE PLAN UPDATE ITEMS

7.01: Review Previous Public Engagement on the Comprehensive Plan Update
- **7.01.1: Review Feedback from February 27 Comprehensive Plan Update Kick Off Meeting**
- **7.01.2: Review Feedback from April 10 Comprehensive Plan Workshop (Transportation; Parks and Recreation)**
- **7.01.3: Review Feedback from June 12 Comprehensive Plan Update Public Workshop**
- **7.01.4: Review Feedback from October 26 Public Workshop**

7.02: Review Background and Graphic Data for the Comprehensive Plan Update

7.03: Review Draft Land Use Chapter of Comprehensive Plan

7.04: Review Remaining Schedule for Comprehensive Plan Update

Community Development Director Gladhill reviewed the previous public engagement activities regarding the Comprehensive Plan with the Commission. He commented on the background and graphic data for the Comprehensive Plan and reviewed the remaining approval schedule for this document. The goals for the City were reviewed along with the City's desire to better communicate with the public. The proposed land use map was reviewed in detail with the Commission. He described how the City's new website would be used to utilize the new Comprehensive Plan.

Commissioner Brauer stated he was pleased with the level of public comment the City has received to date on the Comprehensive Plan.

Chairperson Bauer questioned of the population projections were accurate.

Community Development Director Gladhill estimated the City would have around 9,400 new households in 2020. He commented further on how this would impact the population and how household size was projected to decline. He stated staff was going with an educated forecast for the population numbers but knowing family composition 20 years from now was quite difficult to predict.

Commissioner Brauer thanked staff for a job well done for the graphs and charts included in the Comprehensive Plan.

Chairperson Bauer recommended the old Diamond Sports bar be included in The COR. He believed this would be a valuable site to redevelop given its close proximity to Highway 10.

Commissioner Brauer suggested the City's commitment to high speed internet be discussed within the Comprehensive Plan and commented on the special backbone the City already had in place along the railroad.

Community Development Director Gladhill thanked the Comprehensive Plan Steering Committee for their assistance with the plan and reviewed the approval process for the coming months.

Commissioner Nosan stated she was very pleased by the turnout and feedback being received at the public forums held for the Comprehensive Plan.

8. COMMISSION / STAFF INPUT

8.01: Receive Staff Update

The Staff Update was noted.

8.02: Zoning Bulletins

Zoning Bulletins were noted.

9. ADJOURNMENT

Motion by Commissioner VanScoy, seconded by Commissioner Anderson, to adjourn the meeting.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Anderson, Brauer, Gengler, and Nosan. Voting No: None. Absent: Commissioner Surma.

The regular meeting of the Planning Commission adjourned at 9:55 p.m.

Respectfully submitted,

_____

Tim Gladhill
Community Development Director

ATTEST:

_____

JoAnn Shaw
Planning Division Secretary

Drafted by Heidi Guenther
TimeSaver Off Site Secretarial, Inc.

ECONOMIC DEVELOPMENT AUTHORITY
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The City of Ramsey Economic Development Authority (EDA) conducted a regular meeting on Thursday, November 9, 2017, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Chairperson Wayne Skaff Member Glen Hardin Member Chris Riley
Members Absent:	Chairperson Jim Steffen Member Brian Burandt Member John LeTourneau
Also Present:	Patrick Brama, Econ. Dev. Mgr/Assistant City Administrator Tim Gladhill, Community Development Manager Kurt Ulrich, City Administrator Kevin Kielb, Senior Project Manager at Bolton & Menk Cody Gundstenson, Buxton Jim Hornecker, Oppidan Dominic Kanaventi Brian Pankratz, CBRE

1. CALL TO ORDER

Acting Chairperson Skaff called the Economic Development Authority meeting to order at 7:30 a.m.

It was noted that the EDA did not have a quorum present and therefore would not take formal action today but would still move forward with the discussion items.

2. APPROVE AGENDA

The agenda was approved as presented.

3. APPROVE MINUTES

3.01: Approve Meeting Minutes Dated October 12, 2017

This item will be considered at the next meeting.

4. EDA BUSINESS

4.01: Preliminary Deal Structure: Case of National Auto Body and Glass User

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Jim Hornecker provided background information on Oppidan noting that the company is primarily a retail developer, providing examples of clients that the company works with nationwide. He stated that Oppidan is a national company, primarily based between Minnesota and California. He stated that the user has identified a gap in their network and believe Ramsey to be a good location for their business. He stated that this is a four-acre parcel, but the user would only need a building size of 18,000 square feet on the western half of the site, which means that the eastern portion of the site would be preserved for future development.

Acting Chairperson Skaff asked if the business would be open six days per week or seven days per week.

Mr. Hornecker replied that the business would be open six days per week.

Acting Chairperson Skaff asked if there would be any impact with the future overpass of the railroad crossing.

Community Development Director Gladhill replied that once staff receives renderings they would be able to better gauge.

Member Hardin asked for input on how the building would face.

Mr. Hornecker provided details on how the building would be faced.

Member Riley stated that Oppidan seems to be a great developer for Ramsey and the site seems to be a good fit for the user.

Economic Dev. Mgr./Assistant City Administrator Brama stated that staff would continue discussions about the remnant parcel and the City's policies for remnant lots.

Member Riley stated that he likes the proposal for the commission.

Acting Chairperson Skaff stated that he would also like to see this item move forward and confirmed the consensus of the members present.

4.02: Preliminary Deal Structure: Case of Paxmar

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Member Hardin asked if the cost-share for the road would be the typical cost-share.

Economic Dev. Mgr./Assistant City Administrator Brama noted that is a future item outside of this potential purchase agreement as that would be done through the entitlement process.

Acting Chairperson Skaff stated that this seems to make sense and the details will come forward the following month.

Member Riley agreed that this seems to make sense, as this would simply be the other side of the parcel.

4.03: Public Infrastructure Feasibility Study for The COR

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Kevin Kielb displayed the Center Street area analysis, noting that this not only looks at the individual parcels but at the area as a whole. He explained that The COR has been developed from the outside in, and therefore the study will provide staff with something they can use to talk with developers about. He stated that this would give the City a level of confidence that they will not be selling themselves short when the parcels are developed. He stated that developers would see this as a benefit as there will not be surprises with the road costs and development expectations. He appreciated the cooperation of staff, noting that staff had to pull together all the record drawings and as-builts in order for this company to use those elements in the study. He hoped to have a report done for the Center Street portion by the end of the month and the remaining portion of The COR by the end of the year.

Member Riley stated that someone originally planned where elements are already and asked how things already built interacts with this study and specifically whether this should be the last time the City has to plan things.

Mr. Kielb replied that this should be the last time this planning needs to occur. He explained that this portion of the planning would in essence be the third dimension of the plan that looks at road interaction and drainage. He explained that development has been pieced together and slowed down during the recession, but now that development is increasing again, this should be the last look to ensure that everything fits together.

Economic Dev. Mgr./Assistant City Administrator Brama stated that the Master Plan for The COR has evolved over time, noting that everything needs to be up to date and up to speed before the last phase of infrastructure for The COR is implemented. He noted that there are many inconsistencies.

Member Riley asked the scope of the study.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed that this study would include public infrastructure elements including roads, sidewalks, and drainage.

Member Hardin stated that he was glad to see that the cost estimates were included and hoped those elements would be as accurate as possible.

Acting Chairperson Skaff confirmed the consensus of the EDA to authorize the Bolton & Menk Work Order, not to exceed $25,384 to complete concept designs and feasibility reports for all remaining public infrastructure needed in The COR.

4.04: Buxton Group, Review Available Services

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Cody Gundstenson stated that he met with staff about one month ago and had some discussion with the City's challenges for retail development. He stated that he would like to highlight some of the new products and benefits that Buxton has gained since the group last crossed paths with the City ten years ago. He stated that Buxton comes from the retail world and has partnered with over 5,000 concepts, helping those companies grow their brand by adding new locations. He stated that within the private sector Buxton helps to create a data consumer driven story. He noted that Buxton has also partnered with 800 municipalities and provided examples of municipalities that have recently partnered with Buxton in the past five years that received a beneficial return on investment. He provided details on the retail recruitment and business retention element of the Buxton plan. He noted that they would not want to bring in new business that would harm the existing businesses. He stated that the first step in recruiting retail is to get beyond the demographics. He explained that Buxton provides a consumer driven approach, which is what a retailer wants to see, as demographics are only a small portion of the pie. He stated that retailers want to know where their core customers are working and living and that is why Buxton leads with a consumer driven story.

He provided details on where Buxton gathers their data on consumers, noting that they have a very unique partnership with the largest credit card provider in the world. He stated that he can then look at the household data to determine which brands the household members are purchasing. He stated that Buxton looks beyond the political boundaries and looks instead at a drive-time trade area. He stated that typically you would look at a ten to 15-minute trade area and provided a map of this area. He stated that Buxton can quantify the demographics and then take it several steps forward with the consumer driven story. He stated that Buxton would use the consumer profile added with the drive-time trade area and the retail market conditions to identify the strongest retail matches.

He stated that in the past Buxton provided a much larger list of possible retailers, but has found instead that it benefits to focus on a smaller list of about 20 retailers that would be the best fit the community, fit the long-term strategy, and also fit the checklist for the individual retailer. He stated that a huge difference from the past partnership is that Buxton now has an implementation piece of the partnership. He stated that once the list of retailers is developed, Buxton would send out targeted information to the retailer, written in the retailer format. He stated that the Buxton names goes a long way in the retail world and with Buxton starting the outreach process, that shows the retailer that the City is retail friendly. He stated that this information helps retailers see similar markets where the retailer has been successful and that they can be successful in the Ramsey market. He stated that Ramsey would receive an outreach team of four to five individuals that would do the upfront data collection work and then begin the initial outreach process. He stated that the outreach team would then facilitate conversations and in-person site

visits with Ramsey staff members. He noted that the most successful clients lean on the outreach team to the fullest, including the conference calls and on-site visits. He stated that a huge component of what they do is business retention as well; capitalizing on how new foot traffic could also benefit the existing businesses. He stated that they would provide the existing retail businesses with a competitive advantage with on-demand trade area reports and market intelligence specific to each business, which helps keep local dollars local. He stated that the application is included in the package and is called LSMX, which helps local businesses understand who their customers are, how to target customers, and how to market to those customers and potential customers.

Member Riley left the meeting.

Mr. Gundstenson provided information on the Scout platform that Buxton uses and the City would have available for all members of staff able to access. He thanked the EDA for their time and provided information on what the City could expect in the first 60 days of a one-year partnership. He noted that within the first 60 days Buxton would gather the data for the consumer driven story to develop the strategic list of retails and then work on implementation of that list.

Acting Chairperson Skaff stated that he was a member of the EDA ten years ago when the City partnered with Buxton and felt that the City did not get much out of it at that time, acknowledging the challenges of the recession.

Mr. Gundstenson acknowledged that in the past model some clients were successful while others were not and therefore Buxton revamped their model to provide additional support with implementation. He stated that Buxton works every day with retailers to find new locations. He stated that very different from the last partnership, Buxton will be involved in implementation, reaching out to retailers that would fit with Ramsey and marketing to those retailers. He stated that Buxton would stay involved through conference calls, in person site visits, and conference attendance on behalf of the City.

Acting Chairperson Skaff stated that there are questions from the community on the desire for an anchor, such as Target, and asked if this partnership would provide that information to share with the community.

Mr. Gundstenson stated that after completing the data collection process, perhaps it would be found that Target would not be the best for this community. He stated that perhaps the process would identify that retailer would not be the best fit and would identify a retailer that would be a better fit for the consumers in this area and spur additional foot traffic to bring in more retailers.

Acting Chairperson Skaff asked for information on the fee.

Mr. Gundstenson stated that in the past they looked at a one-year term but now model on a three-year term. He stated that within the first 60 days of year one they would do all the leg work to identify the City's grow strategy and find brands that fit within that strategy to develop the list of targeted retailers. He stated that once that list is composed, the implementation team would send

out targeted marketing materials. He stated that the subsequent years would be a refresh of those efforts, as retails brings retail. He stated that the subsequent investment is $50,000 per year. He stated that while they initially structure on a three-year agreement, there is an annual opt-out clause included.

Economic Dev. Mgr./Assistant City Administrator Brama thanked Mr. Gundstenson for coming to the meeting today. He noted that the next steps would be to bring back the notes from this discussion to the full EDA the following month for further discussion.

4.05: CBRE Real Estate Listing Contract: Amendment #3

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report. He noted that a detailed update would be provided by CBRE at the next meeting of the EDA and to the Council in December.

Member Hardin stated that he is okay with adding number to the CBRE contract. He asked if it would make sense to do an RFP for the McDonald's site, rather than just automatically adding that site to CBRE to get thoughts and ideas from other brokers.

Economic Dev. Mgr./Assistant City Administrator Brama stated that perhaps that could be discussed in a case at the December meeting. He noted that from a marketing prospective removing that site geographically might not make sense.

Member Hardin stated that it is a shovel ready site that has been off the market for some time and thinks it would be beneficial to have other input.

City Administrator Ulrich stated that CBRE has been marketing that site and has been talking to prospective clients. He stated that CBRE has been working hard and whether CBRE is listed or not, they would receive the broker's commission if they brought a deal in. He stated that if CBRE is not successful on that site, the City could look at bringing in someone else.

Acting Chairperson Skaff stated that he would be fine with allowing CBRE to handle that site and therefore perhaps this should be moved to the next meeting when more members are present.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed that the EDA members present would be comfortable moving amendment #3 forward to the Council only with site #37.

4.06: 2018 Annual EDA Business Expo: Select Date

Economic Dev. Mgr./Assistant City Administrator Brama presented the staff report.

5. MEMBER / STAFF UPDATE

The EDA reviewed the Staff Update.

5.01: MNCAR/Xceligent Integrated Commercial Listings

Economic Dev. Mgr/Assistant City Administrator Brama stated that MNCAR has an online listing service available that cities can subscribe to. He noted that the cost would be $3,300 per year and advised that staff would like to subscribe to the service and link to the City's website update. He stated that this would put things out in front of staff and brokers and would be a time savings as developers would be able to access the information as well. He stated that City staff would also be able to add sites that are not listed with a broker to the City's map. He stated that there are funds available in the marketing budget.

Member Hardin asked who, on City staff, would verify the accuracy of the data.

Mr. Pankratz explained the process that a broker follows to enter in the information for parcels. He noted that brokers are then required to update the listings at a minimum of every 60 days.

Economic Dev. Mgr./Assistant City Administrator Brama stated that the data is gathered using current broker listings. He noted that City staff would then be able to submit a work order for parcels that are listed within the City that are not marketed by a broker. He noted that staff could then review that information to ensure that it is update to date.

Acting Chairperson Skaff confirmed the consensus of the EDA to move forward with this item.

City Administrator Ulrich noted that the School District referendum was passed and therefore the new elementary school site will move forward. He provided an update on recent activity, upcoming meetings, and projects.

Economic Dev. Mgr./Assistant City Administrator Brama provided an update on recent activity noting that Stonebrook closed the previous day and construction should begin today. He advised of a recent grant application submit by the City. He provided an update on the Sunfish Lake gas station site, noting that the building should be removed by the end of next week. He noted that the outside walls of the first PSD building are almost complete and the long-term lease from Adrenaline Sports has been signed.

6. ADJOURNMENT

The regular meeting of the Economic Development Authority adjourned at 9:10 a.m.

Respectfully submitted,

_____

Kurtis G. Ulrich
City Administrator

ATTEST:

_____

Patrick Brama
Econ. Dev. Mgr/Assistant City Administrator

Draft by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

ECONOMIC DEVELOPMENT AUTHORITY
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The City of Ramsey Economic Development Authority (EDA) conducted a regular meeting on Thursday, December 14, 2017, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Chairperson Jim Steffen Member Brian Burandt Member Glen Hardin Member Jill Johns Member Dominic Kanaventi Member Wayne Skaff
Members Absent:	Member John LeTourneau
Also Present:	Patrick Brama, Econ. Dev. Mgr/Assistant City Administrator Tim Gladhill, Development Services Manager Kurt Ulrich, City Administrator Member Chris Riley (via telephone) Brian Pankratz, CBRE Dick Tollette, Rum River Hills Golf Course Mike Allen, Rum River Hills Golf Course Tom Gamec, Rum River Hills Golf Course

1. CALL TO ORDER

Chairperson Steffen called the Economic Development Authority meeting to order at 7:34 a.m.

2. APPROVE AGENDA

Motion by Member Skaff, seconded by Member Hardin, to approve the agenda.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Hardin, Burandt, Johns, and Kanaventi. Voting No: None. Absent: None.

3. APPROVE MINUTES

3.01: Approve Meeting Minutes Dated October 12, 2017

Motion by Member Hardin, seconded by Member Skaff, to approve the October 12, 2017, minutes as presented.

Motion carried. Voting Yes: Chairperson Steffen, Members Hardin, Skaff, Burandt, Johns, and Kanaventi. Voting No: None. Absent: None.

3.02: Approve Meeting Minutes Dated November 9, 2017

Motion by Member Skaff, seconded by Member Hardin, to approve the November 9, 2017, minutes as presented.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Hardin, Burandt, Johns, and Kanaventi. Voting No: None. Absent: None.

Chairperson Steffen welcomed the newest member of the EDA and provided him an opportunity to introduce himself.

Member Kanaventi introduced himself and provided background information noting that he has been a Ramsey resident since 2002.

4. EDA BUSINESS

4.01: Rum River Hills Development Proposal

Economic Dev. Mgr./Assistant City Administrator Brama presented the staff report.

Chairperson Steffen referenced the trunk sewer line and asked when that is planned, whether that is in the near future or far into the future.

Economic Dev. Mgr./Assistant City Administrator Brama provided additional input on the process that is followed to consider a request to build a line shown on the plan. He noted that there would be a cost benefit development analysis involved, before making a final decision to extend any new particular trunk line. Just because a line is shown in the trunk plan, it doesn't require the city to build it. The trunk sewer plan allows that discussion to occur, as the line is planned and funded. He explained the reasoning that this trunk line was recently added to the plan, noting that it was not just because of this proposed project, however that was a factor.

Community Development Director Gladhill provided additional details on trunk line construction, noting that construction is development driven decision making process.

Chairperson Steffen asked for details on the zoning change and Comprehensive Plan amendment that would be needed.

Community Development Director Gladhill stated that the property is not guided for urban services, but noted that because the sewer plans have changed, the property can then be changed to match. He provided additional details on the zoning, noting that part of the property is zoned for golf course and therefore would need to be changed along with a change to support the requested density. He provided additional details on the discussion that occurred on a broad scale at the Planning Commission. He stated that while there are items that need to be worked

through, the Planning Commission believes that this request is worth moving forward for further discussion.

Chairperson Steffen asked and received confirmation that there are a few developers that are interested in the project.

Mike Allen replied that now that the trunk line has been identified on the plan, this project could be the catalyst to bring that service to the area. He confirmed that there are developers that are interested in the project. He stated that members in the Men's Club are also very interested in the housing project.

Chairperson Steffen asked for details on the mix of the housing products, and how that was developed.

Mr. Allen replied that they have a desire to provide a mix in housing between single family homes, bay home villas/detached townhomes, and apartment/condominium style units.

Chairperson Steffen referenced the Anderson property and asked if that was included in the original plan.

Mr. Allen replied that has always been an option and is part of the concept with the bay home/townhome product.

Chairperson Steffen asked for information on the viability of the golf course and whether the course would survive without this project.

Mr. Allen replied that the golf course could survive without the project but noted that there are improvements needed. He stated that the bar/restaurant is currently leased for the next four years but then will return to the golf course. He stated that to add this number of rooftops and add the underpass would assist in providing that golf course community feeling. He stated that households to the east would have access through the underpass to access the parks and retail node. He stated that there would be a direct benefit to the golf course, which would allow them to improve their facility.

Chairperson Steffen asked if the improvements planned could be identified, and be made a guaranteed performance requirement, to ensure the viability of the golf course, if the city were to provide assistance.

Dick Tollette replied that the debt the golf course has is miniscule and the improvements are what will help the golf course and help to revitalize that area. He stated that this will create a community feel that is unique to courses in the metro area. He stated that they are asked everyday about available properties, explaining that these homes would provide a lifestyle.

Member Skaff stated that he does agree that this would revitalize the 167th Avenue node.

Member Burandt agreed that this area needs to be revitalized, but noted that this is a large ask and noted that he would like to see a cost/benefit analysis before providing firm direction.

Chairperson Steffen stated that this is a lot of homes that would be added to the area, and asked if there would be a traffic study.

Community Development Director Gladhill replied that MnDOT would be given the opportunity to comment and the right time would need to be determined to conduct a traffic study. He noted that typically that would occur with preliminary plat but that may occur earlier in this process because of the magnitude of the project. He confirmed that MnDOT could halt the project or add minimum requirements that would be needed to the road system to support the project.

Chairperson Steffen asked how access would be provided to the homes on the east side.

Mr. Allen replied that access would be provided from Quicksilver. He replied that another access would be provided from the existing stub off of 164th.

Community Development Director Gladhill noted that additional detail would be needed for the access provided through the golf course property to ensure that would be a safe access for public safety and whether that would be a public or private road.

Chairperson Steffen asked how the golf course would feel about a stoplight at 167th.

Mr. Allen replied that they would love it, noting that it would be great to have the stoplight even without this project.

Member Riley stated that there is already an underpass to a neighborhood from Elmcrest Park. He noted that while the underpass would have a benefit to some other residents, it would mostly benefit the golf course development and therefore he would have a difficult time justifying that cost.

Mr. Allen replied that it is obvious that the underpass would be for the project to access the new holes. He stated that there is a definite benefit for residents on the east side to access the west and the retail node. He stated that the 2013 study stated that additional rooftops would revitalize that retail node. He stated that the tunnel is vital for the golf course, but it will also allow the density to improve the retail node and provide connection to the City's park system. He stated that the other tunnel is south to the Centex development.

Chairperson Steffen asked if the tunnel would support two golf carts coming and going at once.

Mr. Tollette replied that his daughter lives in the Centex development and the tunnel connection is highly used to access the park property. He stated that this tunnel would also be highly used by the public.

Mr. Allen noted that the water tower site does not have a lot of buildable use and they would be willing to purchase that property for this development, and use it for golf holes, which would be a great use of the property.

Tom Gamec stated that the underpass could be used not only for golf use but also for all other residents of Ramsey, and would be connected to the trail system.

Member Riley stated that he would like to see a larger trail plan to provide additional connections, and justify the tunnel for the public. He stated that he would like to see further negotiation and cost share on the underpass element.

Chairperson Steffen asked if the Park and Recreation Commission would provide input.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed that there would be further investigation on elements such as trails and connections to parks and it would be routed through other Boards/Commissions, including the Park and Recreation Commission, assuming the Council was comfortable with further investigating this project.

Community Development Director Gladhill noted that there are discussions with the new elementary school and with this development as well, it would make sense to look at a broader trail plan for this overall area of the city.

Chairperson Steffen asked and received confirmation that golf carts can travel in the city with the correct permitting and noted that the underpass would allow people to travel across the highway to access each side. He asked if the business subsidy 'but-for' test would apply to this request.

Economic Dev. Mgr./Assistant City Administrator Brama stated that this project is gray as it is not a traditional economic development project, like a business park. He stated that the assistance request includes a road cost-share and the construction of an underpass. He stated that both of these requests are made and processed by the city for non business subsidy situations. Determining if this project is a formal business subsidy is a challenge and can be subjective. He stated staff intends to be cautious with this request, and intends to treat this as a formal business subsidy request, and will recommend requiring general underwriting of the benefiting business.

Chairperson Steffen asked if the business would have a problem with the City reviewing their financing as part of this process.

Mr. Allen replied that their source of income would be the sale of the land. He noted that the funding of the project would be coming from an outside source. He stated that they would not have a problem with the financials being investigated.

Mr. Tollette stated that most of the golf course owners live on the course and their intention is to see the course improved.

Member Skaff asked for the action requested from the EDA.

Economic Dev. Mgr./Assistant City Administrator Brama stated that he would like to see whether there is general support to continue to investigate this project, and recapped a list of items the EDA would like further investigated.

Chairperson Steffen stated that the project is great on paper, as it would do a lot for the course and the area in general. He confirmed the consensus of the EDA to continue to investigate the project, including the list outlined by staff.

4.02: Review Draft Economic Development Chapter of Comprehensive Plan

Community Development Director Gladhill presented the staff report.

Member Skaff stated that he feels that the group has done a great job and commended Community Development Director Gladhill for his leadership. He stated that he is happy with the document, as being developed, and feels that it supports economic development.

Community Development Director Gladhill thanked Economic Development Mgr./Asst. City Administrator Brama for his assistance in the process as well.

Member Hardin stated that some of the items under the goals and strategies have already been accomplished and asked if that section would be further updated.

Community Development Director Gladhill confirmed that would be updated as well. He noted that similar to the Strategic Plan, there would be updating to show that items have been completed, but believed that there is value is showing what has been accomplished for tracking.

Member Hardin asked if there would be value in setting new goals rather than tracking goals that have already been completed.

Community Development Director Gladhill confirmed that new goals could be set as well. He asked the EDA for input, not only on goals for the next three to five years but for the next ten to 20 years.

Member Hardin asked how transportation would be addressed in the plan.

Community Development Director Gladhill noted that there is a transportation plan and noted that because there are economic development tie ins, perhaps that section would be brought forward to the EDA as well. He provided details on the transportation plan, which identifies items for study and possible capital improvement. He noted that while the transportation plan is not included in the economic development chapter, this will all make more sense when all the chapters are put together and the full picture is seen. He stated that the Steering Committee has developed a transportation plan, land use plan, future development plan and perhaps there would be a desire of a map which overlays multiple items from those plans. He reviewed the timeline for the process moving forward, noting that the drafts will come back to the EDA, most likely, in February.

Economic Dev. Mgr./Assistant City Administrator Brama stated that if there is a desire to refresh the goals for this chapter, he would need to know that so that he could bring that forward as a future case.

Community Development Director Gladhill noted that there could be a case in January which would identify longer term goals for the EDA. He stated that if there are individual ideas from the EDA Members, they can provide those ideas to staff in the case that they are not able to attend the January meeting.

Chairperson Steffen agreed that the case should be added to the January agenda.

4.03: CBRE: Updates and Pricing Strategy (portions of this case may be closed to the public)

Economic Dev. Mgr./Assistant City Administrator Brama stated that this case was intended to have two sections, the first to have an update from CBRE and the second, in closed session, to discuss pricing strategies. He stated that in the interest of time, he would suggest receiving the update from CBRE today and delaying the closed session discussion to the January meeting.

Brian Pankratz provided an update on the twin cities market. He noted that while industrial continues to be strong, office remains flat. He explained what when one office space fills, another goes vacant. He noted that the face of office is also changing as people have more flexibility in their work space and can fit a high number of employees into one site. He highlighted the retail vacancy, providing an explanation that the higher numbers are because of the big tenants that have closed (such as Sears) and explained that those sites will be broken up and backfilled in the future. He provided market feedback specific to Ramsey noting that there is increased traffic on the Armstrong interchange. He highlighted the activity related to residential, retail and office/industrial. He noted that once the sports complex opens, that will bring in additional traffic on a nightly basis to the Coborn's retail area. He highlighted market suggestions and noted that retailers will want large signs that will be visible from Highway 10. He stated that because the City owns land along Highway 10, it may make sense for the City to start to develop a large monument sign plan to coordinate a main sign that could be used for multiple tenants and would be visible from Highway 10.

Member Skaff stated that he travels Highway 10 and notices the LED billboards in Blaine. He asked if there would be an option for the City to use that type of sign to advertise for retailers.

Mr. Pankratz stated that typically a retailer would pay their portion for a sign and maintenance, but the benefit would be to have a plan for the signage.

Member Burandt left the meeting at 8:57 a.m.

Member Skaff stated that he is more speaking of an LED billboard that could be utilized for other Ramsey businesses.

Mr. Pankratz stated that perhaps staff would have more information but believed that the signs would be regulated by MnDOT.

City Administrator Ulrich stated that the City does have a dynamic sign ordinance. He stated that the City could look into that option noting that there are options for a private contractor to build the sign with funds gained from advertising.

Mr. Pankratz stated that if that is going to be done, you would also want to ensure that there is space for retailer signage that would be visible from the highway.

Community Development Director Gladhill noted that is a topic being researched as part of the Resilient Communities Partnership.

Economic Dev. Mgr./Assistant City Administrator Brama noted that the sign plan is included on the work plan.

4.04: Buxton Group Opportunity

Economic Dev. Mgr./Assistant City Administrator Brama presented the staff report.

Member Hardin stated that the proposal was interesting, but the cost was out of line and therefore he would not be interested.

Member Skaff agreed that although Buxton did a good job on the presentation, he is not interested in pursuing this option, especially because of the non-results that were seen from the past investment with Buxton.

5. MEMBER / STAFF UPDATE

Economic Dev. Mgr./Assistant City Administrator Brama stated that in January he plans to reach out to the EDA for the opportunity to have an additional meeting or workshop to receive an update on the Resilient Communities Partnership. There is a lot of information that would be in addition to the items that would already be on the regular agenda for January.

The EDA reviewed the Staff Update.

6. ADJOURNMENT

Motion by Member Hardin, seconded by Member Skaff, to adjourn the meeting.

Motion carried. Voting Yes: Chairperson Steffen, Members Hardin, Skaff, Johns, Kanaventi. Voting No: None. Absent: None.

The regular meeting of the Economic Development Authority adjourned at 9:10 a.m.

Respectfully submitted,

_____
Kurtis G. Ulrich
City Administrator

ATTEST:

_____
Patrick Brama
Econ. Dev. Mgr/Assistant City Administrator

Draft by Amanda Staple, *TimeSaver Off Site Secretarial, Inc.*

PARK AND RECREATION COMMISSION
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey Park and Recreation Commission conducted a regular meeting on November 9, 2017 at Ramsey City Council Chambers, 7550 Sunwood Drive NW.

Commission Members Present:	Chair Shane Bennett Commissioner Russell Bayer Commissioner Jennifer Leistico Commissioner Brandon Sis Commissioner Charles Tchuinkwa
Commission Members Absent:	Commissioner Jon Trappen
Also Present:	Parks & Assistant Public Works Superintendent Mark Riverblood Community Development Director Tim Gladhill Parks & Recreation Intern Tillery Bailey

1. CALL TO ORDER

Chair Bennett called the Park and Recreation Commission meeting to order at 6:31 p.m.

2. CITIZEN INPUT

None.

3. APPROVE AGENDA

Motion by Commissioner Sis, seconded by Commissioner Leistico, to approve the Park and Recreation Commission meeting agenda as presented.

Motion carried. Voting Yes: Chair Bennett, Commissioners Sis, Leistico, Bayer, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen

4. APPROVE MINUTES

4.01: Approve Park and Recreation Commission Meeting Minutes

Motion by Commissioner Leistico, seconded by Commissioner Sis, to approve the following Park and Recreation Commission Regular Meeting Minutes:

1) Park and Recreation Commission Regular Meeting Minutes dated October 12, 2017.

Motion carried. Voting Yes: Chair Bennett, Commissioners Leistico, Sis, Bayer, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

5. COMMISSION BUSINESS

5.01: Recommend Park Dedication and Trail Fees for the proposed Villas at North Fork Subdivision; Case of Paxmar, LLC

Parks & Assistant Public Works Superintendent Riverblood indicated the purpose of this case is to provide a park dedication for the proposed sketch plan, Villas at North Fork Subdivision. He noted Community Development Director Tim Gladhill is present to provide an overview, as he brought this case before the Planning Commission last week.

Community Development Director Gladhill provided the highlights of the case, rather than an in-depth discussion as was presented before the Planning Commission last week.

Mr. Gladhill pointed out the general location is on the south side of Alpine Drive, adjacent to the Links at North Fork Golf Course. He noted this proposal is of much different character than the four lots on the north side of Alpine Drive. He noted this is one of two projects being proposed by Paxmar, LLC at the same time at the same general location. He noted this is directly west of a project being done by Capstone, a project known as Riverstone.

Mr. Gladhill stated this project is for 100 detached townhomes on approximately 50-foot-wide lots. The range is actually 50- to 65-foot lots. Previously, this lot was planned for 19, 1- to 2-acre lots on private well and septic. The original planned 19 lots were satisfied through additional land contribution on the north side of Alpine Drive, a little over 30 acres that was conveyed to the City, and there was some additional cash consideration as well. In summary, out of the 100 lots proposed, 19 would already have been paid.

Mr. Gladhill noted this requires a Comprehensive Plan Amendment and Zoning Amendment. The developer is trying to make a decision as to whether to formally move ahead with this project. There is no obligation for the City to approve this project, but the City has the ability to do so. There has been some feedback from residents both for and against this project. On the Planning Commission level, the proposed concept of detached townhomes, with an Home Owners Association (HOA) to handle the yard maintenance, has been sought for some time. The Commission needs to decide whether this is the right location for this project.

Mr. Gladhill summarized that the question is whether to accept the cash contribution option or land dedication option. Staff's recommendation is cash contribution that would go to a Lake Itasca greenway or the future Lake Itasca Park to be planned on the north. He noted there would be open space for the HOA, rather than a public park.

Mr. Gladhill presented a map providing an overview of the area.

Chair Bennett thanked Mr. Gladhill and asked the Commission for questions.

Commissioner Sis asked what consideration has been given to other planned developments in the area. He asked about the trails related to the Riverstone project next door.

Mr. Gladhill responded there are some opportunities the City could push. He noted the trail on the south side of Alpine Drive could be continued, and there may be some further opportunities to work with Riverstone.

Commissioner Sis stated his priority is to be sure the area is well-connected.

Mr. Riverblood noted the map does not show how the best crossing of the Alpine Drive. That hasn't been solved for yet. A round-about was discussed, though it may not be allowed by MN-DOT for this state-aid road. A tunnel was also discussed, but it was cost-prohibitive. A trail on the south side will ultimately connect, and the door remains open for the best solution.

Mr. Riverblood noted the sample motion includes the number 16 units, though it is actually 19 units.

Chair Bennett thanked staff for their work and their presentation. He noted the motion would include 19, if it is made. He expressed support for cash contributions, as a good precedent to be set moving forward. He is open to supporting the proposed motion.

Motion by Commissioner Sis, seconded by Commissioner Bayer, to make a recommendation to the City Council that park dedication and trail fees consist of a cash contribution per lot, less the 19 units for which these development fees have been previously satisfied, in an amount specified at the time of platting.

Motion carried. Voting Yes: Chair Bennett, Commissioners Sis, Bayer, Leistico, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

5.02: Preliminary Approvals related to proposed North Fork Meadows subdivision; Case of Paxmar, LLC

Parks and Assistant Public Works Superintendent Riverblood noted this item also a recommendation related to park dedication and trail fees.

Community Development Director Gladhill reviewed the North Fork Meadows project. He noted this has gone through an extensive amount of public engagement and has undergone significant changes. This still requires a zoning amendment, using a tool called a Planned Unit Development. There needs to be a public benefit in order to approve a PUD. While the City has the ability to approve the project through the zoning amendment process, there is no obligation to do so. The City and Planning Commission has asked for compelling reasons to change the code.

Mr. Gladhill continued that in terms of Park Dedication, the proposal and staff recommendation is the cash contribution. The Council also wants feedback regarding the concept of a public benefit. In this case, what is proposed is securing the land necessary for the Lake Itasca

Greenway, which this Commission is well aware, in terms of the planning efforts to date. There is no additional cost to acquire that.

Mr. Gladhill indicated that the property owner, Hageman Holdings, holds the land currently and would sell the land to Paxmar in order to facilitate development. The Planning Commission believes the Greenway is an adequate public benefit for the additional 30 lots that would be created with the zoning amendment.

Mr. Gladhill advised that staff, City Council, and Planning Commission have emphasized that with the increased density, the developer should must improve both transitional landscaping as well as wider and deeper lots. Staff will continue to push this suggestion throughout the process.

Mr. Gladhill summarized that staff is asking for the Park and Rec Commission's recommendation as to whether the acquisition of the Greenway corridor is sufficient public benefit for the additional 30 units, for a total of 97 units. Originally, 70 units would have been sustained by this type of project.

Mr. Gladhill noted the table tries to quantify the various benefits to the public. The monetary value of the Greenway acquisition is hard to determine, as some of it is not buildable and is affected by state regulations. He noted there is some value in the City owning that property versus having wetland protection regulations to enforce on private property.

Mr. Gladhill noted the Council asked whether the Greenway corridor could have been acquired through Park Dedication channels for land dedication channels that have not been used frequently lately. He explained that the property to be acquired is not on the parcel being proposed for development. It is on a parcel for a future business park. This site was originally planned for Legacy Christian Academy. The approval process and infrastructure proceeded, and then the Academy ultimately decided to stay in their existing Andover location.

Mr. Gladhill continued that as such, with that transaction, there was a degree of Park Dedication that was previously addressed with this, and there were 4 acres of property in this general area transferred to the City. The idea was to use it for park purposes or sell it on the private market, with the cash proceeds going into the Park Trust Fund. A good portion of the Park Dedication has been satisfied. It is not likely that the City can require through normal park dedication requirements this same degree of corridor preservation, as is possible through the PUD. The Planning Commission does recommend proceeding with this PUD. He noted that there are members of the public present at this meeting tonight.

Chair Bennett opened up discussion for the Commission.

Commissioner Sis asked about the 4 acres related to the Legacy Christian Academy proposal that ultimately did not come to pass.

Mr. Riverblood noted the location of the 4 acres is on the SE quadrant of Puma and Alpine Drive. He noted there was uncertainty about the development of this area, which may push back the Greenway. He reinforced staff undertook a lengthy process relative to park programming and

park solutions that residents wanted. A mailing went out to 1,500 to 1,800 residents. Almost universally, people embraced the idea of the Lake Itasca Greenway and the Lake Itasca Community Park. This Commission recommended and the Council approved purchase of that land. Mr. Riverblood concluded that it is staff's recommendation that the Greenway fulfill this long-term endeavor by virtue of calling it that public benefit such that a PUD is acceptable to the City.

Chair Bennett concurred that the Greenway is a significant public benefit and will be an amazing amenity both for the subdivision and to the community as a whole. Cash contribution is the way to go on this project.

Chair Bennett invited audience participation from anyone desiring to speak.

Mr. Riverblood apologized staff did not put together a couple sample motions. He stated it sounds like the Commission is supportive of the PUD. He suggested, therefore, a motion to recommend that City Council approve the plat as presently shown with Park Dedication and Trail Fees being satisfied as a cash contribution, predicated upon being a Planned Unit Development.

Motion by Commissioner Sis, seconded by Commissioner Tchuinkwa, to recommend that City Council approve the plat as presently shown with park dedication and trail fees being satisfied as a cash contribution, predicated upon being a Planned Unit Development.

Motion carried. Voting Yes: Chair Bennett, Commissioners Sis, and Tchuinkwa, Bayer, and Leistico. Voting No: None. Absent: Commissioner Trappen.

5.3 2017 Summer Event Series Recap

Parks & Assistant Public Works Superintendent Riverblood reviewed the concert season for 2017. Residents are really appreciating the concerts, and it has become a gathering place. There was one evening where the City and County solicited input on future on the parks and trails. Ramsey continues to keep its finger on the pulse of the community.

Parks & Recreation Intern Tillery Bailey provided and overview of the 2017 summer concert series. She noted the concert series yielded the second-highest attendance to date, approximately 5,407 people. Attendance could easily have hit 6,000, if it were not for the rainout and some evenings for questionable weather. Residents loved the opportunity to socialize over music and food. She noted the initial concert was the 70's Magic Sunshine Band, followed by the Murphy Brothers Band, Roadhouse Blue, and Church of Cash, which was a Johnny Cash cover band. The following weeks included Holy Rocka Rollaz, the Devon Worley Band, Rhino, and the Elvis Impersonators, which was cancelled due to rain. Following that were the Shane Martin Band, Ponzi Scheme, with the conclusion by GB Leighton, as part of the Trott Brook Benefit Bash.

Ms. Bailey noted some residents attended from neighboring communities based upon the quality of the music and food. She also highlighted private sponsors of the concert series.

Chair Bennett thanked all of the sponsors of the 2017 summer concert series. He also thanked Ms. Bailey for her work in helping organize the concert series.

5.4 Consider Vacating Pedestrian Trail Easement on Lot 6, Block 3, Wildlife Sanctuary Third Addition

Parks & Assistant Public Works Superintendent Riverblood highlighted the staff report provided to the Commission. He noted that since 2012, the City has been in conversation with the homeowner to vacate the 7.5-foot easement of their lot. He pointed out the trail on the overhead map, noting its connection points in surrounding neighborhoods.

Mr. Riverblood noted the trail looked like it would go beyond this particular cul-de-sac and providing for connections to the wildlife sanctuary. The developer paved the trail; one easement was recorded on one lot, but not the other. Staff is recommending the City vacate the easement, and if ever there is something to connect through the northwest through the wetland, there may be an opportunity to add additional easements.

Mr. Riverblood summarized that staff would be recommending City Council vacate the easement, based on recommendations by both the Public Works Committee and the Park and Recreation Commission. He pointed out the City would maintain the drainage and utility easement, which connects to a sanitary sewer line. Staff feels the trail could potentially leave the City street, go beyond the lift station to the north or to the west, if those properties are developed in the future. Because there are so many possibilities and "ifs," staff feels it best to vacate the trail easement and look at an alternative route *if* there is something to connect to in the future.

Commissioner Sis asked about the location of the trail right now. He asked whether it follows the current sewer line.

Mr. Riverblood responded it does not directly access infrastructure on that person's lot, but as the trail moved north, it would directly intersect with the sanitary sewer line. About every 300 feet, every time there is a turn in direction, a manhole is placed to perform maintenance. This trail was designed to accommodate a manhole as well as any future trail connections.

Mr. Riverblood continued that the lift station was not used for that trail connection, because the lift station was to be abandoned once the subdivision (that didn't materialize) came to pass. The City therefore was not able to abandon the lift station.

Commissioner Sis asked about the current condition of the trail.

Mr. Riverblood responded that the City removed a piece of blacktop and restored the area. Right now, it is a trail to nowhere. The pavement that goes beyond the sidewalk is in decent shape. He noted it is 8 feet, which means it very likely goes beyond the 7.5-foot easement. Most easements provide for 15 feet.

Commissioner Sis asked about the cost to the City of removal.

Mr. Riverblood responded it would be an incidental cost, using staff and equipment on hand. Probably several hundred dollars in cost, at most.

Commissioner Tchuinkwa asked if the Commission will see this again, or if action will be taken without another review.

Mr. Riverblood clarified that the Public Works Committee will take action on November 21st, and the City Council will see this again as soon as November 24th.

Chair Bennett indicated this vacation of trail easement makes sense.

Motion by Commissioner Leistico, seconded by Commissioner Sis, to recommend to City Council, vacating the 7½-foot wide pedestrian trail easement on Lot 6, Block 3, Wildlife Sanctuary Third Addition.

Motion carried. Voting Yes: Chair Bennett, Commissioners Leistico, Sis, Bayer, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

5.5 2018-2027 Parks Five-Year Capital Improvement Plan

Parks & Assistant Public Works Superintendent Riverblood encouraged Ramsey residents viewing this meeting to download the packet available on the City's website and review some of the detailed information provided, including how the monies are amassed. He explained that much of the City's park and trail system is built solely by fees associated with new development: residential, commercial and industrial. When the land use is changed to one that is more intense, there is a demand created for parks and trail. Those fees provide for the funding of new parks and trails, and to some degree the maintenance of parks and trails in accommodated by the new tax base.

Mr. Riverblood continued there is also always a large disparity between the needs and desires of parks and trails and the funds available. There is some responsibility to ensure the trail fees provide for parks and trails that are available to the residents or businesses that provided them. In other words, a community park has benefits community-wide. An outlying neighborhood park, therefore, may not be appropriate in lieu of Park Dedication fees.

Mr. Riverblood explained that two years ago, the City went from a 5-year to a 10-year CIP. He also noted the supplemental unfunded projects. Those projects are already on the plan but the money has run out. He noted those unfunded projects are in excess of $25 million. He continued that Park Dedication and Trail Fees need to be associated with a bona fide need.

Mr. Riverblood noted that staff is providing some recommendations for an increase in Park Dedication and Trail Fees, representing a couple percent per residential lot.

Chair Bennett thanked Parks & Assistant Public Works Superintendent Riverblood for the explanation.

Mr. Riverblood presented an overview of the 5-year CIP. He suggested only reviewing in detail the projects listed in the year 2018, which is a long list. He noted that residents often are not aware the City has an amphitheater, and the proposed signage and monument will help with that.

Mr. Riverblood highlighted another project that has been on the list for more than eight years: an observation boardwalk for the lake. This could also be a proposed canoe and kayak station that is proposed for the year 2020.

Mr. Riverblood highlighted the Priority Trails project, noting several proposed expansions. He discussed the possible Greenway enhancements. He noted the apartments being planned for in Municipal Plaza, so it may become a priority to improve landscaping in that area. The City Council may also consider water-centric (splash pad) park improvements.

Mr. Riverblood noted that all of these improvements will come back before the Park and Rec Commission with much more detail, once they are approved. All that is before the Commission tonight is the work plan, rather than the detailed timelines. He noted that it takes about five years after trees are planted before they begin to do much, as has been the case in the amphitheater.

Mr. Riverblood moved on to discuss stormwater upgrades. The funding would be from the stormwater utility fund.

Mr. Riverblood highlighted replacing fencing and dugouts for ballfields 5 and 6 in the NE part of Central Park, as well as adding dugouts for the ballfield in the NW part of the park. This would ultimately look similar to the project just concluding at Alpine Park.

Mr. Riverblood discussed upgrades to the dog park. Dog owners have been asking for a shelter for quite some time. Trees were planted a few years ago, but there has been significant difficulty in growing the trees due to traffic and compaction in that area. The proposal includes a hexagonal shelter with some wind shields on a couple sides, in addition to a push-on-demand infrared heater. The proposed worksheet includes a grant opportunity as well as a donation from the Off-Leash Patrons.

Mr. Riverblood outlined the necessary improvements at Sunfish Lake parking lot. Phase one of this parking lot was completed in 2009. At that time, the popularity of the canoe and kayak system was not understood, but this additional parking area is warranted today. The new pavement areas would be porous pavement, providing infiltration for that stormwater that would permeate the blacktop and flow into the sandy soil below. It would also be a demonstration project on infiltration of stormwater.

Commission Sis asked about a grant opportunity for the demonstration project.

Mr. Riverblood responded that staff thought the same thing, but was unable to find any leads on grant monies.

Mr. Riverblood moved on to discuss football field enhancements near the end zones. Drain tile would be installed, with soil over the top, followed by turf/sod restoration. The Athletic Association has ranked this as one of their top 2 projects as part of the CIP.

Mr. Riverblood described the need for some type of lighting in the Amphitheatre. Staff is unsure what the best solution is. It might be theater seating-type lighting versus overhead lighting.

Mr. Riverblood reviewed a new project that has been generated from resident requests. The aeration of Sunfish Lake as well as the pond at The Draw. Both have naturally occurring populations of catchable size panfish. Both bodies of water are susceptible to winter kill, and the aeration would prevent that winter kill and would maintain fishable conditions for the many young people taking advantage of both locations. Aeration would prevent winter kill, but if it is not done, dead fish would be apparent all over both bodies of water in the spring following winters, when this may occur.

Commissioner Sis asked about the body of water at The Draw.

Mr. Riverblood explained it is about 6.5 feet deep.

Chair Bennett added he saw several kids catching fish during the concert series this summer.

Commissioner Sis asked whether aeration would do anything to help the natural vegetation currently growing in the bodies of water.

Mr. Riverblood explained it will likely help, but may not eliminate the algae. He noted the City is working with Dr. John Sullivan, with the University of Minnesota, where all elements of the water quality are being examined.

Chair Bennett thanked Mr. Riverblood, noting there are a lot of projects included in the plan.

Mr. Riverblood noted the City Council be considering the CIP on November 14, 2017. It would be appropriate, if the Commission desires, to make a recommendation that it is a good plan to be adopted.

Motion by Commissioner Sis, seconded by Commissioner Leistico, to recommend the 2018 – 2027 Parks Capital Improvement Plan to City Council as recommended in the presentation.

Motion carried. Voting Yes: Chair Bennett, Commissioners Sis, Leistico, Bayer, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

5.6 Recommend Cash Contribution Rates for Park Dedication and Trail Fees for 2018

Parks & Assistant Public Works Superintendent Riverblood recalled he has previously discussed in tonight's meeting where Park Dedication fees come from and the methodology for the application of Park Dedication and Trail Fees. The proposal under consideration includes fairly modest increases. He noted there is a demand that outstrips the City's funding ability, which is

the rationale behind gradual increasing the fees. Also factoring into the increase is the construction increases of all infrastructure improvements.

Chair Bennett noted the Commission has discussed this in the past. He noted the City has been pretty market competitive in terms of the fees. He asked whether the staff has surveyed neighboring cities.

Mr. Riverblood responded that other cities' fees cannot be the basis for setting the City of Ramsey's fees, but the City does tend to be in the middle or a little lower. The exception is some cities do not have stand-alone trail fees. The fact that the City has so many subdivisions before the Commission is a testimony to the park fees not being a detriment to responsible and reasonable growth. Developers are looking at Ramsey because of the developing park and trail system. That is also borne out when looking at Parkview, next to the Amphitheater. Another new apartment system being built is called Greenway Terrace, and that location has been chosen because of the Greenway approved by the Park and Rec Commission and the City Council.

Commissioner Sis asked whether the increased fees will be adequate enough to meet the demands for trails and amenities. He also inquired whether there is a potential appetite to be more aggressive with the fee increase.

Mr. Riverblood responded the answer is no, the increases proposed will adequately meet some of the pent-up demand for trails and amenities. The response to the second question is a policy matter for the City Council that takes input on all the issues and sentiment of the community. How to position Ramsey on development fees falls more in the purview of Council. They are an elected body. The Commission's recommendation is important, but the fee-setting policy is in the Council's realm. The park system plan will provide better guidance for this question as staff looks at future needs and attempts to cost out long-term needs and maintenance demands and costs. That is another question as it relates to property taxes, because that funds maintenance.

Commissioner Sis asked what governing body came up with the actual percentage increase as recommended by staff.

Mr. Riverblood responded this is staff's recommendation put forward to the Commission. The City Council will then look at the rates and charges across the City at a work session on November 14th. Then on November 24th, there will be a public hearing, where comment will be provided on the rate and fee structure.

Commissioner Sis asked what the Park and Rec Commission is being asked to recommend or approve tonight.

Mr. Riverblood responded that this is the time, the Park and Rec Commission should make either general recommendations to the City Council for park and trail fees rates and the cash contributions, or a combination whereby the Commission recommends certain fee rates with a part 2 with a suggestion to the Council look at the fee rates. It would be appropriate to have a more specific recommendation, considering Council will be looking at rates, charges and development fees on November 14th.

Motion by Commissioner Bayer, seconded by Commissioner Leistico, to recommend to the City Council a 2018 cash Park Dedication rate per residential unit of $3,000 - with a $100 increase per acre for the commercial/industrial subdivision of land, and Trail Fees to be increased to $1,000 per residential dwelling unit, with a $100 per acre increase for commercial/industrial land uses above the 2017 rates—pursuant to the attached table.

Further discussion: Commissioner Sis asked whether anyone would like to add a caveat about increasing or decreasing the adjustments or recommendations to City Council along those lines. He suggested asking the Council to consider more aggressive rates. Chair Bennett indicated the language could certainly recommend these amounts at a minimum, and potentially be increased at Council's discretion based on additional research. Mr. Riverblood suggested it would be appropriate to amend that language to the motion, if desired. He noted he would anticipate that the Council may say it is a good time to do the minimum increase and wait to see what how the CIP informs. Commissioner Sis's thoughts could also be a stand-alone motion. Commissioner Sis stated that with so many 2018 CIP projects slated, it may be something where residents may see more of a direct benefit and the rationale for those rates could be increased more aggressively than what is proposed.

Motion by Commissioner Sis to amend the motion on the table to add the language of "at a minimum" and then let the City Council examine the issue.

The amended language died due to lack of a second.

The original motion was considered for a vote.

Motion carried. Voting Yes: Chair Bennett, Commissioners Bayer, Leistico, Sis, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

6. COMMISSION/STAFF INPUT

Parks & Assistant Public Works Superintendent Riverblood provided updates on the following:

- Open House on the Comprehensive Plan – significant resident attendance and interaction.
- Staff working on the park system plan – will present action plan for parks and trails next month.
- City's website has many opportunities for resident activities.
- Tree lighting happening on December 5th – Santa will be present with horse drawn trolle rides.
- Fall activities – bituminous path is being picked up below Sliding Hill at Alpine Park, along with tree pruning and preparing for winter.
- City needs rink attendants and a full-time maintenance worker in the Streets Department.
- Park and Rec Commission looking for a student liaison.

Chair Bennett asked about an update on the University of Minnesota students working on parks projects, noting he had recently completed an interview as part of the project.

Mr. Riverblood noted there are many graduate and doctoral students from the U of M working on 23 City projects, many of which involve the parks realm. As the semester wraps up, there will be many projects presented. Two different groups are working on the Greenway plan. Another group is working on the Community Center. Natural resource projects are moving ahead as well. Many of the projects have a lot of detail and complexity.

7. ADJOURNMENT

Motion by Commissioner Sis, seconded by Commissioner Bayer, to adjourn the meeting.

Motion carried. Voting Yes: Chair Bennett, Commissioners Sis, Bayer, Leistico, and Tchuinkwa. Voting No: None. Absent: Commissioner Trappen.

The Park and Recreation Commission meeting adjourned at 8:07 p.m.

Respectfully submitted,

_____

Mark Riverblood
Parks & Assistant Public Works Superintendent

Drafted by Allison Burr
TimeSaver off Site Secretarial, Inc.

ENVIRONMENTAL POLICY BOARD
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

On Monday, November 13, 2017, the Environmental Policy Board (EPB) met in the Council Chambers at the Ramsey Municipal Center, 7550 Sunwood Drive N.W., Ramsey, Minnesota.

Members Present: Chairperson Thomas Stodola
Board Member Colleen Anderson
Board Member Reid Bernard
Board Member Jane Covart
Board Member Michael Hiatt
Board Member Lucas Trossen (arrived 6:55pm)
Board Member Michael Valentine

Members Absent: None

Also Present: Councilmember LeTourneau
City Planner Chris Anderson

1. CALL TO ORDER

Chairperson Stodola called the meeting to order at 6:30 p.m.

2. CITIZEN INPUT

None.

3. APPROVE AGENDA

Motion by Board Member Hiatt and seconded by Board Member Valentine to approve the agenda as submitted.

Motion carried. Voting Yes: Chairperson Stodola, Board Member Anderson, Bernard, Covart, Hiatt, and Valentine. Voting No: None. Absent: Trossen.

4. APPROVE MINUTES

4.01: Approve Meeting Minutes Dated October 16, 2017

Motion by Chairperson Stodola and seconded by Board Member Covart to approve the regular meeting minutes dated October 16, 2017.

Motion carried. Voting Yes: Chairperson Stodola, Board Member Anderson, Bernard, Covart, Hiatt, and Valentine. Voting No: None. Absent: Trossen.

5. POLICY BOARD BUSINESS

5.01: Receive Presentation from Resilient Communities Project Student Group

City Planner Anderson presented the staff report.

The RCP student group presented their work to the Board.

The student group noted several items other communities are doing that may be of interest. For example, the city of Edina requires a sustainability survey be completed and submitted with initial land use application that indicates what the project accomplishes from a sustainable/resilience perspective. They also noted that it would likely get a greater cross section of the community population to use events like the summer concert series and to ask folks a very short, simple question, such as what does natural resources mean to you?

The student group noted other recommendations as well, such as developing a key terms page for the website with some illustrations too would be helpful and developing an FAQ for developers to be accessible via the website.

There was a question and answer period as well as some general discussion between the Board and the student group.

The Board noted that the demographic information was quite interesting.

The Board thanked the students for their work and presentation.

City Planner Anderson recommended that the Board consider Case 5.03 next as there was someone in attendance for that case.

5.03: Confirm Recommendation for Lake Itasca Benefit to Related North Fork Meadows Subdivision; Case of Paxmar, LLC (Project No. 17-126)

City Planner Anderson presented the staff report. He reported that the City Council tabled action on this case; requesting a better delineation of the Lake Itasca Greenway boundary as well as a park dedication/trail development fee and open space pro-forma comparison. He stated that staff is currently working on this request with the developer. He noted that there are no changes to the proposal from the previous EPB review.

Alan Reissler with Paxmar, LLC, introduced himself and offered to address any questions the Board may have.

The Board requested further information from staff about the potential gap in the greenway corridor on land that was not under the same ownership.

City Planner Anderson stated that the intention would be to complete a contiguous greenway corridor but that that property owner had not yet been approached about a potential trail easement to accommodate the project.

Motion by Board Member Valentine and seconded by Board Member Anderson to recommend to the City Council that the additional information supports a sufficient public benefit for the North Fork Meadows Planned Unit Development.

Motion carried. Voting Yes: Chairperson Stodola, Board Member Anderson, Bernard, Covart, Hiatt, Trossen, and Valentine. Voting No: None. Absent: None.

5.02: Consider Amendment to Landscape Plan for Vistas at North Commons

City Planner Anderson presented the staff report. He noted that the subdivision received all the necessary approvals earlier this year and is now under construction. He noted that subsequent to plan development and the entitlement process, ownership of the project was transferred to Morning Sun Homes. He stated that the builder is nearing completion of the first home and was attempting to complete landscaping on site when they approach the City to inquire about the possibility of eliminating the use of a seed mix and instead finishing the entire site with sod.

Motion by Board Member Hiatt and seconded by Chairperson Stodola to recommend approval of the requested amendment to the Landscape Plan to allow the use of sod rather than seed mix.

Motion carried. Voting Yes: Chairperson Stodola, Board Member Anderson, Bernard, Covart, Hiatt, Trossen, and Valentine. Voting No: None. Absent: None.

6. BOARD / STAFF INPUT

- **Consider Updates to City's Environmental Webpage(s)**

City Planner Anderson requested that the Board review the City's website, especially those pages focused on recycling and natural resources and provide any feedback for improvements in advance of the city rolling out a new website this coming spring.

7. ADJOURNMENT

Motion by Board Member Valentine and seconded by Board Member Covart to adjourn the meeting.

The meeting adjourned at 7:50 p.m.

Respectfully submitted,

_____

Chris Anderson
City Planner

ATTEST:

_____

JoAnn Shaw
Community Development Secretary

CC Regular Session **4. 4.**

Meeting Date: 02/12/2018

By: Jo Thieling, Administrative Services

Information

Title

Approve Licenses

Purpose/Background:

Purpose: The purpose of this case is to approve license requests for 2018.

Background: Certain businesses in the City of Ramsey are required to apply for a license in addition to the Business Registration Certificate (BRC). Other businesses that may require a license, but are not required to have a BRC may also be included in this approval. Those new license requests and/or renewals are attached for Council approval.

Recommendation:

Staff recommends approval of license applications.

Action:

Motion to approve license applications.

Attachments

Licenses

Form Review

Form Started By: Jo Thieling Started On: 02/06/2018 08:29 PM

Final Approval Date: 02/06/2018

License Applications

Therapeutic Massage Therapist	RuiPing Huo – therapist at Oasis Massage, 14037 St. Francis Blvd.	3937 Foxglove Ct N	Brooklyn Park, MN 55443	612-545-6608
Therapeutic Massage Establishment	Nordic Massage and Bodywork, LLC	7533 Sunwood Drive NW #212A	Ramsey, MN 55303	612-282-3706
Therapeutic Massage Therapist	Stephanie Dryden – therapist at Nordic Massage	7533 Sunwood Drive NW #212A	Ramsey, MN 55303	612-282-3706

CC Regular Session **4. 5.**

Meeting Date: 02/12/2018

By: Jo Thieling, Administrative Services

Information

Title

Approve the Following Meeting Minutes:

1. City Council Work Session dated 1/23/2018
2. City Council Regular dated 1/23/2018

Purpose/Background:

Purpose: The purpose of this case is for Council review and approval of meeting minutes.

Background: Attached are the meeting minutes referenced above.

Action:

Motion to approve the following Council meeting minutes:

1. City Council Work Session dated 1/23/2018
2. City Council Regular dated 1/23/2018

Attachments

CCWS Mts

CC Mts

Form Review

Form Started By: Jo Thieling Started On: 02/06/2018 09:03 PM

Final Approval Date: 02/06/2018

CITY COUNCIL WORK SESSION
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey City Council did not conduct a regular City Council Work Session on Tuesday, January 23, 2018, but instead conducted a Resilient Communities Partnership Open House. The Open House took place at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Mayor Sarah Strommen Councilmember Jill Johns Councilmember Mark Kuzma Councilmember John LeTourneau Councilmember Chris Riley Councilmember Melody Shryock
Also Present:	City Administrator Kurtis Ulrich Parks and Assistant Public Works Superintendent Mark Riverblood Public Works Superintendent Grant Riemer Human Resources Manager Colleen Lasher Community Development Director Timothy Gladhill City Engineer Bruce Westby Asst. City Administrator/Economic Development Manager Patrick Brama City Clerk Jo Ann Thieling

The Open House was scheduled from 5:00 p.m. to 7:00 p.m. The purpose was to showcase the fall semester projects from the University of Minnesota's Resilient Communities Project.

Respectfully submitted,

_____

Jo Ann M. Thieling
City Clerk

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CITY COUNCIL
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey City Council conducted a regular meeting on Tuesday, January 23, 2018, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present: Mayor Sarah Strommen
Councilmember Jill Johns
Councilmember Mark Kuzma
Councilmember John LeTourneau
Councilmember Chris Riley
Councilmember Melody Shryock

Members Absent: None

Also Present: City Administrator Kurtis Ulrich
Fire Chief Matt Kohner
Police Chief Jeff Katers
Parks and Assistant Public Works Superintendent Mark Riverblood
Civil Engineer IV Leonard Linton
Human Resources Manager Colleen Lasher
Community Development Director Timothy Gladhill
Asst. City Administrator/Economic Development Manager Patrick Brama
Public Information and Event Specialist Nichole Wenberg

1. CALL TO ORDER

Mayor Strommen called the regular meeting of the Ramsey City Council to order at 7:00 p.m., followed by the Pledge of Allegiance led by Mayor Strommen.

2. PRESENTATION

2.01: 2018 State of the City

- **Introduction of Recruit Firefighters**
- ***Heart Safe* Award**
- **Resilient Communities Partnership Update**
- **State of the City Mayor's Address**

Mayor Strommen presented the 2018 State of the City Address. She stated that in addition to the Mayor's address tonight, there will be three special presentations which will highlight how Ramsey is ready for future opportunities and continues to provide high quality service that will help to responsibly grow the community. She recognized that improvements and achievements

of the Fire Department have helped to provide a cost savings through insurance costs and the ability to provide high-quality services. She reported that there are six recruits that have completed the necessary training to become certified firefighters.

Fire Chief Kohner reported that these recruits have finished their one year of probation, completed the academy, have been certified by the State of Minnesota as firefighters, and have been certified as emergency responders. He commended the dedication of the recruits to complete all the steps necessary to become paid on-call firefighters. He introduced the six new recruits and welcomed them to the City of Ramsey.

Mayor Strommen recognized the Heart Safe program, which began in the City of Ramsey in 2015 through the efforts of resident Tim Hoffman. She reported that by 2017, more than 1,400 people have been trained in CPR and there have been 65 AED devices installed at public locations throughout the City. She provided a recent example of when this training of residents and the availability of an AED device helped to save a life at a local Ramsey business. She invited the individuals who were a part of that event to come forward for the presentation.

Police Chief Katers presented a Citizen Lifesaving Award to Amy Miller and noted that the other resident that assisted, Jacob was unable to attend but expressed his appreciation. He recognized the other members present including the survivor, Mike Miller; the members of the Lions Club, who donated the AED equipment; and Tim Hoffman, who started the program in Ramsey.

Mayor Strommen stated that in 2017, Ramsey was selected as a community partner for the Resilient Communities Partners program, which connects University of Minnesota students and faculty with communities. She reviewed the different categories on which the students have been working with staff. She stated that she has appreciated the ability to partner with students that have brought fresh eyes and ideas while still maintaining the values of Ramsey.

Community Development Director Gladhill reported that this has been a successful partnership, noting that the process is only halfway through. He stated that this has provided a fresh approach to assist with City projects and provides cost-effective supplementary support for staff. He noted that the data collection and tool kit that the students are putting together will help the City to continue to provide high level service to the community in a cost-efficient manner. He thanked the program manager that has been a great help and thanked him for the opportunity to participate in the program.

Mayor Strommen noted that these presentations help to show that Ramsey is ready for the future. She stated that the Strategic Plan continues to provide goals for the community to work towards. She highlighted achievements from 2017 towards the Strategic Plan goals of financial stability, providing a connected community, having a smart citizen focused government, and building and maintaining an effective organization. She stated that 2017 was a year of great achievement for the City and because of those successes, the City is ready for the future. She thanked the other members of the Council and City staff for their continued contributions.

3. CITIZEN INPUT

None.

4. CONSENT AGENDA

Motion by Councilmember LeTourneau, seconded by Councilmember Kuzma, to approve the following items on the Consent Agenda:

4.01: Approve the following Meeting Minutes:
1) City Council Work Session dated January 9, 2018
2) City Council Regular dated January 9, 2018

4.02: Adopt Resolution #18-021 Approving Cash Disbursements Made and Authorizing Payment of Accounts Payable Invoicing Received During the Period of January 4, 2018 through January 17, 2018

4.03: Adopt Resolution #18-020 Authorizing Final Payment to Sauter and Sons for Demolition of Former Sunfish Lake Gas Station

4.04: Adopt Resolution #18-025 Approving Partial Payment to Douglas-Kerr Underground, LLC for IP #17-10, Puma Street Utility Improvements

4.05: Adopt Resolution #18-026 Approving Partial Payment to North Valley, Inc. for IP #14-27, Mississippi River Trail Phase II

4.06: Adopt Resolution #18-017 Directing Staff to Submit the 2018 Pay Equity Report

4.07: Adopt Resolution #18-030 to Accept the City Administrator's Annual Performance Evaluation and Professional Development Plan

4.08: Adopt Resolution #18-031 to Hire a Part-Time Engineering Administrative Assistant

Motion carried. Voting Yes: Mayor Strommen, Councilmembers LeTourneau, Kuzma, Johns, Riley, and Shryock. Voting No: None.

5. APPROVE AGENDA

Motion by Councilmember Johns, seconded by Councilmember Shryock, to approve the agenda as presented.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers Johns, Shryock, Kuzma, LeTourneau, and Riley. Voting No: None.

6. PUBLIC HEARING

None.

7. COUNCIL BUSINESS

7.01: Consider Adopting Resolution #18-027 Approving Plans and Specifications and Authorizing Advertisement for Bids for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04

Civil Engineer IV Linton reviewed the staff report and recommendation to adopt Resolution #18-027 approving plans and specifications and authorizing advertisement for bids for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04. He noted that the Public Works Committee reviewed the proposed project on January 16th and recommended approval of the plans and specifications.

Councilmember Kuzma asked for additional details on the difference between the budgeted amount and engineer's estimate.

Civil Engineer IV Linton replied that staff uses the bids from the previous year to provide the estimate for the next year's project. He explained that often the bids come in lower than the estimated amount and therefore there are carryover funds available in the budget. He noted that staff attempts to maximize the investment in the roads in a fiscally responsible manner.

Councilmember LeTourneau asked how the assessment policy would, or would not, apply in this instance.

Civil Engineer IV Linton replied that sealcoating is not an assessed item and is funded strictly through the City budget.

Councilmember Riley stated that the Public Works Committee discussed this item and there was discussion on the alternatives which will provide the flexibility to reach the budgeted amounts most closely.

Motion by Councilmember Kuzma, seconded by Councilmember Riley, to Adopt Resolution #18-027 Approving Plans and Specifications and Authorizing Advertisement for Bids for 2018 Crackseal and Sealcoat Improvement, Improvement Project #18-04.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers Kuzma, Riley, Johns, LeTourneau, and Shryock. Voting No: None.

7.02: Consider Introducing Ordinance #18-06 Vacating Drainage and Utility Easements and Trail Easement within Outlot A Brookfield Second Addition; Case of Brookfield Land, LLC

Community Development Director Gladhill reviewed the staff report and recommendation to introduce Ordinance #18-06 to vacate the existing, underlying drainage and utility easements on the recorded plats of Brookfield First Addition and Brookfield Second Addition, which lie within Outlot A, Brookfield Second Addition, along with the temporary trail easement within Outlot A, Brookfield Second Addition, created in Document Numbers 2013477.002 and 2013477.003.

Motion by Councilmember LeTourneau, seconded by Councilmember Johns, to introduce Ordinance #18-06 vacating drainage and utility easements and trail easement within Outlot A Brookfield Second Addition.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers LeTourneau, Johns, Kuzma, Riley, and Shryock. Voting No: None.

7.03: Consider Affinity Apartment Project: Public Infrastructure Memorandum of Understanding

Asst. City Administrator/Economic Development Manager Brama reviewed the staff report and noted that the MOU is generally consistent with the past direction provided by the City Council and the EDA via the purchase agreement. He stated that the MOU is also consistent with the previous staff input to the Council and EDA, that TIF District #14 would be staff's targeted funding source for the City's share of infrastructure. He stated that the agreement identifies the specific financing arrangement with the development funding 100 percent upfront and then repayment of only the City's portion of the costs via TIF District #14, over the course of eight years. He stated that both the City Attorney and Ehlers recommended/preferred the financing arrangement outlined in the MOU, versus other methods of funding.

Councilmember Riley asked for input from the consultant.

Jason Aarsvold, Ehlers, reviewed the options that could have been considered but were not preferred for this project. He stated that the project is essentially paying for needed infrastructure improvements. He noted that the City's portion will be paid back through the TIF funds over the eight-year timeframe. He provided additional details on the TIF note that covers the City's portion of the infrastructure expense.

Motion by Councilmember Kuzma, seconded by Councilmember LeTourneau, to approve the public infrastructure MOU with CAP Acquisitions.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers Kuzma, LeTourneau, Johns, Riley, and Shryock. Voting No: None.

7.04: Consider Adoption of Resolution #18-029 Approving Participation in Metropolitan Council Water Efficiency Potential Project

City Administrator Ulrich reviewed the staff report and stated that based on the response received from the Metropolitan Council confirming that the study results will not adversely impact the City of Ramsey, and the potential for the study to result in future cost savings for water supply infrastructure, staff recommends adopting Resolution #18-029 approving the City of Ramsey's participation in the Metropolitan Council Water Efficiency Potential Project.

Councilmember Riley noted that Andover is listed as number one on the list and asked if Andover will be participating.

City Administrator Ulrich stated that he is not aware whether that community is going to participate but noted that he can attempt to find out that decision.

Councilmember Riley stated that he has voted against participation in this program. He stated that usage has continued to decrease even while the City's population receiving City services has increased, which shows that the community is already conserving water. He suggested that the City not participate.

Councilmember LeTourneau stated that he appreciates the comments from Councilmember Riley. He asked if the results of the study would share with other communities the successes the community has had with water conservation.

City Administrator Ulrich agreed that water conservation efforts the City has implemented could be used as benchmarks throughout the program, and therefore the City could be used as a role model. He stated that if there is data from other communities, those results could be applicable to Ramsey.

Councilmember LeTourneau stated that everyone shares the same aquafer and if the City is showing ways to conserve but yet grow, that could be helpful for other communities. He stated that a larger study, such as this, could have regional benefits.

City Administrator Ulrich agreed that regional water supply has been an issue and communities on the fringe of the aquafer are somewhat constrained. He stated that it would make sense to look at conservation in those areas but agreed that there would have to be a regional solution because of the shared resource.

Mayor Strommen stated that in looking back ten years ago, the City was instructed to think about surface water use rather than groundwater use. She noted that it had been frustrating as the City was told they were on their own and therefore she is happy to see the change in attitude to see this as a regional problem and solution. She stated that if there are ways to obtain costs savings or participate in shared solutions, that will provide a service to the community. She noted that this study will provide the City with necessary information and the City can ensure that Ramsey is treated equitable and that the solution is applied equally across all communities.

Motion by Councilmember Johns, seconded by Councilmember Kuzma, to Adopt Resolution #18-029 Approving Participation in Metropolitan Council Water Efficiency Potential Project.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers Johns, Kuzma, LeTourneau, and Shryock. Voting No: Councilmember Riley.

8. MAYOR, COUNCIL AND STAFF INPUT

Mayor Strommen welcomed Troy Olson, the City's representative from the North Metro Mayors Association.

Troy Olson thanked Mayor Strommen for welcoming him tonight. He stated that he is at the legislature emphasizing the north metro area to ensure that the area is well represented.

City Administrator Ulrich announced upcoming meetings and events.

9. ADJOURNMENT

Motion by Councilmember Shryock, seconded by Councilmember Johns, to adjourn the meeting.

Motion carried.

The regular meeting of the City Council adjourned at 8:02 p.m.

Respectfully submitted,

_____
Kurtis G. Ulrich
City Administrator

ATTEST:

_____
Jo Ann M. Thieling
City Clerk

Drafted by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

CC Regular Session **4. 6.**

Meeting Date: 02/12/2018

By: JoAnn Shaw, Community Development

Information

Title

Approve Rental Licenses

Purpose/Background:

Purpose: The purpose of this case is to approve rental license requests for 2017.

Background: Detached Single-Family Homes and Attached Single-Family Homes (townhomes, duplexes, etc.) are required to obtain a license (registration), but are not subject to inspections (unless the City has sufficient evidence of a violation of City Code).

Multi-Family Units (apartments, condos, etc.) will continue to be subject to the license and inspection program as required today, but the inspection frequency will be reduced.

New license application requests are attached for Council approval.

Recommendation:

Staff recommends approval of license applications.

Action:

Motion to approve rental license applications.

Attachments

Rental Licenses

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:05 PM
Form Started By: JoAnn Shaw		Started On: 01/31/2018 11:31 AM
Final Approval Date: 02/08/2018		

Report Name: Rental License - License Types
Council Dates: 2/13/2018 to 2/13/2018
Status: Active, Inactive
License Type(s): Rental, Rental-Type I-3 Year, Rental-Type II-2 Year, Rental-Type III-1 Year, Rental-Type IV-6 Months, Rental-Type IV-Pending

City of Ramsey
Rental License - License Types

Company	Location	Complex	Exp. Date	Council Date	Statu
Rental					
Pamela Cribbs	6971 137th Ave NW		2/13/2021	2/13/2018	A
Mark Sibilev	15120 Cobalt St NW		2/13/2021	2/13/2018	A
Dennis Augustson	9002 Highway 10 NW		2/13/2021	2/13/2018	A

Rental License Count: 3

Total Licenses: 3

CC Regular Session **4. 7.**

Meeting Date: 02/12/2018

By: Jackie Lipski, Finance

Information

Title

Adopt Resolution #18-037 Approving Cash Disbursements Made and Authorizing Payment of Accounts Payable Invoicing Received During the Period of January 18, 2018 through February 7, 2018

Action:

Motion to Adopt Resolution #18-037 Approving Cash Disbursements Made and Authorizing Payment of Accounts Payable Invoicing Received During the Period of January 18, 2018 through February 7, 2018.

Attachments

Bills List 2/12/2018

Resolution 2/12/2018

Form Review

Inbox	Reviewed By	Date
Diana Lund	Diana Lund	02/07/2018 02:06 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:19 PM
Form Started By: Jackie Lipski		Started On: 02/07/2018 01:52 PM
Final Approval Date: 02/08/2018		

RAMSEY CITY COUNCIL MEETING

2/12/2018

BILLS LIST

DISBURSEMENTS TO BE APPROVED THIS MEETING:

DISBURSEMENT TYPE:	SUBMITTED FOR APPROVAL
Purchase Journal:	
Prepaids 1/18/18-2/7/18	470,427.31
Accounts Payable 1/18/18-2/7/18	429,583.03
Payroll 1/25/18	174,056.22
Debt Service	390,287.50

TOTAL SUBMITTED FOR APPROVAL THIS MEETING **$ 1,464,354.06**

DISBURSEMENTS PREVIOUSLY APPROVED AND PAID:	APPROVED PREV. MTG	2018 Y.T.D.
NET PAYROLL TOTAL	$ 143,410.93	$ 287,280.56
- CORRECTION TO PAYROLL		
PREPAIDS	246,911.38	357,814.34
- PREPAID ADJUSTMENTS		
WIRE TRANSFERS FOR DEBT SERVICE		
- CORRECTION TO D.S.		
ACCOUNTS PAYABLE INVOICING - PREVIOUS MEETING:		
- BILLS LIST SUBMITTED	279,103.93	327,179.10
ADD (DELETE) BILLS LIST SUBMITTED		
PAY ESTIMATE(S)	459,163.74	459,163.74
- CHECKS VOIDED	0.00	0.00
TOTAL CASH DISBURSEMENTS PREVIOUSLY APPROVED	**$ 1,128,589.98**	**$ 1,431,437.74**

CITY OF RAMSEY

Council Check Register by GL

Council Check Register and Summary

1/18/2018 -- 12/31/2018

Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description
104822	1/18/2018		111601 21ST CENTURY BANK						
		51,975.00	WOODLANDS 4TH REIMBURSE AGREE		89941	010917	9601.4606		DEVELOPER FEES (WAC
		51,975.00							
104823	1/18/2018		116114 AVESIS THIRD PARTY ADMINISTRATORS						
		131.39	JAN 2018 VISION INS		89942	1856672	9101.2170		DENTAL/DISABILITY/LIFE
		131.39							
104824	1/18/2018		116141 CHISAGO COUNTY RECORDER						
		20.00	NOTARY- E. BEARDSLEY		89943	011018	0211.6451		MEMBERSHIP DUES
		20.00							
104825	1/18/2018		110734 CITY OF RAMSEY						
		100.00	# 689024534		89944	011718	9601.4651		WATER REVENUE
		100.00							
104826	1/18/2018		107603 DAHLBERG, NICHOLAS						
		9.09	REIMB- LUNCH MISSING PERSON		89946	01122018	0211.6331		TRAVEL & LODGING
		9.09							
104827	1/18/2018		116148 DTB MANAGEMENT, LLC						
		125.00	CANCELLED RA034431		89945	011618	9101.4220		SEPTIC SYSTEM PERMIT
		1.00	CANCELLED RA034431		89945	011618	9101.2081		SURCHARGES-PERMITS
		126.00							
104828	1/18/2018		100328 MN DEPT OF HEALTH WATER						
		32.00	EXAM FEE- MATT GRAF		89947	011718	9601.6335		TRAINING
		32.00							
104829	1/18/2018		111618 MN POLLUTION CONTROL AGENCY						
		1,170.00	18 CONF-NELSON,ERICKSON,JOHNSO		89948	011718	9602.6335		TRAINING
		1,170.00							
104830	1/18/2018		111618 MN POLLUTION CONTROL AGENCY						
		400.00	MS4 STORMWATER PERMIT APP		89949	010318	9605.6315		MISCELLANEOUS PROFE
		400.00							
104831	1/18/2018		100351 NCPERS MINNESOTA						
		352.00	JAN 18 LIFE INS		89950	7048118	9101.2170		DENTAL/DISABILITY/LIFE
		352.00							
104832	1/18/2018		107244 NORTHLAND TRUST SERVICES INC						
		350,000.00	BONDS SERIES 2011A		89951	RAMS11A 12/13/17	9345.6602		BOND PRINCIPAL
		39,792.50	BONDS SERIES 2011A		89951	RAMS11A 12/13/17	9345.6611		BOND INTEREST
		495.00	BONDS SERIES 2011A		89951	RAMS11A 12/13/17	9345.6310		FISCAL AGENT FEES
		390,287.50							
104833	1/18/2018		100393 PRAIRIE RESTORATIONS INC						
		2,537.00	RE:RIVERS BEND SEEDING		89953	10170	0452.6269		LANDSCAPE MATERIALS
		675.00	RE: RAMSEY DRAW BURN		89954	10054	9605.6489		OTHER CONTRACTED SE
		3,212.00							
104834	1/18/2018		106418 PURMORT HOMES INC						

Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description
									Continued.
104834	1/18/2018		106418 PURMORT HOMES INC						
		38,794.00	PARTIAL ESC RELEASE 115423		89952	011118	9804.6315	00115423	MISCELLANEOUS PROFE
		38,794.00							
104908	1/25/2018		100043 ANOKA COUNTY PROPERTY RECORDS TAXATION						
		46.00	2017 FILINGS		89998	534 010218	9804.6315	00114730	MISCELLANEOUS PROFE
		46.00	2017 FILINGS		89998	534 010218	9804.6315	00115967	MISCELLANEOUS PROFE
		46.00	2017 FILINGS		89998	534 010218	9804.6315	00115267	MISCELLANEOUS PROFE
		138.00							
104909	1/25/2018		111377 ANOKA MUNICIPAL UTILITY						
		63.35	14034 DYSPOSIUM ST LT		89999	22-610280-00 DEC17	9603.6371		ELECTRIC UTILITIES
		126.13	CTY RD 116 & HWY 47 SIGNAL		90000	22-613120-01 DEC17	0260.6371		ELECTRIC UTILITIES
		38.71	BUNKER LK BLVD/ DYSPOSIUM		90001	22-612000-01 DEC17	0260.6371		ELECTRIC UTILITIES
		56.80	RAMSEY STREET LIGHTS		90002	22-990005-01 DEC17	9603.6371		ELECTRIC UTILITIES
		284.99							
104910	1/25/2018		116152 BONIFAS, RAYMOND						
		258.13	REFUND ESCROW 115576		89991	011918	9804.6315	00115576	MISCELLANEOUS PROFE
		258.13							
104911	1/25/2018		110536 CBIZ FINANCIAL SOLUTIONS INC						
		48.49	4TH QTR 2017 FEES		90003	1897	0130.6315		MISCELLANEOUS PROFE
		48.49							
104912	1/25/2018		100297 CENTERPOINT ENERGY						
		495.18	6701 HIGHWAY 10		90004	6011580-5 DEC 17	9410.6373	00041012	GAS
		5,736.86	7550 SUNWOOD DR		90005	6702493-5 DEC 17	0194.6373		GAS
		891.56	5650 ALPINE DR NW		90006	5961540-1 DEC 17	0220.6373		GAS
		606.89	15050 ARMSTRONG BLVD		90007	5914352-9 DEC17	0220.6373		GAS
		191.90	14515 E TOWN CENTER DR		90008	8782239-1 DEC17	9601.6373		GAS
		7,922.39							
104913	1/25/2018		110734 CITY OF RAMSEY						
		50.20	#386814938		90028	012418	9601.4651		WATER REVENUE
		76.50	#726472		90028	012418	9601.4651		WATER REVENUE
		76.50	#724784		90028	012418	9601.4651		WATER REVENUE
		123.28	#727435		90028	012418	9601.4651		WATER REVENUE
		326.48							
104914	1/25/2018		115384 ERICKSON, ASHTON						
		48.67	TRAINING- LUNCHES		89992	011918	0211.6331		TRAVEL & LODGING
		48.67							
104915	1/25/2018		104452 METRO CHIEF FIRE OFFICERS ASSOC.						
		100.00	2018 MEMBERSHIP DUES		89993	011918	0220.6451		MEMBERSHIP DUES
		100.00							
104916	1/25/2018		113719 NEOFUNDS BY NEOPOST						

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104916	1/25/2018		113719 NEOFUNDS BY NEOPOST						
		2,000.00	POSTAGE- 7900044034448047		89994	012418	9101.1551		POSTAGE METER DEPOS
		2,000.00							
104917	1/25/2018		116151 RADZYUK, ANGELA						
		100.00	REFUND DAMAGE DEPOSIT		89996	012318	9804.1160		KEY & DAMAGE DEPOSIT
		100.00							
104918	1/25/2018		100683 STOLP, NICHOLAS						
		444.12	EMS CONF- LODGING		89995	012218	0211.6331		TRAVEL & LODGING
		444.12							
104919	1/25/2018		100510 VERIZON WIRELESS						
		103.00	OCT/NOV 2017 PD SERVICE		90011	9795497248	0280.6415		OTHER EQUIPMENT REN
		702.60	OCT/NOV 2017 PD SERVICE		90011	9795497248	0211.6415		OTHER EQUIPMENT REN
		103.00	DEC 2017 PD SERVICES		90012	9799082488	0280.6415		OTHER EQUIPMENT REN
		701.63	DEC 2017 PD SERVICES		90012	9799082488	0211.6415		OTHER EQUIPMENT REN
		103.00	NOV 2017 PD SERVICE		90013	9797279948	0280.6415		OTHER EQUIPMENT REN
		701.15	NOV 2017 PD SERVICE		90013	9797279948	0211.6415		OTHER EQUIPMENT REN
		13.01	DEC 17-JAN 18 BILLING		90029	9799559045	0301.6323		CELLULAR PHONES
		13.01	DEC 17-JAN 18 BILLING		90029	9799559045	9601.6323		CELLULAR PHONES
		308.11	DEC 17-JAN 18 BILLING		90030	9799653781	0220.6323		CELLULAR PHONES
		2,748.51							
104920	1/25/2018		113539 WINSUPPLY TWIN CITIES MN CO.						
		1.56	MISC PARTS		89997	107626 00	0452.6249		MISCELLANEOUS OPERA
		1.56							
104921	1/29/2018		100257 LAW ENFORCEMENT LABOR SRV INC						
		563.50			89860	0111181418072	9101.2177		UNION DUES
		563.50			90020	0124181608452	9101.2177		UNION DUES
		1,127.00							
104922	1/29/2018		100298 MN AFSCME COUNCIL 5						
		734.60			89861	0111181418073	9101.2177		UNION DUES
		783.35			90021	0124181608453	9101.2177		UNION DUES
		1,517.95							
104923	2/1/2018		116158 13120 SUNSET TRAIL LLC						
		77.00	REFUND PERMIT RA035935		90122	012518	9101.4205		BUILDING PERMIT
		1.00	REFUND PERMIT RA035935		90122	012518	9101.2081		SURCHARGES-PERMITS
		1,500.00	REFUND PERMIT RA035935		90122	012518	9804.6433	00116028	REFUNDS
		1,578.00							
104924	2/1/2018		115203 ALL AMERICAN TITLE CO INC						
		192.72	UB REFUND 14409 POTASSIUM ST		90075	013118	9601.4651		WATER REVENUE
		192.72							
104925	2/1/2018		100948 ANOKA COUNTY LICENSE CENTER						
		80.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	0301.6249		MISCELLANEOUS OPERA
		80.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	0194.6249		MISCELLANEOUS OPERA
		32.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	0240.6249		MISCELLANEOUS OPERA
		256.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	0311.6249		MISCELLANEOUS OPERA
		256.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	0452.6249		MISCELLANEOUS OPERA
		64.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	9601.6249		MISCELLANEOUS OPERA
		32.00	RENEW 50 TAX EXEMPT CITY TABS		90076	013118	9602.6249		MISCELLANEOUS OPERA

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104925	2/1/2018		100948 ANOKA COUNTY LICENSE CENTER						
		800.00							
104926	2/1/2018		111326 BURNET TITLE						
		40.30	UB REFUND 14587 OLIVINE WAY		90077	013118	9601.4651		WATER REVENUE
		40.30							
104927	2/1/2018		116160 CEASE, MICKEY						
		14.47	UB REFUND 4830 SALISH CIRCLE		90078	013118	9601.4651		WATER REVENUE
		14.47							
104928	2/1/2018		100297 CENTERPOINT ENERGY						
		1,250.24	MISC PW ACCTS DEC 2017		90070	8000014064-2 DEC 2017	0311.6373		GAS
		570.57	MISC PW ACCTS DEC 2017		90070	8000014064-2 DEC 2017	0452.6373		GAS
		416.75	MISC PW ACCTS DEC 2017		90070	8000014064-2 DEC 2017	9601.6373		GAS
		416.75	MISC PW ACCTS DEC 2017		90070	8000014064-2 DEC 2017	9602.6373		GAS
		416.74	MISC PW ACCTS DEC 2017		90070	8000014064-2 DEC 2017	9605.6373		GAS
		3,071.05							
104929	2/1/2018		113687 CITIES TITLE SERVICE						
		183.03	UB REFUND 5354 140TH AVE		90079	013118	9601.4651		WATER REVENUE
		183.03							
104930	2/1/2018		110734 CITY OF RAMSEY						
		300.00	706940851		90080	013118	9601.4651		WATER REVENUE
		218.82	610929376		90080	013118	9601.4651		WATER REVENUE
		145.28	689292819		90080	013118	9601.4651		WATER REVENUE
		664.10							
104931	2/1/2018		100116 CONNEXUS ENERGY						
		12.41	SUNFISH STATION		90121	444931-270863 DEC 2017	9603.6371		ELECTRIC UTILITIES
		12.41							
104932	2/1/2018		116161 DEGREEFF REAL ESTATE INC						
		102.60	UB REFUND 15821 FERRET ST		90082	013118	9601.4651		WATER REVENUE
		102.60							
104933	2/1/2018		106583 DELTA DENTAL PLAN OF MINNESOTA						
		4,204.85	DENTAL INS FEB 2018		90116	7164797	9101.2170		DENTAL/DISABILITY/LIFE
		4,204.85							
104934	2/1/2018		115887 DVS RENEWAL						
		11.00	RENEW SQ 367		90083	012518	0211.6249		MISCELLANEOUS OPERA
		11.00							
104935	2/1/2018		115887 DVS RENEWAL						
		11.00	RENEW SQ 366		90084	012518A	0211.6249		MISCELLANEOUS OPERA
		11.00							
104936	2/1/2018		100870 EDINA REALTY TITLE						

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									Continued.
104936	2/1/2018		100870 EDINA REALTY TITLE						
		32.91	UB REFUND 7290 147TH LN		90085	013118	9601.4651		WATER REVENUE
		32.91							
104937	2/1/2018		113991 EMERGENCY RESPONSE SOLUTIONS						
		2,125.00	CHEMGUARD		90071	9653	0220.6249		MISCELLANEOUS OPERA
		2,125.00							
104938	2/1/2018		116162 ERICKSON, GORDON						
		12.07	UB REFUND 16839 SODIUM ST		90086	013118	9601.4651		WATER REVENUE
		12.07							
104939	2/1/2018		114616 FERIANCEK, JOE						
		134.07	REIMBURSE- MN DOT TRAINING		90087	012918	0301.6331		TRAVEL & LODGING
		134.07							
104940	2/1/2018		111674 FIRST AMERICAN TITLE						
		210.95	UB REFUND 5338 140TH AVE		90088	013118	9601.4651		WATER REVENUE
		252.82	UB REFUND 7051 147TH AVE		90089	013118A	9601.4651		WATER REVENUE
		463.77							
104941	2/1/2018		115789 FIRST AMERICAN TITLE						
		154.92	UB REFUND 14651 NEON ST NW		90090	013118	9601.4651		WATER REVENUE
		154.92							
104942	2/1/2018		115574 HEALTHPARTNERS						
		44,512.00	HEALTH INS FEB 2018		90123	78756128	9101.2176		LIFE/HEALTH-EMPLOYEE
		44,512.00							
104943	2/1/2018		113561 HOME TITLE INC						
		153.40	UB REFUND 14661 POTASSIUM ST		90091	013118	9601.4651		WATER REVENUE
		153.40							
104944	2/1/2018		111865 LIBERTY TITLE INC						
		37.17	UB REFUND 7108 159TH LN		90092	013118	9601.4651		WATER REVENUE
		20.64	UB REFUND 7406 147TH LN		90093	013118A	9601.4651		WATER REVENUE
		56.44	UB REFUND 7036 139TH AVE		90094	013118B	9601.4651		WATER REVENUE
		67.26	UB REFUND 15488 TUNGSTEN ST		90095	013118C	9601.4651		WATER REVENUE
		129.29	UB REFUND 6348 144TH AVE		90096	013118D	9601.4651		WATER REVENUE
		310.80							
104945	2/1/2018		115826 LIFE FITNESS						
		2,501.03	FEB 1,2018 2ND TIF PYMT		90097	020118	9215.6433		REFUNDS
		5,539.00	FEB 1,2018 2ND TIF PYMT		90097	020118	9215.6433		REFUNDS
		8,040.03							
104946	2/1/2018		116169 LIFE INSURANCE CO OF NORTH AMERICA						
		74.40	JAN 18 ACCIDENT INS		90117	AI960634	9101.2170		DENTAL/DISABILITY/LIFE
		8.52	JAN 18 CRITICAL ILL		90117	AI960634	9101.2170		DENTAL/DISABILITY/LIFE
		82.92							
104947	2/1/2018		100276 MCFOA						
		40.00	K. SCHMIDT JULY 17-JUNE 18		90120	020118	0130.6451		MEMBERSHIP DUES
		40.00							
104948	2/1/2018		116163 MCPHERSON, LEE AND MELANIE						

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									Continued.
104948	2/1/2018		**116163 MCPHERSON, LEE AND MELANIE**						
		28.43	UB REFUND 15511 DOLOMITE ST		90099	013118	9601.4651		WATER REVENUE
		28.43							
104949	2/1/2018		**116170 MEIXNER, JASON**						
		145.28	UB REFUND 6930 170TH TRL		90115	013118	9601.4651		WATER REVENUE
		145.28							
104950	2/1/2018		**116157 MINNESOTA EXTERIORS INC**						
		80.00	REFUND PERMIT RA036581		90100	012318	9101.4205		BUILDING PERMIT
		80.00							
104951	2/1/2018		**100351 NCPERS MINNESOTA**						
		368.00	LIFE INS FEB 2018		90118	7048218 FEB 18	9101.2170		DENTAL/DISABILITY/LIFE
		368.00							
104952	2/1/2018		**116164 NELSON, TAYLOR**						
		193.44	UB REFUND 15250 COBALT ST		90101	013118	9601.4651		WATER REVENUE
		193.44							
104953	2/1/2018		**113479 NTC II LLC**						
		14.50	UB REFUND 14618 OLIVINE TER		90102	013118	9601.4651		WATER REVENUE
		14.50							
104954	2/1/2018		**116165 ODEN, ANDREA**						
		17.87	UB REFUND 7910 149TH LN		90103	013118	9601.4651		WATER REVENUE
		17.87							
104955	2/1/2018		**108182 PARENT CUSTOM HOMES LLC**						
		1,500.00	REFUND ERO ESCROW		90104	013118	9804.6433	00115651	REFUNDS
		1,500.00							
104956	2/1/2018		**116019 PARTNERS TITLE**						
		212.09	UB REFUND 14142 BARIUM ST		90107	013118	9601.4651		WATER REVENUE
		212.09							
104957	2/1/2018		**113737 RATWIK ROSZAK AND MALONEY PA**						
		72.50	DEC 17 SERVICES		90072	61614	0161.6304		LEGAL FEES
		333.00	DEC 17 SERVICES		90072	61614	9214.6304		LEGAL FEES
		2,886.00	RETAINER DEC 17		90073	010118	0161.6304		LEGAL FEES
		174.00	RETAINER DEC 17		90073	010118	9214.6304		LEGAL FEES
		3,465.50							
104958	2/1/2018		**114811 RESIDENCE AT THE COR APARTMENTS LLC**						
		62,620.53	FEB 1,2018 TIF 6TH PYMT		90108	020118	9214.6433		REFUNDS
		89,517.75	FEB 1,2018 TIF 6TH PYMT		90108	020118	9214.6433		REFUNDS
		152,138.28							
104959	2/1/2018		**101103 SPRINT**						
		53.37	SPRINT DEC 17-JAN 18		90105	570683319-194	0130.6323		CELLULAR PHONES
		384.00	SPRINT DEC 17-JAN 18		90105	570683319-194	0191.6323		CELLULAR PHONES
		54.67	SPRINT DEC 17-JAN 18		90105	570683319-194	0240.6323		CELLULAR PHONES
		561.09	SPRINT DEC 17-JAN 18		90105	570683319-194	0211.6323		CELLULAR PHONES
		121.18	SPRINT DEC 17-JAN 18		90105	570683319-194	0194.6323		CELLULAR PHONES
		264.53	SPRINT DEC 17-JAN 18		90105	570683319-194	0311.6323		CELLULAR PHONES
		317.58	SPRINT DEC 17-JAN 18		90105	570683319-194	0452.6323		CELLULAR PHONES

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104959	2/1/2018		101103 SPRINT						
		223.35	SPRINT DEC 17-JAN 18		90105	570683319-194	0301.6323		CELLULAR PHONES
		155.15	SPRINT DEC 17-JAN 18		90105	570683319-194	0220.6323		CELLULAR PHONES
		109.34	SPRINT DEC 17-JAN 18		90105	570683319-194	0192.6321		TELEPHONE
		226.15	SPRINT DEC 17-JAN 18		90105	570683319-194	9601.6323		CELLULAR PHONES
		2,470.41							
104960	2/1/2018		105706 TINKLENBERG GROUP INC						
		3,300.00	RETAINER 8 OF 12 -FEB 18		90106	2046	9400.6315		MISCELLANEOUS PROFE
		3,300.00							
104961	2/1/2018		115905 TITLE SMART						
		39.15	UB REFUND 15931 XENON ST		90112	013118	9601.4651		WATER REVENUE
		39.15							
104962	2/1/2018		114606 TITLE SMART INC						
		236.42	UB REFUND 15134 HELIUM ST		90109	013118	9601.4651		WATER REVENUE
		319.21	UB REFUND 6190 142ND LN		90110	013118A	9601.4651		WATER REVENUE
		555.63							
104963	2/1/2018		114866 TITLE SMART INC						
		18.92	UB REFUND 15410 NUTRIA ST		90111	013118	9601.4651		WATER REVENUE
		18.92							
104964	2/1/2018		116166 WANDZEL, MARK						
		36.21	UB REFUND 6870 139TH LN		90113	013118	9601.4651		WATER REVENUE
		36.21							
104965	2/1/2018		116167 WHEELER LAW OFFICE						
		40.72	UB REFUND 9000 159TH LN		90114	013118	9601.4651		WATER REVENUE
		40.72							
90450113	1/26/2018		100398 PUBLIC EMPLOYEES RETIREMENT ASSN						
		50.00			89985	012418956001	9101.2174		PERA-EMPLOYEE
		50.00			89986	012418956002	9101.2183		PERA-EMPLOYER
		18,642.16			90022	0124181608454	9101.2174		PERA-EMPLOYEE
		24,801.95			90023	0124181608455	9101.2183		PERA-EMPLOYER
		43,544.11							
91773153	1/26/2018		101306 IRS						
		166.23			89957	0123181442002	9101.2171		FEDERAL WITHHOLDING
		1,240.51			89958	0123181442003	9101.2173		FICA & MEDICARE-EMPL(
		1,240.51			89959	0123181442004	9101.2182		FICA & MEDICARE-EMPL(
		393.75			89988	012418956004	9101.2171		FEDERAL WITHHOLDING
		271.77			89989	012418956005	9101.2173		FICA & MEDICARE-EMPL(
		271.77			89990	012418956006	9101.2182		FICA & MEDICARE-EMPL(
		22,145.83			90025	0124181608457	9101.2171		FEDERAL WITHHOLDING
		12,400.53			90026	0124181608458	9101.2173		FICA & MEDICARE-EMPL(
		12,400.53			90027	0124181608459	9101.2182		FICA & MEDICARE-EMPL(
		50,531.43							
92197184	1/26/2018		100601 MN DEPT OF REV WH						
		197.58			89956	0123181442001	9101.2172		STATE WITHHOLDING
		82.54			89987	012418956003	9101.2172		STATE WITHHOLDING
		10,487.95			90024	0124181608456	9101.2172		STATE WITHHOLDING
		10,768.07							

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									Continued.
92197184	1/26/2018		100601 MN DEPT OF REV WH						
98012618	1/26/2018		115568 ALERUS FINANCIAL NA						
		1,674.68			90019	01241816084514	9101.2176		LIFE/HEALTH-EMPLOYEE
		1,674.68							
99011818	1/18/2018		107885 DEPARTMENT OF LABOR AND INDUSTRY						
		1,713.97	Dec Surcharges		89810	123117	9101.2081		SURCHARGES-PERMITS
		34.30-	Dec Surcharges		89810	123117	9101.4604		SURCHARGES
		1,679.67							
99012618	1/26/2018		107962 TOTAL ADMINISTRATIVE SERVICE CORP						
		2,697.20			90015	01241816084510	9101.2176		LIFE/HEALTH-EMPLOYEE
		2,697.20							
99266389	1/26/2018		114790 GREAT WEST LIFE AND ANNUITY INS CO						
		8,544.00			90017	01241816084512	9101.2175		DEFERRED COMPENSAT
		8,544.00							
99266957	1/26/2018		114790 GREAT WEST LIFE AND ANNUITY INS CO						
		1,467.58			90018	01241816084513	9101.2176		LIFE/HEALTH-EMPLOYEE
		1,467.58							
99555352	1/26/2018		100223 ICMA RETIREMENT TRUST 457						
		2,116.58			90014	0124181608451	9101.2175		DEFERRED COMPENSAT
		2,116.58							
99724118	1/26/2018		114486 SUN LIFE ASSURANCE COMPANY OF CANADA						
		758.01			89856	01111814180711	9101.2176		LIFE/HEALTH-EMPLOYEE
		758.89			90016	01241816084511	9101.2176		LIFE/HEALTH-EMPLOYEE
		21.40	COBRA LIFE		90016	01241816084511	9101.2176		LIFE/HEALTH-EMPLOYEE
		612.66			90016	01241816084511	9101.2170		DENTAL/DISABILITY/LIFE
		293.41			90016	01241816084511	9101.2170		DENTAL/DISABILITY/LIFE
		2,444.37							
		860,714.81	Grand Total						

Payment Instrument Totals

Checks	735,247.12
EFT Payments	125,467.69
Total Payments	860,714.81

CITY OF RAMSEY
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Originator	JLIPSKI	
Payment Instrument		Check Payment
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Payee Number	Payee Name / Mailing Address	Stub Message	Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
100012	ACE SOLID WASTE INC	MISC ACCTS FEB 2018	PV	90159	001	09101	2/1/2018	3522497	197.37
	ACE SOLID WASTE INC	MISC ACCTS FEB 2018	PV	90159	002	09101	2/1/2018	3522497	112.71
	6601 MCKINLEY STREET NW	MISC ACCTS FEB 2018	PV	90159	003	09101	2/1/2018	3522497	37.57
	RAMSEY MN 55303	MISC ACCTS FEB 2018	PV	90159	004	09101	2/1/2018	3522497	37.57
		MISC ACCTS FEB 2018	PV	90159	005	09101	2/1/2018	3522497	37.56
		MISC ACCTS FEB 2018	PV	90159	006	09101	2/1/2018	3522497	117.40
		MISC ACCTS FEB 2018	PV	90159	007	09101	2/1/2018	3522497	126.75
						Summary Total			666.93
		FEB 18 CITY RECYCLE CONTRACT	PV	90160	001	09604	2/1/2018	3522484	25,555.85
						Summary Total			25,555.85
						Payment Amount			26,222.78
111385	ACHIEVE SERVICES INC	DEC 17 SHREDDING	PV	90124	001	09101	1/11/2018	16720	55.25
						Summary Total			55.25
	ACHIEVE SERVICES INC 1201 89TH AVENUE NE BLAINE MN 55434								
						Payment Amount			55.25
100017	AIRGAS USA, LLC	GASES	PV	89955	001	09101	1/9/2018	9071499740	15.73
						Summary Total			15.73
	AIRGAS USA LLC P O BOX 802576	MISC SUPPLIES	PV	90161	001	09101	1/26/2018	9072133216	150.27
	CHICAGO IL 60680-2576					Summary Total			150.27
						Payment Amount			166.00
115296	ALL SEASONS GARAGE DOOR	CIRCUIT BOARD-DOOR OPENER	PV	90032	001	09601	1/12/2018	62172	545.00
						Summary Total			545.00
	ALL SEASONS GARAGE DOOR 14161 BASALT STREET NW RAMSEY MN 55303								
						Payment Amount			545.00
107442	ALLDATA	RENEW 2018 REPAIR SOFTWARE	PV	90031	001	09101	1/22/2018	549392	1,500.00
						Summary Total			1,500.00
	ALLDATA P O BOX 848379 DALLAS TX 75284-8379								
						Payment Amount			1,500.00
100029	ANOKA AREA CHAMBER OF	GALA 2018	PV	90033	001	09101	1/17/2018	23005	1,000.00

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Payment Instrument		Check Payment
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Payee Number	Name / Mailing Address	Stub Message	Document Ty	Number	Itm	Co	Due Date	Invoice Number	Payment Amount
	COMMERCE	DINNER-SILVER							
				Summary Total					1,000.00
	ANOKA AREA CHAMBER OF COMMERCE 12 BRIDGE SQUARE ANOKA MN 55303								
				Payment Amount					1,000.00
100043	ANOKA COUNTY PROPERTY RECORDS TAXATION	TIF FOR 2017	PV	90153	001	09208	1/31/2018	013118	632.71
	ANOKA COUNTY PROPERTY RECORDS TAXATION	TIF FOR 2017	PV	90153	002	09208	1/31/2018	013118	443.59
	2100 - 3RD AVENUE	TIF FOR 2017	PV	90153	003	09208	1/31/2018	013118	784.00
	ANOKA MN 55303	TIF FOR 2017	PV	90153	004	09208	1/31/2018	013118	443.59
				Summary Total					2,303.89
		2018 SPECIAL ASSESSMENT	PV	90162	001	09101	1/31/2018	01312018	2,177.38
		2018 SPECIAL ASSESSMENT	PV	90162	002	09101	1/31/2018	01312018	2,204.03
				Summary Total					4,381.41
				Payment Amount					6,685.30
100063	ASPEN MILLS	MISC EXPLORERS	PV	90034	001	09101	1/11/2018	210069	53.10
	ASPEN MILLS			Summary Total					53.10
	8201 C CENTRAL AVE NE	BODY ARMOR K. BROTKOWSKI	PV	90035	001	09290	1/11/2018	210070	1,058.90
	SPRING LAKE PARK MN 55432			Summary Total					1,058.90
		COLLAR BRASS- T. FRANKFURTH	PV	90036	001	09101	1/11/2018	210071	29.10
				Summary Total					29.10
				Payment Amount					1,141.10
114006	BADGE LABEL.COM	JR CHIEF SHIELD BADGES	PV	90125	001	09101	12/21/2017	171231-001	439.83
	BADGE LABEL.COM 1403 OAK KNOLL FORT WORTH TX 76117			Summary Total					439.83
				Payment Amount					439.83
112595	BMI	2018 CONCERT SERIES	PV	89960	001	09101	1/1/2018	31054531	349.00
	BMI			Summary Total					349.00

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Payee Number	Name / Mailing Address	Stub Message	Document Ty	Number	Itm	Co	Due Date	Invoice Number	Payment Amount
	P O BOX 630893 CINCINNATI OH 45263-0893								
				Payment Amount					349.00
100647	BOLTON AND MENK INC	RAM/WELL HOUSE 3 NAT GAS	PV	90163	001	09601	1/24/2018	0213297	789.70
	BOLTON AND MENK INC 1960 PREMIER DRIVE MANKATO MN 56001-5900			Summary Total					789.70
		RIVERDALE EXT IMP	PV	90164	001	09402	1/24/2018	0213296	603.00
				Summary Total					603.00
		FALL 2017 TRAFFIC COUNTS	PV	90200	001	09214	1/24/2018	0213298	1,048.50
				Summary Total					1,048.50
		CENTER ST AREA ANALYSIS	PV	90203	001	09214	1/24/2018	0213300	9,078.50
				Summary Total					9,078.50
				Payment Amount					11,519.70
103641	BOYER TRUCKS ROGERS	SWITCH 636	PV	90165	001	09101	1/30/2018	191070R	49.62
	BOYER TRUCKS 2601 NE BROADWAY MINNEAPOLIS MN 55413			Summary Total					49.62
		CLAMP	PV	90166	001	09101	1/29/2018	191016R	23.04
				Summary Total					23.04
		PANEL FOR 662	PV	90204	001	09101	2/2/2018	191241R	100.25
				Summary Total					100.25
		MISC PARTS 636	PV	90205	001	09101	2/1/2018	191130R	84.77
				Summary Total					84.77
		MODULE ASY FOR 636	PV	90206	001	09101	1/31/2018	191138R	115.38
				Summary Total					115.38
				Payment Amount					373.06
100619	BRAUN INTERTEC CORPORATION	DEC 17 ENVIRON. SERVICES	PV	90126	001	09201	1/16/2018	B118209	1,440.00
	BRAUN INTERTEC CORPORATION NW 7644 PO BOX 1450 MINNEAPOLIS MN 55485-7644			Summary Total					1,440.00
				Payment Amount					1,440.00
112019	CENTRAL HYDRAULICS INC	MISC PARTS 644	PV	90037	001	09101	1/16/2018	0051127	352.76

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Payment Instrument		Check Payment
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Payee Number	Name / Mailing Address	Stub Message	Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
	CENTRAL HYDRAULICS INC 21877 INDUSTRIAL COURT ROGERS MN 55374			Summary Total					352.76
				Payment Amount					352.76
115600	CENTRAL MINNESOTA DEVELOPMENT COMPANY	RE: STONE BROOK LOAN	PV	90201	001	09230	12/15/2017	1002	1,750.00
	CENTRAL MINNESOTA DEVELOPMENT COMPANY 1885 STATION PARKWAY SUITE A ANDOVER MN 55304			Summary Total					1,750.00
				Payment Amount					1,750.00
106670	CENTRAL POWER DISTRIBUTORS INC	BAR NUT 2 PACK	PV	90207	001	09101	2/1/2018	232462	.57
	CENTRAL POWER DISTRIBUTORS INC 3801 THURSTON AVENUE ANOKA MN 55303			Summary Total					.57
				Payment Amount					.57
116174	CHARGEPOINT INC	RENEW SOFTWARE/MAINT PRO	PV	90208	001	09240	1/31/2018	IN36394	3,118.07
	CHARGEPOINT INC 254 EAST HACIENDA AVENUE CAMPBELL CA 95008			Summary Total					3,118.07
				Payment Amount					3,118.07
114549	CHET S SHOES INC	SAFETY BOOTS 2018	PV	90038	001	09101	1/1/2018	37436	585.99
	CHET S SHOES INC	SAFETY BOOTS 2018	PV	90038	002	09101	1/1/2018	37436	278.00
	8870 RENDOVA STREET NE CIRCLE PINES MN 55014			Summary Total					863.99
		BOOTS- J. NELSON	PV	90167	001	09601	1/24/2018	37591	150.00
				Summary Total					150.00
				Payment Amount					1,013.99
110734	CITY OF RAMSEY	6701 HWY 10 4TH QTR 17	PV	90127	001	09410	1/25/2018	719019 4TH QTR 17	117.69
	CITY OF RAMSEY P O BOX 251100			Summary Total					117.69
		7650 SUNWOOD DR 4TH QTR 17	PV	90128	001	09240	1/25/2018	444931372 4TH QTR 17	112.37
	ST PAUL MN 55125-6100			Summary Total					112.37
		7550 SUNWOOD DR 4TH	PV	90129	001	09101	1/25/2018	444931294 4TH QTR	201.58

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Payee Number	Payee Name / Mailing Address	Stub Message	Document Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
		QTR 17						17	
				Summary Total					201.58
		15050 ARMSTRONG 4TH QTR 17	PV	90154	001	09101	1/25/2018	727978 4TH QTR 17	483.52
				Summary Total					483.52
		5650 ALPINE DR 4TH QTR 17	PV	90155	001	09101	1/25/2018	726528 4TH QTR 17	302.73
				Summary Total					302.73
				Payment Amount					1,217.89
115896	CIVICPLUS INC	CIVICREC- PHASE 2	PV	90210	001	09101	2/2/2018	REC1-013981	3,750.00
	ICON ENTERPRISES, INC			Summary Total					3,750.00
	302 S 4TH ST SUITE 500	CIVIC PLUS SETUP/SUPPORT	PV	90232	001	09101	1/31/2018	169740	12,345.00
	MANHATTAN KS 66502			Summary Total					12,345.00
				Payment Amount					16,095.00
100120	CONTINENTAL RESEARCH CORP	MISC SUPPLIES	PV	90039	001	09101	1/15/2018	459886	169.00
	CONTINENTAL RESEARCH CORP PO BOX 15204 ST LOUIS MO 63110			Summary Total					169.00
				Payment Amount					169.00
100167	CORNERSTONE FORD	WORK ON 653	PV	90168	001	09101	1/24/2018	16205426/1	526.50
	CORNERSTONE FORD	WORK ON 653	PV	90168	002	09101	1/24/2018	16205426/1	150.58
	17219 HIGHWAY 10 NW PO BOX 304 ELK RIVER MN 55330			Summary Total					677.08
				Payment Amount					677.08
100125	COUNTRYSIDE PRINTING INC	COMMENT CARDS	PV	89961	001	09101	1/8/2018	35048	199.00
	COUNTRYSIDE PRINTING 6250 BUNKER LAKE BLVD NW SUITE 113 RAMSEY MN 55303			Summary Total					199.00
				Payment Amount					199.00

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Payee Number	Payee Name / Mailing Address	Stub Message	Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
100127	CROW RIVER FARM EQUIPMENT COMPANY	MISC METAL	PV	90040	001	09101	1/22/2018	187426	430.56
	CROW RIVER FARM EQUIPMENT COMPANY					Summary Total			430.56
	17685 - 53RD STREET NE	MISC SUPPLIES	PV	90169	001	09101	1/29/2018	187533	49.14
	ROGERS MN 55374					Summary Total			49.14
						Payment Amount			479.70
100129	CRYSTEEL TRUCK EQUIPMENT	CICUIT BOARD-V BLADE	PV	90041	001	09101	1/23/2018	F41321	192.60
	CRYSTEEL MANUFACTURING					Summary Total			192.60
	1130 73RD AVENUE NE	CUTTING EDGES	PV	90211	001	09101	2/2/2018	F41414	709.20
	FRIDLEY MN 55432					Summary Total			709.20
		SOLONOID- BOSS	PV	90212	001	09101	2/5/2018	FP167247	56.16
						Summary Total			56.16
						Payment Amount			957.96
111818	DEANO'S COLLISION SPECIALISTS INC	WINDSHIELD REPAIR 359	PV	90042	001	09290	1/19/2018	49511	325.00
	DEANO'S COLLISION SPECIALISTS INC					Summary Total			325.00
	11063 173RD AVENUE	WORK ON 332 DEC 2017	PV	90130	001	09101	1/5/2018	49307	600.77
	ELK RIVER MN 55330	WORK ON 332 DEC 2017	PV	90130	002	09101	1/5/2018	49307	1,695.40
						Summary Total			2,296.17
						Payment Amount			2,621.17
113306	DEFINITIVE TECHNOLOGY SOLUTIONS INC	PRINTER CONTRACT JAN/FEB 18	PV	90043	001	09101	1/22/2018	INV157850	495.89
	DEFINITIVE TECHNOLOGY SOLUTIONS INC 9401 JAMES AVENUE SOUTH SUITE 120 BLOOMINGTON MN 55431					Summary Total			495.89
						Payment Amount			495.89
100144	DEHN OIL COMPANY	SYNTHETIC BULK	PV	89962	001	09101	1/16/2018	25114388	478.42
	DEHN OIL COMPANY					Summary Total			478.42
	6735 141ST AVENUE NW	DIESEL	PV	89963	001	09101	1/17/2018	59104	480.00
	RAMSEY MN 55303					Summary Total			480.00
		DIESEL FUEL	PV	89964	001	09101	1/17/2018	59103	2,550.75
						Summary Total			2,550.75
		DIESEL FUEL	PV	90044	001	09101	1/24/2018	59158	2,051.25

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Payee Number	Name / Mailing Address	Stub Message	Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
				Summary Total					2,051.25
		DIESEL FUEL	PV	90045	001	09101	1/24/2018	59159	441.00
				Summary Total					441.00
				Payment Amount					6,001.42
116149	DUDE SOLUTIONS INC	INSIGHT START 2018	PV	90046	001	09101	1/17/2018	INV-20070	5,183.95
	DUDE SOLUTIONS INC P O BOX 200236 PITTSBURGH PA 15251-0236			Summary Total					5,183.95
				Payment Amount					5,183.95
116175	ECKBERG LAMMERS ATTORNEYS AT LAW	JAN 18 PROSECUTION	PV	90213	001	09101	1/31/2018	01 2018	5,676.19
	ECKBERG LAMMERS ATTORNEYS AT LAW 1809 NORTHWESTERN AVENUE STILLWATER MN 55082			Summary Total					5,676.19
				Payment Amount					5,676.19
100158	ECM PUBLISHERS INC	PUBLIC ACCURACY TEST	PV	90047	001	09101	1/26/2018	567530	26.88
	ECM PUBLISHERS INC			Summary Total					26.88
	4095 COON RAPIDS BLVD	2018 BUDGET SUMMARY	PV	90048	001	09101	1/19/2018	565819	123.63
	COON RAPIDS MN 55433			Summary Total					123.63
		LOT WIDTH HEARING	PV	90170	001	09101	1/19/2018	565823	80.63
				Summary Total					80.63
		AFFINITY- HEARING	PV	90171	001	09804	1/19/2018	565822	69.88
				Summary Total					69.88
		HEAR- ACE SOLID WASTE LOTS	PV	90172	001	09804	1/19/2018	565821	118.25
				Summary Total					118.25
		RE:RUM RIVER PRAIRIE PRELIM	PV	90173	001	09804	1/19/2018	565820	86.00
				Summary Total					86.00
		TROTT BROOK BOARDWALK	PV	90229	001	09101	1/26/2018	567529	306.38
				Summary Total					306.38
				Payment Amount					811.65
106624	EHLERS AND ASSOCIATES, INC	DEC 17 AFFINITY MOU	PV	90131	001	09214	1/12/2018	76053	440.00

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Payee Number	Name / Mailing Address	Stub Message	Document Ty	Number	Itm	Co	Due Date	Invoice Number	Payment Amount
	EHLERS & ASSOCIATES, INC				Summary Total				440.00
	3060 CENTRE POINTE DRIVE	DEC 17 CALC TIF	PV	90132	001	09214	1/12/2018	76057	240.00
	ROSEVILLE MN 55113-1105				Summary Total				240.00
		DEC 17 WORK ON TIF 8	PV	90133	001	09208	1/12/2018	76052	895.00
					Summary Total				895.00
					Payment Amount				1,575.00
100733	ELK RIVER WINLECTRIC CO	MISC PARTS	PV	90049	001	09601	1/16/2018	271804 02	32.70
	ELK RIVER WINLECTRIC CO 12777 MEADOWVALE ROAD SUITE A ELK RIVER MN 55330				Summary Total				32.70
					Payment Amount				32.70
100993	EMBEDDED SYSTEMS, INC	REPAIR SIREN 7	PV	90050	001	09101	1/17/2018	343637	210.00
	EMBEDDED SYSTEMS, INC 11931 HWY #65 NE BLAINE MN 55434				Summary Total				210.00
					Payment Amount				210.00
108737	EMERGENCY AUTOMOTIVE TECHNOLOGY INC	ARMREST/LIGHT KIT	PV	90174	001	09101	1/23/2018	AW011818-1	174.22
	EMERGENCY AUTOMOTIVE TECHNOLOGY INC 2755 GENEVA AVE N OAKDALE MN 55128				Summary Total				174.22
					Payment Amount				174.22
104205	EXPRESS SIGNS INC	BIZ EXPO 2018	PV	90051	001	09230	1/19/2018	2789	580.00
	EXPRESS SIGNS INC PO BOX 475 ANOKA MN 55303				Summary Total				580.00
					Payment Amount				580.00
113321	FACTORY MOTOR PARTS CO	FILTER 651	PV	90175	001	09101	1/30/2018	6-1495614	34.24
	FACTORY MOTOR PARTS CO				Summary Total				34.24

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Payee Number	Payee Name / Mailing Address	Stub Message	Ty	Document Number	Itm	Co	Due Date	Invoice Number	Payment Amount
	BIN 139107	SHOP SUPPLIES	PV	90176	001	09101	1/29/2018	6-1495457	23.88
	P O BOX 9107	SHOP SUPPLIES	PV	90176	002	09101	1/29/2018	6-1495457	49.44
	MINNEAPOLIS MN	SHOP SUPPLIES	PV	90176	003	09101	1/29/2018	6-1495457	13.18
	55480-9107								
				Summary Total					86.50
		ACP FOR 366	PV	90177	001	09101	1/25/2018	6-1495166	16.03
				Summary Total					16.03
		SHOP SUPPLIES	PV	90214	001	09101	2/1/2018	6-1495881	13.18
				Summary Total					13.18
				Payment Amount					149.95
107099	FASTENAL	MISC PARTS	PV	89966	001	09101	1/9/2018	MNTC8160405	33.83
	FASTENAL COMPANY			Summary Total					33.83
	P O BOX 1286	MISC PARTS	PV	90052	001	09101	1/18/2018	MNTC8160725	16.01
	WINONA MN 55987			Summary Total					16.01
				Payment Amount					49.84
100143	FERGUSON WATERWORKS # 2516	SOFTWARE MAINT. 2018	PV	89967	001	09601	1/17/2018	0272444	995.00
	FERGUSON WATERWORKS 2516			Summary Total					995.00
	P O BOX 802817	MISC WATER METER SUPPLIES	PV	90053	001	09601	1/22/2018	0272672	19.01
	CHICAGO IL 60680-2817			Summary Total					19.01
		MISC WATER METER SUPPLIES	PV	90054	001	09601	1/17/2018	0272670	1,301.51
				Summary Total					1,301.51
		WATER METER MISC	PV	90178	001	09601	1/30/2018	0273276	121.49
				Summary Total					121.49
		CURB BOX KEYS	PV	90179	001	09601	1/30/2018	0273213	74.33
				Summary Total					74.33
				Payment Amount					2,511.34
107737	FINANCE AND COMMERCE INC	BIDS-TROTT BROOK BOARDWALK	PV	90230	001	09101	1/26/2018	743621951	218.00
	FINANCE AND COMMERCE INC			Summary Total					218.00
	SDS 12-2619								
	P O BOX 86								
	MINNEAPOLIS MN 55486-2619								
				Payment Amount					218.00

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109409	FIRE AND LIFE SAFETY CONSULTING,LLC	REVIEW- GREENWAY TERRACE	PV	90055	001	09101	1/13/2018	011318	100.00
	FIRE AND LIFE SAFETY CONSULTING, LLC 8321 168TH STREET WEST LAKEVILLE MN 55044						Summary Total		100.00
							Payment Amount		100.00
100181	FIRST STATE TIRE RECYCLING INC	RECYCLE TIRES	PV	89968	001	09101	1/10/2018	CU30390	65.28
	FIRST STATE TIRE RECYCLING 1500 278TH LANE NE ISANTI MN 55040						Summary Total		65.28
							Payment Amount		65.28
100189	G AND K SERVICES INC	UNIFORM CLEANING	PV	89969	001	09101	1/10/2018	6006864216	21.00
	G AND K SERVICES INC	UNIFORM CLEANING	PV	89969	002	09101	1/10/2018	6006864216	5.00
	P O BOX 842385	UNIFORM CLEANING	PV	89969	003	09101	1/10/2018	6006864216	25.30
	BOSTON MA 02284-2385	UNIFORM CLEANING	PV	89969	004	09101	1/10/2018	6006864216	25.31
							Summary Total		76.61
		UNIFORM CLEANING	PV	89970	001	09101	1/17/2018	6006875437	21.00
		UNIFORM CLEANING	PV	89970	002	09101	1/17/2018	6006875437	5.00
		UNIFORM CLEANING	PV	89970	003	09101	1/17/2018	6006875437	26.41
		UNIFORM CLEANING	PV	89970	004	09101	1/17/2018	6006875437	26.41
							Summary Total		78.82
		FIRE- MATS CLEANING	PV	89971	001	09101	1/17/2018	6006875435	16.56
							Summary Total		16.56
		FIRE- MATS CLEANING	PV	90056	001	09101	1/24/2018	6006886769	13.20
							Summary Total		13.20
		UNIFORM CLEANING	PV	90180	001	09101	1/24/2018	6006886767	21.00
		UNIFORM CLEANING	PV	90180	002	09101	1/24/2018	6006886767	5.00
		UNIFORM CLEANING	PV	90180	003	09101	1/24/2018	6006886767	25.24
		UNIFORM CLEANING	PV	90180	004	09101	1/24/2018	6006886767	25.24
							Summary Total		76.48
							Payment Amount		261.67
106506	GEARGRID CORPORATION	SECURE BOX ASSEMBLY	PV	90057	001	09101	1/17/2018	0015142	1,858.00
	GEARGRID CORPORATION 670 SW 15TH STREET FOREST LAKE MN 55025						Summary Total		1,858.00

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				Payment Amount					1,858.00
100200	GOPHER STATE ONE CALL INC	JAN 2018- ANNUAL FEE	PV	89972	001	09601	1/31/2018	8000670	16.66
	GOPHER STATE ONE CALL	JAN 2018- ANNUAL FEE	PV	89972	002	09601	1/31/2018	8000670	16.66
	7223 PARKWAY DRIVE	JAN 2018- ANNUAL FEE	PV	89972	003	09601	1/31/2018	8000670	16.68
	SUITE 210								
	HANOVER MD 21076-1317			Summary Total					50.00
				Payment Amount					50.00
100650	GRAINGER	FRAMED MIRROR GLASS	PV	89973	001	09101	1/15/2018	9668839674	186.14
	GRAINGER INC			Summary Total					186.14
	DEPT. 806511127	FIRE- MISC SUPPLIES	PV	90058	001	09101	1/15/2018	9667827878	132.99
	PALATINE IL 60038-0001			Summary Total					132.99
		MISC SUPPLIES	PV	90059	001	09101	1/19/2018	9674141875	28.94
				Summary Total					28.94
		LANTERN BATTERY	PV	90181	001	09101	1/31/2018	9685480528	30.90
				Summary Total					30.90
		RATCHET LOAD BINDER	PV	90182	001	09101	1/31/2018	9685480536	60.02
				Summary Total					60.02
		MISC SUPPLIES	PV	90219	001	09101	2/2/2018	9687713405	100.01
				Summary Total					100.01
				Payment Amount					539.00
114104	GREATER MSP	2018 PORTAL LICENSE	PV	90215	001	09230	1/29/2018	PORTAL_2018_8	450.00
	GREATER MSP			Summary Total					450.00
	400 ROBERT STREET NORTH SUITE 1600								
	ST PAUL MN 55101			Payment Amount					450.00
100209	HAKANSON ANDERSON ASSOC INC	DEC 17 SUNFISH STATION DEMO	PV	90231	001	09214	1/31/2018	39468	147.50
	HAKANSON ANDERSON ASSOC INC			Summary Total					147.50
	3601 THURSTON AVENUE								
	ANOKA MN 55303-1063			Payment Amount					147.50
100211	HAWKINS INC	CHEMICALS	PV	90220	001	09601	1/29/2018	4221120	6,215.76

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	HAWKINS INC				Summary Total				6,215.76
	P O BOX 860263								
	MINNEAPOLIS MN 55486-0263								
					Payment Amount				6,215.76
110386	HEALTH PARTNERS	DEC 17 S. BERSCHE	PV	90136	001	09101	1/9/2018	900035483	223.00
	HEALTH PARTNERS				Summary Total				223.00
	P O BOX 77026								
	MINNEAPOLIS MN 55480-7726								
					Payment Amount				223.00
112564	HEALTH PARTNERS GROUP HEALTH-WORKSITE	DEC 17 EAP	PV	90135	001	09101	1/10/2018	W814460	73.00
	HEALTH PARTNERS GROUP HEALTH-WORKSITE				Summary Total				73.00
	MAIL STOP # 21109A	EAP JAN 2018	PV	90216	001	09101	2/2/2018	W814556	73.00
	P O BOX 64059				Summary Total				73.00
	ST PAUL MN 55164-0059								
					Payment Amount				146.00
116150	HUBBELL TYNER	RENT- FRAMED TACKBOARDS	PV	90183	001	09101	1/24/2018	2011256	1,400.00
	HUBBELL TYNER				Summary Total				1,400.00
	2110 OLD HIGHWAY 8								
	NEW BRIGHTON MN 55112								
					Payment Amount				1,400.00
106049	INTERNATIONAL CODE COUNCIL	PDF LICENSE 15 MN BUILD CODE	PV	90217	001	09101	1/22/2018	1000856273	583.00
	INTERNATIONAL CODE COUNCIL				Summary Total				583.00
					Payment Amount				583.00
115007	ITERIS, INC	FEB 2018 WEATHER FORECASTING	PV	90218	001	09101	2/1/2018	324682	400.00
	ITERIS, INC				Summary Total				400.00
	P O BOX 842123								
	LOS ANGELES CA 90084-2123								
					Payment Amount				400.00

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115408	KRIS ENGINEERING INC	MISC SUPPLIES	PV	90184	001	09101	1/24/2018	29455	1,462.96
	KRIS ENGINEERING INC 1988 247TH STREET SAINT AUGUSTA MN 56301				Summary Total				1,462.96
					Payment Amount				1,462.96
100256	LANO EQUIPMENT INC	WIPER BLADE	PV	90060	001	09101	1/23/2018	02-531327	11.97
	LANO EQUIPMENT INC 6140 HIGHWAY 10 NW ANOKA MN 55303				Summary Total				11.97
					Payment Amount				11.97
100259	LEAGUE OF MN CITIES INS TRUST	2018 PROPERTY/CASUALTY PREMIUM	PV	90061	001	09101	1/25/2018	10002906 JAN 2018	171,152.00
	LEAGUE OF MN CITIES INS TRUST	2018 PROPERTY/CASUALTY PREMIUM	PV	90061	002	09101	1/25/2018	10002906 JAN 2018	3,404.00
	C/O BERKLEY RISK SERVICES INC	2018 PROPERTY/CASUALTY PREMIUM	PV	90061	003	09101	1/25/2018	10002906 JAN 2018	357.00
	P O BOX 581517	2018 PROPERTY/CASUALTY PREMIUM	PV	90061	004	09101	1/25/2018	10002906 JAN 2018	16,046.00
	MINNEAPOLIS MN 55458-1517	2018 PROPERTY/CASUALTY PREMIUM	PV	90061	005	09101	1/25/2018	10002906 JAN 2018	3,409.00
		2018 PROPERTY/CASUALTY PREMIUM	PV	90061	006	09101	1/25/2018	10002906 JAN 2018	138.00
					Summary Total				194,506.00
					Payment Amount				194,506.00
100266	LOGIS	DEC 2017 SERVICE	PV	90137	001	09101	12/31/2017	44621	12,372.00
	LOCAL GOVERNMENT INFORMATION SYSTEMS ASS 5750 DULUTH STREET GOLDEN VALLEY MN 55422-4036				Summary Total				12,372.00
		ENTRUST TOKENS DEC 17	PV	90138	001	09101	12/31/2017	44677	45.00
					Summary Total				45.00
		INSIGHT DEC 17	PV	90139	001	09101	12/31/2017	44740	1,054.40
					Summary Total				1,054.40
		NETWORK DEC 17	PV	90140	001	09101	12/31/2017	44706	402.50

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						Summary Total			402.50
						Payment Amount			13,873.90
100268	LRRWMO CITY OF ANOKA	PERMIT 03-07 TOWN CENTER	PV	90185	001	09214	1/22/2018	394	170.00
	LRRWMO CITY OF ANOKA 2015 - 1ST AVENUE NORTH ANOKA MN 55303					Summary Total			170.00
						Payment Amount			170.00
100270	MACQUEEN EQUIPMENT INC	CUTTING EDGES	PV	90186	001	09101	1/25/2018	P10537	516.18
	MACQUEEN EQUIPMENT INC 1125 7TH STREET EAST ST PAUL MN 55106					Summary Total			516.18
						Payment Amount			516.18
113658	MARCO	DEC 2017 BILLING	PV	90202	001	09101	1/30/2018	INV4952519	60.00
	MARCO					Summary Total			60.00
	NW 7128 PO BOX 1450	JAN 2018 SERVICE	PV	90221	001	09101	1/31/2018	INV4955294	60.00
	MINNEAPOLIS MN 55485-7128					Summary Total			60.00
						Payment Amount			120.00
108129	MCDOWALL COMFORT MANAGEMENT	SERVICE 12/29/2017	PV	90141	001	09101	1/12/2018	605257	400.00
	MCDOWALL COMFORT MANAGEMENT P O BOX 746 WAITE PARK MN 56387					Summary Total			400.00
						Payment Amount			400.00
101154	MCDUFF'S EATERY AND PUB	2018 HOLIDAY PARTY	PV	90062	001	09101	1/12/2018	011218	2,327.74
	MCDUFF'S EATERY AND PUB 16659 ST FRANCIS BLVD NW RAMSEY MN 55303					Summary Total			2,327.74
						Payment Amount			2,327.74
100283	MENARDS COON RAPIDS	LUMBER RETURNED-PARKS	PD	89975	001	09101	1/10/2018	65097	102.50-

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	MENARDS COON RAPIDS					Summary Total			102.50-
	3045 MAIN STREET	MISC SUPPLIES	PV	89976	001	09101	1/8/2018	64956	485.97
	COON RAPIDS MN 55433					Summary Total			485.97
		SPRAYER	PV	89977	001	09101	1/13/2018	65361	8.85
						Summary Total			8.85
		MISC SUPPLIES	PV	90187	001	09101	1/26/2018	66407	704.50
						Summary Total			704.50
						Payment Amount			1,096.82
100284	MENARDS ELK RIVER	MISC SUPPLIES	PV	89978	001	09601	1/9/2018	49419	149.58
	MENARDS ELK RIVER					Summary Total			149.58
	19521 EVANS STREET NW	MISC SUPPLIES	PV	89979	001	09601	1/10/2018	49515	103.07
	ELK RIVER MN 55330-1077					Summary Total			103.07
		GREASE CUTTER MOP HEADS	PV	89980	001	09101	1/5/2018	49203	19.98
						Summary Total			19.98
		MISC SUPPLIES	PV	90188	001	09601	1/25/2018	50594	90.40
						Summary Total			90.40
		MISC SUPPLIES	PV	90222	001	09601	1/31/2018	51033	69.02
						Summary Total			69.02
						Payment Amount			432.05
100285	MET COUNCIL ENVIRONMENTAL SRV	WASTE WATER MARCH 2018	PV	90228	001	09602	2/6/2018	0001078065	63,101.29
	MET COUNCIL ENVIRONMENTAL SRV P O BOX 856513 MINNEAPOLIS MN 55485-6513					Summary Total			63,101.29
						Payment Amount			63,101.29
108208	METRO PRODUCTS INC	MISC SUPPLIES	PV	90189	001	09101	1/24/2018	132024	244.49
	METRO PRODUCTS INC 7401 CENTRAL AVENUE NE FRIDLEY MN 55432					Summary Total			244.49
						Payment Amount			244.49
100330	MN FIRE SRV CERTIFICATION BRD	CERT EXAM- C. WEISS	PV	90063	001	09101	1/23/2018	5306	125.00
	MN FIRE SRV CERTIFICATION BRD 2704 COUNTY ROAD 10 NE					Summary Total			125.00

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	MOUNDS VIEW MN 55112								
				Payment Amount					125.00
113909	MOBILE VEHICLE INTEGRATION	DOME CAMERA-DETENTION AREA	PV	90064	001	09101	1/18/2018	1801017	370.00
	MOBILE VEHICLE INTEGRATION	DOME CAMERA-DETENTION AREA	PV	90064	002	09101	1/18/2018	1801017	85.00
	835 XENIA AVENUE NW			Summary Total					455.00
	ELK RIVER MN 55330								
				Payment Amount					455.00
113946	MUNICIPAL EMERGENCY SERVICES INC	GLOBE CROSSFIRE BOOTS-M. HAGAR	PV	89981	001	09101	1/10/2018	1192702	361.87
	MUNICIPAL EMERGENCY SERVICES INC			Summary Total					361.87
	DEPOSITORY ACCOUNT								
	75 REMITTANCE DRIVE SUITE 3135								
	CHICAGO IL 60675								
				Payment Amount					361.87
100345	NAPA AUTO PARTS ELK RIVER	WIPER BLADES 375	PV	90065	001	09101	1/23/2018	945838	17.99
	NAPA AUTO PARTS ELK RIVER			Summary Total					17.99
	17137 YALE STREET NW	MIRROR ADHESIVE	PV	90066	001	09101	1/16/2018	944928	11.38
	P O BOX 1041			Summary Total					11.38
	ELK RIVER MN 55330	FUEL FILTER 642	PV	90190	001	09605	1/24/2018	946037	45.80
				Summary Total					45.80
				Payment Amount					75.17
115543	NATURAL ENDEAVORS LANDSCAPING INC	JAN 18 PLOW 6701 HWY 10	PV	90223	001	09410	1/29/2018	1501 JAN 2018	300.00
	NATURAL ENDEAVORS LANDSCAPING INC			Summary Total					300.00
	22839 ZION PARKWAY NW								
	BETHEL MN 55005								
				Payment Amount					300.00
115167	NET TRANSCRIPTS INC	TRANSCRIPTION DEC 17	PV	90142	001	09101	12/31/2017	0016671	169.22
	NET TRANSCRIPTS INC			Summary Total					169.22
	3707 N. 7TH STREET SUITE 320								

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	PHOENIX AZ 85014								
				Payment Amount					169.22
100363	NORTHERN SANITARY SUPPLY CO	MISC SUPPLIES	PV	89982	001	09101	1/11/2018	189424	271.80
	NORTHERN SANITARY SUPPLY CO			Summary Total					271.80
	341 COON RAPIDS BLVD	MISC SUPPLIES	PV	90224	001	09101	1/31/2018	189720	154.62
	MINNEAPOLIS MN 55433			Summary Total					154.62
				Payment Amount					426.42
115232	NORTHERN TECHNOLOGIES LLC	BUNKER/PUMA LIFT STATION	PV	90143	001	09602	12/30/2017	25348	3,523.25
	NORTHERN TECHNOLOGIES LLC			Summary Total					3,523.25
	3522 4TH AVENUE S	RIVERDALE DRIVE EXT	PV	90144	001	09402	12/30/2017	25349	282.75
	FARGO ND 58103			Summary Total					282.75
		RIVERSTONE 1ST	PV	90145	001	09804	12/30/2017	25350	432.75
				Summary Total					432.75
		BUNKER LAKE IND PRK	PV	90146	001	09804	12/30/2017	25355	272.25
				Summary Total					272.25
				Payment Amount					4,511.00
108671	NORTHLAND BUSINESS SYSTEMS INC	CONTRACT 2018	PV	90067	001	09101	1/19/2018	IN78956	805.56
	NORTHLAND BUSINESS SYSTEMS INC 12150 NICOLLET AVENUE BURNSVILLE MN 55337			Summary Total					805.56
				Payment Amount					805.56
115071	NORTHLAND OCCUPATIONAL HEALTH	RANDOM TESTS/ PRE EMPLOY TEST	PV	90068	001	09101	1/23/2018	1550	200.00
	NORTHLAND OCCUPATIONAL HEALTH 7533 SUNWOOD DRIVE NW SUITE 212 RAMSEY MN 55303			Summary Total					200.00
				Payment Amount					200.00
110547	NORTHWEST LIGHTING SYSTEMS CO.	MISC SUPPLIES	PV	90191	001	09101	1/19/2018	105769	343.25
	NORTHWEST LIGHTING SYSTEMS CO. 746 CRAIG AVENUE			Summary Total					343.25

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	TRACY MN 56175								
				Payment Amount					343.25
100384	PLAISTED COMPANIES INC	ICE CONTROL SAND	PV	90192	001	09101	1/31/2018	13964	1,672.44
	PLAISTED COMPANIES INC			Summary Total					1,672.44
	PO BOX 332								
	11555 - 205TH AVENUE NW								
	ELK RIVER MN 55330								
				Payment Amount					1,672.44
113444	PRECISE	DEC 2017 SERVICE	PV	90147	001	09101	1/29/2018	IN200-1015752	720.59
	PRECISE			Summary Total					720.59
	501 EAST CLIFF ROAD SIUTE 100								
	BURNSVILLE MN 55337								
				Payment Amount					720.59
107978	PREMIER COMMERCIAL PROPERTIES INC	HIWAY 10 MANAGEMENT DEC 17	PV	90148	001	09410	12/31/2017	5603	200.00
	PREMIER COMMERCIAL PROPERTIES INC	HIWAY 10 MANAGEMENT DEC 17	PV	90148	002	09410	12/31/2017	5603	200.00
	299 COON RAPIDS BLVD NW #200	HIWAY 10 MANAGEMENT DEC 17	PV	90148	003	09410	12/31/2017	5603	200.00
	COON RAPIDS MN 55433	HIWAY 10 MANAGEMENT DEC 17	PV	90148	004	09410	12/31/2017	5603	200.00
				Summary Total					800.00
		JAN 18 HWY 10 MANAGEMENT	PV	90225	001	09410	1/31/2018	5638	200.00
		JAN 18 HWY 10 MANAGEMENT	PV	90225	002	09410	1/31/2018	5638	200.00
		JAN 18 HWY 10 MANAGEMENT	PV	90225	003	09410	1/31/2018	5638	200.00
		JAN 18 HWY 10 MANAGEMENT	PV	90225	004	09410	1/31/2018	5638	200.00
				Summary Total					800.00
				Payment Amount					1,600.00
116092	ROADKILL ANIMAL CONTROL	JAN 2018 SERVICE	PV	90193	001	09101	2/5/2018	020518	186.00
	ROADKILL ANIMAL CONTROL			Summary Total					186.00
	520 HAROLD DRIVE								

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	BURNSVILLE MN 55337								
				Payment Amount					186.00
106617	ROTARY CLUB OF RAMSEY	2018 1ST QTR DUES-K. ULRICH	PV	89983	001	09101	1/10/2018	42	150.00
	ROTARY CLUB OF RAMSEY ATTEN: KEVIN BITTNER BOLTON AND MENK INC 7533 SUNWOOD DRIVE SUITE 206 RAMSEY MN 55303								
				Summary Total					150.00
				Payment Amount					150.00
100431	SAFETY KLEEN CORPORATION	DEC 17RECYCLE OIL/FILTERS	PV	90149	001	09101	1/3/2018	CN06124901	110.97
	SAFETY KLEEN CORPORATION PO BOX 382066 PITTSBURGH PA 15250-8066								
				Summary Total					110.97
				Payment Amount					110.97
115583	SANDARIN, BARBARA	FEB 2018 9 YOGA CLASSES	PV	90194	001	09101	1/26/2018	012618	360.00
	BARBARA SANDARIN 1824 113TH LANE NW COON RAPIDS MN 55433								
				Summary Total					360.00
				Payment Amount					360.00
107711	SCHINDLER ELEVATOR	FEB-APR 18 CH SERVICE	PV	90195	001	09101	2/1/2018	8104721621	631.56
	SCHINDLER ELEVATOR P O BOX 93050 CHICAGO IL 60673-3050								
				Summary Total					631.56
				Payment Amount					631.56
110313	SUMMIT FIRE PROTECTION	SERVICE CALL 12/29/2017	PV	90150	001	09101	12/29/2017	1232587	275.00
	SUMMIT FIRE PROTECTION P O BOX 6205 CAROL STREAM IL 60197-6205								
				Summary Total					275.00
				Payment Amount					275.00

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100485	TIMESAVER OFF SITE SECRETARIAL INC	JAN 18 MEETINGS	PV	89984	001	09101	1/11/2018	M23499	761.50
	TIMESAVER OFF SITE SECRETARIAL INC				Summary Total				761.50
	5291 RIVER OAK DRIVE	JAN 2018 MEETINGS	PV	90226	001	09101	1/31/2018	M23537	737.00
	SAVAGE MN 55378				Summary Total				737.00
					Payment Amount				1,498.50
108522	TOTAL CONTROL SYSTEMS, INC	SERVICE 12/25/17	PV	90151	001	09602	1/17/2018	8227A	269.10
	TOTAL CONTROL SYSTEMS, INC				Summary Total				269.10
	P O BOX 40	2018 SERVICE WELL 1	PV	90196	001	09601	1/17/2018	8227- 2018	542.72
	STANCHFIELD MN 55080				Summary Total				542.72
					Payment Amount				811.82
115020	VARITECH INDUSTRIES INC	BRINE TANK AND MISC	PV	90152	001	09101	1/23/2018	IN060-1012332	11,701.70
	VARITECH INDUSTRIES INC				Summary Total				11,701.70
	501 EAST CLIFF ROAD	PLUNGER VALVE/HOSE ADAPTER	PV	90197	001	09101	2/1/2018	060-1012465	171.81
	BURNSVILLE MN 55337-1674				Summary Total				171.81
					Payment Amount				11,873.51
105628	WELLS CATERING SERVICE	CC MEAL 1/23/2018	PV	90227	001	09101	1/23/2018	43728	89.81
	WELLS CATERING SERVICE	CC MEAL 1/23/2018	PV	90227	002	09101	1/23/2018	43728	230.82
	7533 SUNWOOD DRIVE SUITE 108				Summary Total				320.63
	RAMSEY MN 55303				Payment Amount				320.63
100529	WENDELL'S INC	C. LASHER STAMP	PV	90198	001	09101	1/26/2018	2259646	11.35
	WENDELL'S INC				Summary Total				11.35
	6601 BUNKER LAKE BLVD								
	PO BOX 458								
	RAMSEY MN 55303-0458				Payment Amount				11.35
112515	WSB AND ASSOCIATES INC	DEC 17 GEN PLANNING	PV	90156	001	09101	1/22/2018	12 JAN 22-18	4,056.25
	WSB AND ASSOCIATES INC	DEC 17 GEN PLANNING	PV	90156	002	09101	1/22/2018	12 JAN 22-18	672.00

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	701 XENIA AVENUE SOUTH SUITE 300	DEC 17 GEN PLANNING	PV	90156	003	09101	1/22/2018	12 JAN 22-18	504.00
	MINNEAPOLIS MN 55416					Summary Total			5,232.25
		DEC 17 CODE ENFOR.	PV	90157	001	09101	1/22/2018	12 JAN 22-2018	504.00
						Summary Total			504.00
		2040 COMP PLAN DEC 17	PV	90158	001	09101	1/22/2018	15 JAN 22-18	1,390.00
						Summary Total			1,390.00
						Payment Amount			7,126.25
						Total Amount to be Processed			429,583.08
						Total Number of Payments to be Processed			93

NORTHLAND TRUST SERVICES

45 S. 7th Street, Suite 2000
Minneapolis, MN 55402
Phone 612-851-4931
Fax 612-851-4933

2018

INVOICE

CITY OF RAMSEY
ATTN: FINANCE OFFICER
7550 SUNWOOD DRIVE NW
RAMSEY MN 55303-5137

12/13/2017
RAMS11A

350,000
39,792.50
389,792.50
390,287.50

9345 .6602
9345 .6611
9345 .6310

RE: CITY OF RAMSEY, MINNESOTA
$4,365,000 GENERAL OBLIGATION BONDS,
SERIES 2011A

Debt Service: 02/01/2018

Principal:		350,000.00
Interest:		39,792.50
Total Principal & Interest:		389,792.50
Less Cash on Hand (Escrow Funds)	(	0.00)
Paying Agent Annual Fee		495.00

Total Amount Due: **390,287.50**

RECEIVED
DEC 13 2017

CHECK PAYMENTS due: 01-25-18

Make Checks payable to:
NORTHLAND TRUST SERVICES INC.

WIRE PAYMENTS due: 01-29-18

Wells Fargo Bank, San Francisco, CA
ABA: 121-000-248
ACCT: 143-6412710 Northland Trust Services
REF: Issuer name & series number

***MN SCHOOL DISTRICTS should wire funds 3 days prior to debt service date according to State Credit Enhancement requirements.**

Thank you for your business!

If you have questions please contact:

Rhonda Magee
PH:612-851-4931
rmagee@northlandtrust.com

Scott Miles
PH: 612-851-5914
smiles@northlandtrust.com

Councilmember introduced the following resolution and moved for its adoption:

RESOLUTION #18-037

RESOLUTION APPROVING CASH DISBURSEMENTS MADE AND AUTHORIZING PAYMENT OF ACCOUNTS PAYABLE INVOICING RECEIVED DURING THE PERIOD OF JANUARY 18, 2018 THROUGH FEBRUARY 7, 2018.

WHEREAS, the City of Ramsey Finance Department has made cash disbursements and received accounts payable invoicing during the period of January 18, 2018, through February 7, 2018, in the amount of $1,464,354.06 and

WHEREAS, the City Council of the City of Ramsey is required to authorize payment for all disbursement transactions.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1) That the Ramsey City Council hereby approves the cash disbursements made and authorizes payment of the accounts payable invoices as detailed in the attached Bills List for the period January 18 2018, through February 7, 2018, in the amount of $ 1,464,354.06.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember , and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February 2018.

_____

Mayor

ATTEST:

City Clerk

CC Regular Session **4. 8.**

Meeting Date: 02/12/2018

By: Bruce Westby, Engineering/Public Works

Information

Title

Adopt Resolution #18-028 Approving MnDOT Delegated Contracting Process Agreement #1029992

Purpose/Background:

Purpose:

The purpose of this case is to adopt Resolution #18-028 approving MnDOT Delegated Contracting Process Agreement #1029992.

Background:

Pursuant to Minnesota Statute Section 161.36, the Commissioner of Transportation must be appointed an agent of the City of Ramsey to accept Federal Aid funds that are awarded to the City of Ramsey for eligible transportation related projects. The City cannot directly accept awarded Federal Aid funds for such projects. All Federal Aid funds designated for use by the City must be processed through the Minnesota Department of Transportation (MnDOT).

Attached to this case is a copy of the City of Ramsey's current Delegated Contracting Process Agreement #99948 executed in 2011. Also attached is a copy of proposed Delegated Contracting Process Agreement #1029992, which following Council approval will replace the existing agreement. A copy of the accompanying cover letter from MnDOT dated December 1, 2017 is also attached. As is noted in the cover letter, the language in section 18.4 is required by federal law and must be included in all federally funded project agreements as of October 1, 2010.

City Staff reviewed proposed Delegated Contracting Process Agreement #1029992 and supports executing the agreement as attached which will allow the City to receive awarded Federal Aid funds in the future.

On January 16, 2018, the Public Works Committee reviewed proposed Delegated Contracting Process Agreement #1029992 and recommended City Council approval, contingent on review and approval by the City Attorney.

The City Attorney has since reviewed proposed Delegated Contracting Process Agreement #1029992 and supports executing the agreement as drafted and attached.

Notification:

Notifications are not required for this case.

Observations/Alternatives:

Observations:

Upon Council approval, a certified copy of Resolution #18-028 will be provided to MnDOT with each of the two (2) original agreements as requested. MnDOT will then provide an executed copy of DCP Agreement #1029992 to the City for our records.

Alternatives:

Alternative #1 – Motion to adopt Resolution #18-028 approving MnDOT Delegated Contracting Process Agreement #1029992.

Funding Source:

No costs are associated with this request.

Recommendation:
Staff recommends Alternative #1.

Action:
Motion to adopt Resolution #18-028 approving MnDOT Delegated Contracting Process Agreement #1029992.

Attachments

Resolution 18-028
DCP Agreement 99948
DCP Agreement 1029992
Cover Letter

Form Review

Inbox	Reviewed By	Date
Joe Langel	Joe Langel	02/08/2018 03:42 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 04:25 PM
Form Started By: Bruce Westby		Started On: 01/16/2018 08:25 AM
Final Approval Date: 02/08/2018		

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-028

RESOLUTION APPROVING MINNESOTA DEPARTMENT OF TRANSPORTATION DELEGATED CONTRACTING PROCESS AGREEMENT #1029992

WHEREAS, pursuant to Minnesota Statute Section 161.36, the Commissioner of Transportation be appointed as Agent of the City of Ramsey to accept as its agent, federal aid funds which may be made available for eligible transportation related projects.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

The Mayor and City Administrator are hereby authorized and directed for and on behalf of the City of Ramsey to execute and enter into an agreement with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 1029992", a copy of which said agreement was before the City Council and which is made a part hereof by reference.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Clerk

MnDOT Agreement No. 99948

STATE OF MINNESOTA AGENCY AGREEMENT BETWEEN DEPARTMENT OF TRANSPORTATION AND THE CITY OF RAMSEY FOR FEDERAL PARTICIPATION IN CONSTRUCTION

This agreement is entered into by and between the City of Ramsey and the State of Minnesota acting through its Commissioner of Transportation ("MnDOT"),

Pursuant to Minnesota Statutes Section 161.36, the City desires MnDOT to act as the City agent in accepting federal funds on the City behalf for the construction, improvement, or enhancement of transportation financed either in whole or in part by federal funds, hereinafter referred to as the "Project(s)"; and

This agreement is intended to cover all federal aid projects initiated by the City and therefore has not specific State Project number tied to it, and

The Catalog of Federal Domestic Assistance number or CFDA number is 20.205, and

This agreement supersedes agreement number 84229 and;

MnDOT requires that the terms and conditions of this agency be set forth in an agreement.

THE PARTIES AGREE AS FOLLOWS:

I. DUTIES OF THE CITY

A. DESIGNATION. The City designates MnDOT to act as its agent in accepting federal funds in its behalf made available for the Project(s). Details on the required processes and procedures are available on the State Aid Website

B. STAFFING.

1. The City will furnish and assign a publicly employed licensed engineer, ("Project Engineer"), to be in responsible charge of the Project(s) and to supervise and direct the work to be performed under any construction contract let for the Project(s). In the alternative where the City elects to use a private consultant for construction engineering services, the City will provide a qualified, full-time public employee of the City, to be in responsible charge of the Project(s). The services of the City to be performed hereunder may not be assigned, sublet, or transferred unless the City is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the City

from its primary responsibility for performance of the work.

2. During the progress of the work on the Project(s), the City authorizes its Project Engineer to request in writing specific engineering and/or technical services from MnDOT, pursuant to Minnesota Statutes Section 161.39. Such services may be covered by other technical service agreements. If MnDOT furnishes the services requested, and if MnDOT requests reimbursement, then the City will promptly pay MnDOT to reimburse the state trunk highway fund for the full cost and expense of furnishing such services. The costs and expenses will include the current MnDOT labor additives and overhead rates, subject to adjustment based on actual direct costs that have been verified by audit. Provision of such services will not be deemed to make MnDOT a principal or co-principal with respect to the Project(s).

C. LETTING. The City will prepare construction contracts in accordance with Minnesota law and applicable Federal laws and regulations.

1. The City will solicit bids after obtaining written notification from MnDOT that the Federal Highway Administration ("FHWA") has authorized the Project(s). Any Project(s) advertised prior to authorization will not be eligible for federal reimbursement.

2. The City will prepare the Proposal for Highway Construction for the construction contract, which will include all of the federal-aid provisions supplied by MnDOT.

3. The City will prepare and publish the bid solicitation for the Project(s) as required by state and federal laws. The City will include in the solicitation the required language for federal-aid construction contracts as supplied by MnDOT. The solicitation will state where the proposals, plans, and specifications are available for the inspection of prospective bidders, and where the City will receive the sealed bids.

4. The City may not include other work in the construction contract for the authorized Project(s) without obtaining prior notification from MnDOT that such work is allowed by FHWA. Failure to obtain such notification may result in the loss of some or all of the federal funds for the Project(s).

5. The City will prepare and sell the plan and proposal packages and prepare and distribute any addendums, if needed.

6. The City will receive and open bids.

7. After the bids are opened, the City Council will consider the bids and will award the bid to the lowest responsible bidder, or reject all bids. If the construction contract contains a goal for Disadvantaged Business Enterprises, the City will not award the bid until it has received certification of the Disadvantaged Business Enterprise participation from the MnDOT Equal Employment Opportunity Office.

D. CONTRACT ADMINISTRATION.

1. The City will prepare and execute a construction contract with the lowest responsible bidder, hereinafter referred to as the "Contractor," in accordance with the special provisions and the latest edition of MnDOT's Standard Specifications for Construction and all amendments thereto.

2. The Project(s) will be constructed in accordance with plans, special provisions, and standard specifications of each Project. The standard specifications will be the latest edition of MnDOT Standard Specifications for Highway Construction, and all amendments thereto. The plans, special provisions, and standard specifications will be on file at the City Engineer's Office. The plans, special provisions, and specifications are incorporated into this agreement by reference as though fully set forth herein.

3. The City will furnish the personnel, services, supplies, and equipment necessary to properly supervise, inspect, and document the work for the Project(s). The services of the City to be performed hereunder may not be assigned, sublet, or transferred unless the City is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the City from its primary responsibility for performance of the work.

4. The City will document quantities in accordance with the guidelines set forth in the Construction Section of the Electronic State Aid Manual that were in effect at the time the work was performed.

5. The City will test materials in accordance with the Schedule of Materials Control in effect at the time each Project was let. The City will notify MnDOT when work is in progress on the Project(s) that requires observation by the Independent Assurance Inspector as required by the Independent Assurance Schedule.

6. The City may make changes in the plans or the character of the work, as may be necessary to complete the Project(s), and may enter into supplemental agreement(s) with the Contractor. The City will not be reimbursed for any costs of any work performed under a supplemental agreement unless MnDOT has notified the City that the subject work is eligible for federal funds and sufficient federal funds are available.

7. The City will request approval from MnDOT for all costs in excess of the amount of federal funds previously approved for the Project(s) prior to incurring such costs. Failure to obtain such approval may result in such costs being disallowed for reimbursement.

8. The City will prepare reports, keep records, and perform work so as to enable MnDOT to collect the federal aid sought by the City. Required reports are listed in the MnDOT State Aid Manual, Delegated Contract Process Checklist, available from MnDOT's authorized representative. The City will retain all records and reports in accordance with MnDOT's record retention schedule for federal aid projects.

9. Upon completion of the Project(s), the Project Engineer will determine whether the work will be accepted.

E. PAYMENTS.

1. The entire cost of the Project(s) is to be paid from federal funds made available by the FHWA and by other funds provided by the City. The City will pay any part of the cost or expense of the Project(s) that is not paid by federal funds.

2. The City will prepare partial estimates in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify each partial estimate. Following certification of the partial estimate, the City will make partial payments to the Contractor in accordance with the terms of the construction contract for the Project(s).

3. Following certification of the partial estimate, the City may request reimbursement for costs eligible for federal funds. The City's request will be made to MnDOT and will include a copy of the certified partial estimate.

4. Upon completion of the Project(s), the City will prepare a final estimate in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify the final estimate. Following certification of the final estimate, the City will make the final payment to the Contractor in accordance with the terms of the construction contract for the Project(s).

5. Following certification of the final estimate, the City may request reimbursement for costs eligible for federal funds. The City's request will be made to MnDOT and will include a copy of the certified final estimate along with the required records.

F. LIMITATIONS.

1. The City will comply with all applicable Federal, State, and local laws, ordinances, and regulations.

2. Nondiscrimination. It is the policy of the Federal Highway Administration and the State of Minnesota that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance (42 U.S.C. 2000d). Through expansion of the mandate for nondiscrimination in Title VI and through parallel legislation, the proscribed bases of discrimination include race, color, sex, national origin, age, and disability. In addition, the Title VI program has been extended to cover all programs, activities and services of an entity receiving Federal financial assistance, whether such programs and activities are Federally assisted or not. Even in the absence of prior discriminatory practice or usage, a recipient in administering a program or activity to which this part applies, is expected to take affirmative action to assure that no person is excluded from participation in, or is denied the benefits of, the program or activity on the grounds of race, color, national origin, sex, age, or disability. It is the responsibility of the City to carry out the above requirements.

3. Workers' Compensation. Any and all employees of the City or other persons while engaged in the performance of any work or services required or permitted by the City under this agreement will not be considered employees of MnDOT, and any and all claims that may arise under the Workers' Compensation Act of Minnesota on behalf of said employees, or other persons while so engaged, will in no way be the obligation or responsibility of MnDOT. The City will require proof of Workers' Compensation Insurance from any contractor and sub-contractor.

4. Utilities. The City will treat all public, private or cooperatively owned utility facilities which directly or indirectly serve the public and which occupy highway rights of way in conformance with 23 CFR 645 "Utilities" which is incorporated herein by reference.

G. AUDIT.

1. The City will comply with the Single Audit Act of 1984 and Office of Management and Budget (OMB) circular A-133, which are incorporated herein by reference.

2. As provided under Minnesota Statutes Section 16C.05, subdivision 5, all books, records, documents, and accounting procedures and practices of the City are subject to examination by the United States Government, MnDOT, and either the Legislative Auditor or the State Auditor as appropriate, for a minimum of seven years. The City will be responsible for any costs associated with the performance of the audit.

H. MAINTENANCE. The City assumes full responsibility for the operation and maintenance of any facility constructed or improved under this Agreement.

I. CLAIMS. The City acknowledges that MnDOT is acting only as the City's agent for acceptance and disbursement of federal funds, and not as a principal or co-principal with respect to the Project. The City will pay any and all lawful claims arising out of or incidental to the Project including, without limitation, claims related to contractor selection (including the solicitation, evaluation, and acceptance or rejection of bids or proposals), acts or omissions in performing the Project work, and any ultra vires acts. The City will indemnify, defend (to the extent permitted by the Minnesota Attorney General), and hold MnDOT harmless from any claims or costs arising out of or incidental to the Project(s), including reasonable attorney fees incurred by MnDOT. The City's indemnification obligation extends to any actions related to the certification of DBE participation, even if such actions are recommended by MnDOT.

J. Federal Funding Accountability and Transparency Act (FFATA). This Agreement requires the City to provide supplies and/or services that are funded in whole or in part by federal funds that are subject to FFATA. The City is responsible for ensuring that all applicable requirements, including but not limited to those set forth herein, of FFATA are met and that the City provides information to the MnDOT as required.

1. Reporting of Total Compensation of the City's Executives.

a. The City shall report the names and total compensation of each of its five most highly compensated executives for the City's preceding completed fiscal year, if in the City's preceding fiscal year it received:

i. 80 percent or more of the City's annual gross revenues from Federal procurement contracts and Federal financial assistance subject to the Transparency Act, as defined at 2 CFR 170.320 (and subawards); and

ii. $25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts), and Federal financial assistance subject to the Transparency Act (and subawards); and

iii. The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at http://www.sec.gov/answers/execomp.htm.).

Executive means officers, managing partners, or any other employees in management positions.

b. Total compensation means the cash and noncash dollar value earned by the executive during the City's preceding fiscal year and includes the following (for more information see 17 CFR 229.402(c)(2)):

i. Salary and bonus.

ii. Awards of stock, stock options, and stock appreciation rights. Use the dollar amount recognized for financial statement reporting purposes with respect to the fiscal year in accordance with the Statement of Financial Accounting Standards No. 123 (Revised 2004) (FAS 123R), Shared Based Payments.

iii. Earnings for services under non-equity incentive plans. This does not include group life, health, hospitalization or medical reimbursement plans that do not discriminate in favor of executives, and are available generally to all salaried employees.

iv. Change in pension value. This is the change in present value of defined benefit and actuarial pension plans.

v. Above-market earnings on deferred compensation which is not tax qualified.

vi. Other compensation, if the aggregate value of all such other compensation (e.g. severance, termination payments, value of life insurance paid on behalf of the employee, perquisites or property) for the executive exceeds $10,000.

2. The City must report executive total compensation described above to the MnDOT by the end of the month during which this agreement is awarded.

3. The City will obtain a Data Universal Numbering System (DUNS) number and maintain its DUNS number for the term of this agreement. This number shall be provided to MnDOT on the plan review checklist submitted with the plans for each project. More information about obtaining a DUNS Number can be found at: http://fedgov.dnb.com/webform/

4. The City's failure to comply with the above requirements is a material breach of this agreement for which the MnDOT may terminate this agreement for cause. The MnDOT will not be obligated to pay any outstanding invoice received from the City unless and until the City is in full compliance with the above requirements.

II. DUTIES OF MnDOT.

A. ACCEPTANCE. MnDOT accepts designation as Agent of the City for the receipt and disbursement of federal funds and will act in accordance herewith.

B. PROJECT ACTIVITIES.

1. MnDOT will make the necessary requests to the FHWA for authorization to use federal funds for the Project(s), and for reimbursement of eligible costs pursuant to the terms of this agreement.

2. MnDOT will provide to the City copies of the required Federal-aid clauses to be included in the bid solicitation and will provide the required Federal-aid provisions to be included in the Proposal for Highway Construction.

3. MnDOT will review and certify the DBE participation and notify the City when certification is complete. If certification of DBE participation (or good faith efforts to achieve such participation) cannot be obtained, then City must decide whether to proceed with awarding the contract. Failure to obtain such certification will result in the project becoming ineligible for federal assistance, and the City must make up any shortfall.

4. MnDOT will provide the required labor postings.

C. PAYMENTS.

1. MnDOT will receive the federal funds to be paid by the FHWA for the Project(s), pursuant to Minnesota Statutes § 161.36, Subdivision 2.

2. MnDOT will reimburse the City, from said federal funds made available to each Project, for each partial payment request, subject to the availability and limits of those funds.

3. Upon completion of the Project(s), MnDOT will perform a final inspection and verify the federal and state eligibility of all the payment requests. If the Project is found to have been completed in accordance with the plans and

specifications, MnDOT will promptly release any remaining federal funds due the City for the Project(s).

4. In the event MnDOT does not obtain funding from the Minnesota Legislature or other funding source, or funding cannot be continued at a sufficient level to allow for the processing of the federal aid reimbursement requests, the City may continue the work with local funds only, until such time as MnDOT is able to process the federal aid reimbursement requests.

D. AUTHORITY. MnDOT may withhold federal funds, where MnDOT or the FHWA determines that the Project(s) was not completed in compliance with federal requirements.

E. INSPECTION. MnDOT, the FHWA, or duly authorized representatives of the state and federal government will have the right to audit, evaluate and monitor the work performed under this agreement. The City will make available all books, records, and documents pertaining to the work hereunder, for a minimum of seven years following the closing of the construction contract.

III. TORT LIABILITY. Each party is responsible for its own acts and omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of any others and the results thereof. The Minnesota Tort Claims Act, Minnesota Statutes Section 3.736, governs MnDOT liability.

IV. ASSIGNMENT. Neither party will assign or transfer any rights or obligations under this agreement without prior written approval of the other party.

V. AMENDMENTS. Any amendments/supplements to this Agreement will be in writing and executed by the same parties who executed the original agreement, or their successors in office.

VI. AGREEMENT EFFECTIVE DATE. This agreement is effective upon execution by the appropriate State officials pursuant to Minnesota Statutes Section 16C.05.

VII. CANCELLATION. This agreement may be canceled by the City or MnDOT at any time, with or without cause, upon ninety (90) days written notice to the other party. Such termination will not remove any unfulfilled financial obligations of the City as set forth in this Agreement. In the event of such a cancellation the City will be entitled to reimbursement for MnDOT-approved federally eligible expenses incurred for work satisfactorily performed on the Project to the date of cancellation subject to the terms of this agreement.

VIII. DATA PRACTICES ACT. The parties will comply with the provisions of the Minnesota Government Data Practices Act (Minnesota Statutes chapter 13) as it applies to all data gathered, collected, created, or disseminated related to this Agreement.

Remainder of this page left intentionally blank

IN WITNESS WHEREOF, the parties have caused this Agreement to be duly executed intending to be bound thereby.

CITY OF RAMSEY

City certifies that the appropriate person(s) have executed the contract on behalf of the City as required by applicable articles, bylaws, resolutions or ordinances

By: _____

Title: CITY ADMINISTRATOR

Date: 11-9-11

By: _____

Title: Mayor

Date: 11-9-11

2. DEPARTMENT OF TRANSPORTATION

By: _____

Title: Director
State Aid for Local Transportation

Date: 12/11/11

3. COMMISSIONER OF ADMINISTRATION

By: _____

Date: 12/14/11

Councilmember Elvig introduced the following resolution and moved for its adoption:

RESOLUTION #11-11-215

RESOLUTION ACCEPTING THE STATE OF MINNESOTA AGENCY AGREEMENT NO. 99948 WITH THE DEPARTMENT OF TRANSPORTATION FOR PROJECTS INVOLVING THE DELEGATED CONTRACT PROCESS FOR RECEIVING FEDERAL TRANSPORTATION FUNDING

WHEREAS, the City anticipates partnering with the Minnesota Department of Transportation and the Federal Highway Administration on transportation improvements within the City of Ramsey.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1) That pursuant to Minnesota Stat. Sec. 161.36, the Commissioner of Transportation be appointed as Agent of the City of Ramsey to accept as its agent, federal funds which may be made available for eligible transportation related projects.

2) That the Mayor and City Administrator are hereby authorized and directed for and on behalf of the City to execute and enter into an agreement with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 99948", a copy of which said agreement was before the City Council and which is made a part hereof by reference.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember McGlone and upon vote being taken thereon, the following voted in favor thereof:

Mayor Ramsey
Councilmember Elvig
Councilmember McGlone
Councilmember Backous
Councilmember Strommen
Councilmember Tossey

and the following voted against the same:

none

and the following abstained:

none

and the following were absent:
Councilmember Wise

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 7th day of November 2011.

Mayor

ATTEST:

City Clerk

CERTIFICATION

State of Minnesota)
)
County of Anoka)
)
City of Ramsey)

I hereby certify that the foregoing Ramsey City Council Resolution #11-11-215 is a true and correct copy of the Resolution adopted by the City Council of the City of Ramsey at a meeting thereof held in the City of Ramsey, Minnesota, on the 13th day of September 2011, as disclosed by the records of said City in my possession.

Dated this the 7th day of November 2011.

City Clerk

(CITY SEAL)

DEPARTMENT OF TRANSPORTATION

STATE OF MINNESOTA

AGENCY AGREEMENT

for

FEDERAL PARTICIPATION IN CONSTRUCTION

This agreement is entered into by and between the City of Ramsey ("Local Government") and the State of Minnesota acting through its Commissioner of Transportation ("MnDOT").

RECITALS

1. Pursuant to Minnesota Statutes Section 161.36, the Local Government desires MnDOT to act as the Local Government's agent in accepting federal funds on the Local Government's behalf for the construction, improvement, or enhancement of transportation financed either in whole or in part by Federal Highway Administration ("FHWA") federal funds, hereinafter referred to as the "Project(s)"; and

2. This agreement is intended to cover all federal aid projects initiated by the Local Government and therefore has no specific State Project number associated with it, and

2.1. The Catalog of Federal Domestic Assistance number or CFDA number is 20.205, and

2.2. This agreement supersedes agreement number old (99948)

2.3. This project is for construction not research and development.

2.4. MnDOT requires that the terms and conditions of this agency be set forth in an agreement.

AGREEMENT TERMS

1. Term of Agreement

1.1. Effective Date. This agreement will be effective on the date the MnDOT obtains all required signatures under Minn. Stat. §16C.05, Subd. 2. Upon the effective date, this agreement will supersede agreement 99948.

2. Local Government's Duties

2.1. **Designation.** The Local Government designates MnDOT to act as its agent in accepting federal funds in its behalf made available for the Project(s). Details on the required processes and procedures are available on the State Aid Website

2.2. **Staffing.**

2.2.1. The Local Government will furnish and assign a publicly employed licensed engineer, ("Project Engineer"), to be in responsible charge of the Project(s) and to supervise and direct the work to be performed under any construction contract let for the Project(s). In the alternative where the Local Government elects to use a private consultant for construction engineering services, the Local Government will provide a qualified, full-time public employee of the Local Government, to be in responsible charge of the Project(s). The services of the Local Government to be performed hereunder may not be assigned, sublet, or transferred unless the Local Government is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the Local Government from its primary responsibility for performance of the work.

2.2.2. During the progress of the work on the Project(s), the Local Government authorizes its Project Engineer to request in writing specific engineering and/or technical services from MnDOT, pursuant to Minnesota Statutes Section 161.39. Such services may be covered by other technical service agreements. If MnDOT furnishes the services requested, and if MnDOT requests reimbursement, then the Local Government will promptly pay MnDOT to reimburse the state trunk highway fund for the full cost and expense of furnishing such services. The costs and expenses will include the current MnDOT labor additives and overhead rates, subject to adjustment based on actual direct costs that have been verified by audit. Provision of such services will not be deemed to make MnDOT a principal or co-principal with respect to the Project(s).

2.3. **Pre-letting.** The Local Government will prepare construction contracts in accordance with Minnesota law and applicable Federal laws and regulations.

2.3.1. The Local Government will solicit bids after obtaining written notification from MnDOT that the FHWA has authorized the Project(s). Any Project(s) advertised prior to authorization **without permission** will not be eligible for federal reimbursement.

2.3.2. The Local Government will prepare the Proposal for Highway Construction for the construction contract, which will include all of the federal-aid provisions supplied by MnDOT.

2.3.3. The Local Government will prepare and publish the bid solicitation for the Project(s) as required by state and federal laws. The Local Government will include in the solicitation the required language for federal-aid construction contracts as supplied by MnDOT. The solicitation will state where the proposals, plans, and specifications are available for the inspection of prospective bidders, and where the Local Government will receive the sealed bids.

2.3.4. The Local Government may not include other work in the construction contract for the authorized Project(s) without obtaining prior notification from MnDOT that such work is allowed by FHWA. Failure to obtain such notification may result in the loss of some or all of the federal funds for the Project(s). All work included in a federal contract is subject to the same federal requirements as the federal project.

2.3.5. The Local Government will prepare and sell the plan and proposal packages and prepare and distribute any addenda, if needed.

2.3.6. The Local Government will receive and open bids.

2.3.7. After the bids are opened, the Local Government will consider the bids and will award the bid to the lowest responsible bidder, or reject all bids. If the construction contract contains a goal for Disadvantaged Business Enterprises, the Local Government will not award the bid until it has received certification of the Disadvantaged Business Enterprise participation from the MnDOT Office of Civil Rights.

2.3.8. The Local Government entity must disclose in writing any potential conflict of interest to the Federal awarding agency or pass through entity in accordance with applicable Federal awarding agency policy.

2.4. **Contract Administration.**

2.4.1. The Local Government will prepare and execute a construction contract with the lowest responsible bidder, hereinafter referred to as the "Contractor," in accordance with the special provisions and the latest edition of MnDOT's Standard Specifications for Construction and all amendments thereto. All contracts between the Local Government and third parties or subcontractors must contain all applicable provisions of this Agreement, including the applicable federal contract clauses, which are identified in Appendix II of 2 CFR 200, Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, and as provided in Section 18 of this agreement.

2.4.2. The Project(s) will be constructed in accordance with plans, special provisions, and standard specifications of each Project. The standard specifications will be the latest edition of MnDOT Standard Specifications for Highway Construction, and all amendments thereto. The plans, special provisions, and standard specifications will be on file at the Local Government Engineer's Office. The plans, special provisions, and specifications are incorporated into this agreement by reference as though fully set forth herein.

2.4.3. The Local Government will furnish the personnel, services, supplies, and equipment necessary to properly supervise, inspect, and document the work for the Project(s). The services of the Local Government to be performed hereunder may not be assigned, sublet, or transferred unless the Local Government is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the Local Government from its primary responsibility for performance of the work.

2.4.4. The Local Government will document quantities in accordance with the guidelines set forth in the Construction Section of the Electronic State Aid Manual that were in effect at the time the work was performed.

2.4.5. The Local Government will test materials in accordance with the Schedule of Materials Control in effect at the time each Project was let. The Local Government will notify MnDOT when work is in progress on the Project(s) that requires observation by the Independent Assurance Inspector as required by the Independent Assurance Schedule.

2.4.6. The Local Government may make changes in the plans or the character of the work, as may be necessary to complete the Project(s), and may enter into Change Order(s) with the Contractor. The Local Government will not be reimbursed for any costs of any work performed under a change order unless MnDOT has notified the Local Government that the subject work is eligible for federal funds and sufficient federal funds are available.

2.4.7. The Local Government will request approval from MnDOT for all costs in excess of the amount of federal funds previously approved for the Project(s) prior to incurring such costs. Failure to obtain such approval may result in such costs being disallowed for reimbursement.

2.4.8. The Local Government will prepare reports, keep records, and perform work so as to meet federal requirements and to enable MnDOT to collect the federal aid sought by the Local Government. Required reports are listed in the MnDOT State Aid Manual, Delegated Contract Process Checklist, available from MnDOT's authorized representative. The Local Government will retain all records and reports and allow MnDOT or the FHWA access to such records and reports for six years.

2.4.9. Upon completion of the Project(s), the Project Engineer will determine whether the work will be accepted.

2.5. **Limitations.**

2.5.1. The Local Government will comply with all applicable Federal, State, and local laws, ordinances, and regulations.

2.5.2. Nondiscrimination. It is the policy of the Federal Highway Administration and the State of Minnesota that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance (42 U.S.C. 2000d). Through expansion of the mandate for nondiscrimination in Title VI and through parallel legislation, the proscribed bases of discrimination include race, color, sex, national origin, age, and disability. In addition, the Title VI program has been extended to cover all programs, activities and services of an entity receiving Federal financial

assistance, whether such programs and activities are Federally assisted or not. Even in the absence of prior discriminatory practice or usage, a recipient in administering a program or activity to which this part applies, is expected to take affirmative action to assure that no person is excluded from participation in, or is denied the benefits of, the program or activity on the grounds of race, color, national origin, sex, age, or disability. It is the responsibility of the Local Government to carry out the above requirements.

2.5.3. Utilities. The Local Government will treat all public, private or cooperatively owned utility facilities which directly or indirectly serve the public and which occupy highway rights of way in conformance with 23 CFR 645 "Utilities" which is incorporated herein by reference.

2.6. **Maintenance.** The Local Government assumes full responsibility for the operation and maintenance of any facility constructed or improved under this Agreement.

3. MnDOT's Duties

3.1. **Acceptance.** MnDOT accepts designation as Agent of the Local Government for the receipt and disbursement of federal funds and will act in accordance herewith.

3.2. **Project Activities.**

3.2.1. MnDOT will make the necessary requests to the FHWA for authorization to use federal funds for the Project(s), and for reimbursement of eligible costs pursuant to the terms of this agreement.

3.2.2. MnDOT will provide to the Local Government copies of the required Federal-aid clauses to be included in the bid solicitation and will provide the required Federal-aid provisions to be included in the Proposal for Highway Construction.

3.2.3. MnDOT will review and certify the DBE participation and notify the Local Government when certification is complete. If certification of DBE participation (or good faith efforts to achieve such participation) cannot be obtained, then Local Government must decide whether to proceed with awarding the contract. Failure to obtain such certification will result in the project becoming ineligible for federal assistance, and the Local Government must make up any shortfall.

3.2.4. MnDOT will provide the required labor postings.

3.3. **Authority.** MnDOT may withhold federal funds, where MnDOT or the FHWA determines that the Project(s) was not completed in compliance with federal requirements.

3.4. **Inspection.** MnDOT, the FHWA, or duly authorized representatives of the state and federal government will have the right to audit, evaluate and monitor the work performed under this agreement. The Local Government will make available all books, records, and documents pertaining to the work hereunder, for a minimum of six years following the closing of the construction contract.

4. Time

4.1. The Local Government must comply with all the time requirements described in this agreement. In the performance of this agreement, time is of the essence

4.2. The period of performance is defined as beginning on the date of federal authorization and ending on the date defined in the federal financial system or federal agreement ("end date"). **No work completed** after the **end date** will be eligible for federal funding. Local Government must submit all contract close out paperwork to MnDOT, twenty four months prior to the **end date**.

5. Payment

5.1. **Cost.** The entire cost of the Project(s) is to be paid from federal funds made available by the FHWA and by other funds provided by the Local Government. The Local Government will pay any part of the cost or

expense of the Project(s) that is not paid by federal funds. MnDOT will receive the federal funds to be paid by the FHWA for the Project(s), pursuant to Minnesota Statutes § 161.36, Subdivision 2. MnDOT will reimburse the Local Government, from said federal funds made available to each Project, for each partial payment request, subject to the availability and limits of those funds.

5.2. **Indirect Cost Rate Proposal/Cost Allocation Plan.** If the Local Government seeks reimbursement for indirect costs and has submitted to MnDOT an indirect cost rate proposal or a cost allocation plan, the rate proposed will be used on a provisional basis. At any time during the period of performance or the final audit of a project, MnDOT may audit and adjust the indirect cost rate according to the cost principles in 2 CFR Part 200. MnDOT may adjust associated reimbursements accordingly.

5.3. **Reimbursement.** The Local Government will prepare partial estimates in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify each partial estimate. Following certification of the partial estimate, the Local Government will make partial payments to the Contractor in accordance with the terms of the construction contract for the Project(s).

5.3.1. Following certification of the partial estimate, the Local Government may request reimbursement for costs eligible for federal funds. The Local Government's request will be made to MnDOT and will include a copy of the certified partial estimate.

5.3.2. Upon completion of the Project(s), the Local Government will prepare a final estimate in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify the final estimate. Following certification of the final estimate, the Local Government will make the final payment to the Contractor in accordance with the terms of the construction contract for the Project(s).

5.3.3. Following certification of the final estimate, the Local Government may request reimbursement for costs eligible for federal funds. The Local Government's request will be made to MnDOT and will include a copy of the certified final estimate along with the required records.

5.3.4. Upon completion of the Project(s), MnDOT will perform a final inspection and verify the federal and state eligibility of all the payment requests. If the Project is found to have been completed in accordance with the plans and specifications, MnDOT will promptly release any remaining federal funds due the Local Government for the Project(s). If MnDOT finds that the Local Government has been overpaid, the Local Government must promptly return any excess funds

5.3.5. In the event MnDOT does not obtain funding from the Minnesota Legislature or other funding source, or funding cannot be continued at a sufficient level to allow for the processing of the federal aid reimbursement requests, the Local Government may continue the work with local funds only, until such time as MnDOT is able to process the federal aid reimbursement requests.

5.4. **Matching Funds.** Any cost sharing or matching funds required of the Local Government in this agreement must comply with 2 CFR 200.306.

5.5. **Federal Funds.** Payments under this Agreement will be made from federal funds. The Local Government is responsible for compliance with all federal requirements imposed on these funds and accepts full financial responsibility for any requirements including, but not limited to, 2 CFR Part 200 imposed by the Local Government's failure to comply with federal requirements. If, for any reason, the federal government fails to pay part of the cost or expense incurred by the Local Government, or in the event the total amount of federal funds is not available, the Local Government will be responsible for any and all costs or expenses incurred under this Agreement. The Local Government further agrees to pay any and all lawful claims arising out of or incidental to the performance of the work covered by this Agreement in the event the federal government does not pay the same.

5.6. **Closeout.** The Local Government must liquidate all obligations incurred under this Agreement for each project and submit all financial, performance, and other reports as required by the terms of this Agreement and the Federal award, twenty four months prior to the **end date** of the period of performance for each project. MnDOT will determine, at its sole discretion, whether a closeout audit is required prior to final payment approval. If a closeout audit is required, final payment will be held until the audit has been completed. Monitoring of any capital assets acquired with funds will continue following project closeout.

6. Conditions of Payment. All services provided by Local Government under this agreement must be performed to MnDOT's satisfaction, as determined at the sole discretion of MnDOT's Authorized Representative and in accordance with all applicable federal, state, and local laws, ordinances, rules, and regulations. The Local Government will not receive payment for work found by MnDOT to be unsatisfactory or performed in violation of federal, state, or local law.

7. Authorized Representatives

7.1. MnDOT's Authorized Representative is:

Name: Mitchell Rasmussen, or his successor.

Title: State Aid Engineer

Phone: 651-366-4831

Email: Mitch.rasmussen@state.mn.us

MnDOT's Authorized Representative has the responsibility to monitor Local Government's performance and the authority to accept the services provided under this agreement. If the services are satisfactory, MnDOT's Authorized Representative will certify acceptance on each invoice submitted for payment.

7.2. The Local Government's Authorized Representative is:

Name: Bruce Westby or his/her successor.

Title: Ramsey City Engineer

Phone: 763-427-1410

Email: bwestby@cityoframsey.com

If the Local Government's Authorized Representative changes at any time during this agreement, the Local Government will immediately notify MnDOT.

8. Assignment Amendments, Waiver, and Agreement Complete

8.1. **Assignment.** The Local Government may neither assign nor transfer any rights or obligations under this agreement without the prior written consent of MnDOT and a fully executed Assignment Agreement, executed and approved by the same parties who executed and approved this agreement, or their successors in office.

8.2. **Amendments.** Any amendments to this agreement must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original agreement, or their successors in office.

8.3. **Waiver.** If MnDOT fails to enforce any provision of this agreement, that failure does not waive the provision or MnDOT's right to subsequently enforce it.

8.4. **Agreement Complete.** This agreement contains all negotiations and agreements between MnDOT and the Local Government. No other understanding regarding this agreement, whether written or oral, may be used to bind either party.

8.5. **Severability.** If any provision of this Agreement or the application thereof is found invalid or unenforceable to any extent, the remainder of the Agreement, including all material provisions and the application of such provisions, will not be affected and will be enforceable to the greatest extent permitted by the law.

9. Liability and Claims

9.1. **Tort Liability.** Each party is responsible for its own acts and omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of any others and the results thereof. The Minnesota Tort Claims Act, Minnesota Statutes Section 3.736, governs MnDOT liability.

9.2. **Claims.** The Local Government acknowledges that MnDOT is acting only as the Local Government's agent for acceptance and disbursement of federal funds, and not as a principal or co-principal with respect to the Project. The Local Government will pay any and all lawful claims arising out of or incidental to the Project including, without limitation, claims related to contractor selection (including the solicitation, evaluation, and acceptance or rejection of bids or proposals), acts or omissions in performing the Project work, and any *ultra vires* acts. The Local Government will indemnify, defend (to the extent permitted by the Minnesota Attorney General), and hold MnDOT harmless from any claims or costs arising out of or incidental to the Project(s), including reasonable attorney fees incurred by MnDOT. The Local Government's indemnification obligation extends to any actions related to the certification of DBE participation, even if such actions are recommended by MnDOT.

10. Audits

10.1. Under Minn. Stat. § 16C.05, Subd.5, the Local Government's books, records, documents, and accounting procedures and practices of the Local Government, or other party relevant to this agreement or transaction, are subject to examination by MnDOT and/or the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the end of this agreement, receipt and approval of all final reports, or the required period of time to satisfy all state and program retention requirements, whichever is later. The Local Government will take timely and appropriate action on all deficiencies identified by an audit.

10.2. All requests for reimbursement are subject to audit, at MnDOT's discretion. The cost principles outlined in 2 CFR 200.400-.475 will be used to determine whether costs are eligible for reimbursement under this agreement.

10.3. If Local Government expends $750,000 or more in Federal Funds during the Local Government's fiscal year, the Local Government must have a single audit or program specific audit conducted in accordance with 2 CFR Part 200.

11. Government Data Practices. The Local Government and MnDOT must comply with the Minnesota Government Data Practices Act, Minn. Stat. Ch. 13, as it applies to all data provided by MnDOT under this agreement, and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the Local Government under this agreement. The civil remedies of Minn. Stat. §13.08 apply to the release of the data referred to in this clause by either the Local Government or MnDOT.

12. Workers Compensation. The Local Government certifies that it is in compliance with Minn. Stat. §176.181, Subd. 2, pertaining to workers' compensation insurance coverage. The Local Government's employees and agents will not be considered MnDOT employees. Any claims that may arise under the Minnesota Workers' Compensation Act on behalf of these employees and any claims made by any third party as a consequence of any act or omission on the part of these employees are in no way MnDOT's obligation or responsibility.

13. Governing Law, Jurisdiction, and Venue. Minnesota law, without regard to its choice-of-law provisions, governs this agreement. Venue for all legal proceedings out of this agreement, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

14. Termination; Suspension

14.1. **Termination by MnDOT.** MnDOT may terminate this agreement with or without cause, upon 30 days written notice to the Local Government. Upon termination, the Local Government will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed.

14.2. **Termination for Cause.** MnDOT may immediately terminate this agreement if MnDOT finds that there has been a failure to comply with the provisions of this agreement, that reasonable progress has not been made, that fraudulent or wasteful activity has occurred, that the Local Government has been convicted of a criminal offense relating to a state agreement, or that the purposes for which the funds were granted have not been or will not be fulfilled. MnDOT may take action to protect the interests of MnDOT of Minnesota, including the refusal to disburse additional funds and requiring the return of all or part of the funds already disbursed.

14.3. **Termination for Insufficient Funding.** MnDOT may immediately terminate this agreement if:

14.3.1. It does not obtain funding from the Minnesota Legislature; or

14.3.2. If funding cannot be continued at a level sufficient to allow for the payment of the services covered here. Termination must be by written or fax notice to the Local Government. MnDOT is not obligated to pay for any services that are provided after notice and effective date of termination. However, the Local Government will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed to the extent that funds are available. MnDOT will not be assessed any penalty if the agreement is terminated because of the decision of the Minnesota Legislature, or other funding source, not to appropriate funds. MnDOT will provide the Local Government notice of the lack of funding within a reasonable time of MnDOT's receiving that notice.

14.4. **Suspension.** MnDOT may immediately suspend this agreement in the event of a total or partial government shutdown due to the failure to have an approved budget by the legal deadline. Work performed by the Local Government during a period of suspension will be deemed unauthorized and undertaken at risk of non-payment.

15. **Data Disclosure.** Under Minn. Stat. § 270C.65, Subd. 3, and other applicable law, the Local Government consents to disclosure of its social security number, federal employer tax identification number, and/or Minnesota tax identification number, already provided to MnDOT, to federal and state tax agencies and state personnel involved in the payment of state obligations. These identification numbers may be used in the enforcement of federal and state tax laws which could result in action requiring the Local Government to file state tax returns and pay delinquent state tax liabilities, if any.

16. **Fund Use Prohibited.** The Local Government will not utilize any funds received pursuant to this Agreement to compensate, either directly or indirectly, any contractor, corporation, partnership, or business, however organized, which is disqualified or debarred from entering into or receiving a State contract. This restriction applies regardless of whether the disqualified or debarred party acts in the capacity of a general contractor, a subcontractor, or as an equipment or material supplier. This restriction does not prevent the Local Government from utilizing these funds to pay any party who might be disqualified or debarred after the Local Government's contract award on this Project.

17. **Discrimination Prohibited by Minnesota Statutes §181.59.** The Local Government will comply with the provisions of Minnesota Statutes §181.59 which requires that every contract for or on behalf of the State of Minnesota, or any county, city, town, township, school, school district or any other district in the state, for materials, supplies or construction will contain provisions by which Contractor agrees: 1) That, in the hiring of common or skilled labor for the performance of any work under any contract, or any subcontract, no Contractor, material supplier or vendor, will, by reason of race, creed or color, discriminate against the person or persons who are citizens of the United States or resident aliens who are qualified and available to perform the work to which the employment relates; 2) That no Contractor, material supplier, or vendor, will, in any manner, discriminate against, or

intimidate, or prevent the employment of any person or persons identified in clause 1 of this section, or on being hired, prevent or conspire to prevent, the person or persons from the performance of work under any contract on account of race, creed or color; 3) That a violation of this section is a misdemeanor; and 4) That this contract may be canceled or terminated by the state of Minnesota, or any county, city, town, township, school, school district or any other person authorized to contracts for employment, and all money due, or to become due under the contract, may be forfeited for a second or any subsequent violation of the terms or conditions of this Agreement.

18. **Appendix II 2 CFR Part 200 Federal Contract Clauses.** The Local Government agrees to comply with the following federal requirements as identified in 2 CFR 200, Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, and agrees to pass through these requirements to its subcontractors and third party contractors, as applicable. In addition, the Local Government shall have the same meaning as "Contractor" in the federal requirements listed below.

18.1. **Remedies.** Contracts for more than the simplified acquisition threshold currently set at $150,000, which is the inflation adjusted amount determined by the Civilian Agency Acquisition Council and Defense Acquisition Regulations Council (Councils) as authorized by 41 U.S.C. 1908, must address administrative, contractual, or legal remedies in instances where contractors violate or breach contract terms, and provide for such sanctions and penalties as appropriate.

18.2. **Termination.** All contracts in excess of $10,000 must address termination for cause and for convenience by the non-Federal entity including the manner by which it will be effected and the basis for settlement.

18.3. **Equal Employment Opportunity.** Except as otherwise provided under 41 CFR Part 60, all contracts that meet the definition of "federally assisted construction contract" in 41 CFR Part 60-1.3 must include the equal opportunity clause provided under 41 CFR 60-1.4(b), in accordance with Executive Order 11246, "Equal Employment Opportunity" (30 FR 12319, 12935, 3 CFR Part, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, "Amending Executive Order 11246 Relating to Equal Employment Opportunity," and implementing regulations at 41 CFR part 60, "Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor."

18.4. **Davis-Bacon Act, as amended.** (40 U.S.C. 3141-3148) When required by Federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-Federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 CFR 5, "Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-Federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency. The contracts must also include a provision for compliance with the Copeland "Anti-Kickback" Act (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency.

18.5. **Contract Work Hours and Safety Standards Act.** (40 U.S.C. 3701-3708) Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708). Where applicable, all contracts awarded by the non-Federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for

compliance with 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5). Under 40 U.S.C. 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence.

18.6. **Rights to Inventions Made Under a Contract or Agreement.** If the Federal award meets the definition of "funding agreement" under 37 CFR §401.2 (a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that "funding agreement," the recipient or subrecipient must comply with the requirements of 37 CFR Part 401, "Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements," and any implementing regulations issued by the awarding agency.

18.7. **Clean Air Act (42 U.S.C. 7401-7671q.) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1387), as amended.** Contracts and subgrants of amounts in excess of $150,000 must contain a provision that requires the non-Federal award to agree to comply with all applicable standards, orders or regulations issued under the Clean Air Act (42 U.S.C. 7401-7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. 1251-1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA).

18.8. **Debarment and Suspension.** (Executive Orders 12549 and 12689) A contract award (see 2 CFR 180.220) must not be made to parties listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), "Debarment and Suspension." SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549.

18.9. **Byrd Anti-Lobbying Amendment.** (31 U.S.C. 1352) Contractors that apply or bid for an award exceeding $100,000 must file the required certification. Each tier certifies to the tier above that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant or any other award covered by 31 U.S.C. 1352. Each tier must also disclose any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award. Such disclosures are forwarded from tier to tier up to the non-Federal award.

18.10. **Procurement of Recovered Materials.** See 2 CFR 200.322 Procurement of Recovered Materials.

18.11. **Drug-Free Workplace.** In accordance with 2 C.F.R. § 32.400, the Local Government will comply with the Drug-Free Workplace requirements under subpart B of 49 C.F.R. Part 32.

18.12. **Nondiscrimination.** The Local Government hereby agrees that, as a condition of receiving any Federal financial assistance under this agreement, it will comply with Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. § 2000d), related nondiscrimination statutes (i.e., 23 U.S.C. § 324, Section 504 of the Rehabilitation Act of 1973 as amended, and the Age Discrimination Act of 1975), and applicable regulatory requirements to the end that no person in the United States shall, on the grounds of race, color, national origin, sex, handicap, or age be excluded from participation in, be denied the benefits of, or otherwise be

subjected to discrimination under any program or activity for which the Local Government receives Federal financial assistance. The specific requirements of the Department of Transportation Civil Rights assurances (required by 49 C.F.R. §§ 21.7 and 27.9) are incorporated in the agreement.

18.13. **Federal Funding Accountability and Transparency Act (FFATA).**

18.13.1. This Agreement requires the Local Government to provide supplies and/or services that are funded in whole or in part by federal funds that are subject to FFATA. The Local Government is responsible for ensuring that all applicable requirements, including but not limited to those set forth herein, of FFATA are met and that the Local Government provides information to the MnDOT as required.

a. Reporting of Total Compensation of the Local Government's Executives.

b. The Local Government shall report the names and total compensation of each of its five most highly compensated executives for the Local Government's preceding completed fiscal year, if in the Local Government's preceding fiscal year it received:

i. 80 percent or more of the Local Government's annual gross revenues from Federal procurement contracts and Federal financial assistance subject to the Transparency Act, as defined at 2 CFR 170.320 (and subawards); and

ii. $25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts), and Federal financial assistance subject to the Transparency Act (and subawards); and

iii. The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at http://www.sec.gov/answers/execomp.htm.).

Executive means officers, managing partners, or any other employees in management positions.

c. Total compensation means the cash and noncash dollar value earned by the executive during the Local Government's preceding fiscal year and includes the following (for more information see 17 CFR 229.402(c)(2)):

i. Salary and bonus.

ii. Awards of stock, stock options, and stock appreciation rights. Use the dollar amount recognized for financial statement reporting purposes with respect to the fiscal year in accordance with the Statement of Financial Accounting Standards No. 123 (Revised 2004) (FAS 123R), Shared Based Payments.

iii. Earnings for services under non-equity incentive plans. This does not include group life, health, hospitalization or medical reimbursement plans that do not discriminate in favor of executives, and are available generally to all salaried employees.

iv. Change in pension value. This is the change in present value of defined benefit and actuarial pension plans.

v. Above-market earnings on deferred compensation which is not tax qualified.

18.13.2. Other compensation, if the aggregate value of all such other compensation (e.g. severance, termination payments, value of life insurance paid on behalf of the employee, perquisites or property) for the executive exceeds $10,000.

18.13.3. The Local Government must report executive total compensation described above to the MnDOT by the end of the month during which this agreement is awarded.

18.13.4. The Local Government will obtain a Data Universal Numbering System (DUNS) number and maintain its DUNS number for the term of this agreement. This number shall be provided to MnDOT on the plan review checklist submitted with the plans for each project. More information about obtaining a DUNS Number can be found at: http://fedgov.dnb.com/webform/

18.13.5. The Local Government's failure to comply with the above requirements is a material breach of this agreement for which the MnDOT may terminate this agreement for cause. The MnDOT will not be obligated to pay any outstanding invoice received from the Local Government unless and until the Local Government is in full compliance with the above requirements.

[THE REMAINDER OF THIS PAGE HAS INTENTIONALLY BEEN LEFT BLANK.]

City of Ramsey
Local Government certifies that the appropriate person(s) have executed the contract on behalf of the Local Government as required by applicable articles, bylaws, resolutions or ordinances

By:_____

Title:_____

Date:_____

By:_____

Title:_____

Date:_____

DEPARTMENT OF TRANSPORTATION

By:_____

Title:_____

Date:_____

COMMISSIONER OF ADMINISTRATION

By:_____

Date:_____

DEPARTMENT OF TRANSPORTATION

Minnesota Department of Transportation
State Aid for Local Transportation
395 John Ireland Boulevard, MS 500
Saint Paul, MN 55155

December 1, 2017

Bruce Westby
7550 Sunwood Drive
Ramsey, MN, 55303

SUBJECT: **Agency Delegated Contracting Process Agreement**
Agency Agreement No. 1029992

Dear Mr. Westby:

Attached are two copies of the agency agreement between the City of Ramsey and MnDOT, which allows for MnDOT to act as the City's agent in accepting federal aid. This agreement is intended to cover all federally funded projects that the City is awarded funds for until revisions are needed to the agreement. It supersedes the agreement executed in or about 2003, which is referenced in this agreement.

While I do not anticipate that the requirements in Section 18.4 will apply to you, the language required by federal law and must be included in all federally funded project agreements as of October 1, 2010. Please review the agreement and if approved, have all two copies signed. A resolution similar to the attached example, must be passed. The certified resolution should then be placed as the last page in **each** of the two copies of the agreement. Please verify that the person/title authorized to sign as stated in the resolution, corresponds to the signature (person/title) on the signature page. Please return all two copies of the agreement to me for MnDOT signatures. A fully executed copy will be returned to you.

If you have any questions or need any revisions, please feel free to contact me at 651.366.3822.

Sincerely,

Lynnette Roshell

Lynnette Roshell, PE
Project Development Engineer

Enclosures

Cc: Dan Erickson – DSAE File

SAMPLE RESOLUTION FOR AGENCY AGREEMENT

BE IT RESOLVED, that pursuant to Minnesota Stat. Sec. 161.36, the Commissioner of Transportation be appointed as Agent of the City of Ramsey to accept as its agent, federal aid funds which may be made available for eligible transportation related projects.

BE IT FURTHER RESOLVED, the * (*Mayor/Chairman)* and the * *(Clerk/Auditor)* are hereby authorized and directed for and on behalf of the City of Ramsey to execute and enter into an agreement with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 1029992", a copy of which said agreement was before the City Council/County Board and which is made a part hereof by reference.

Titles of persons authorized to sign on behalf of the Local government

SAMPLE CERTIFICATION

STATE OF MINNESOTA

CITY OF_____

I hereby certify that the foregoing Resolution is a true and correct copy of the Resolution presented to and adopted by local agency name at a duly authorized meeting thereof held on the _____ day of _____, 20___, as shown by the minutes of said meeting in my possession.

_____

Clerk/Auditor

Notary Public

My Commission expires _____

(SEAL)

CC Regular Session **4. 9.**

Meeting Date: 02/12/2018

By: Colleen Lasher, Administrative Services

Information

Title

Adopt Resolution 18-036 to Authorize Hiring a Parks Maintenance Worker

Purpose/Background:

The Public Works Parks Maintenance Worker position was approved as part of the 2018 budgeting process. The position is necessary for many reasons, but especially due to increased demands for park maintenance, as well as to prepare for and clean-up after City sponsored events. This position also includes snow plowing and being a member of the emergency on-call rotation. It may be interesting to note, staffing in the Parks Division has not been to this level since 2011; with this position, the City will have 5 Parks Maintenance Workers.

As a result of budget approval, an internal, followed by an external recruitment process was conducted. Staff received 36 applications, seven first interviews were held, followed by three second interviews. Staff selected Mr. Andy Blood as the top candidate. Subsequently, Mr. Blood underwent and passed the City's pre-employment testing process, including a criminal background check, professional reference check, driving record check and employment verifications; as well as a physical exam and drug screen. The City extended a job offer which is contingent upon City Council approval. Staff is recommending the top candidate, Mr. Andy Blood be hired as a full-time Parks Maintenance Worker. Mr. Blood will be subject to a 6-month probationary period and all Personnel Policies and/or employment contracts will apply.

Notification:

This position falls under Strategic Imperative III: "Smart, Citizen Focused Government" within the Strategic Plan.

Funding Source:

The 2018 funding required for this position, with a March 1, 2018 start date, is $54,175.

Recommendation:

To hire Mr. Andy Blood as a full-time Public Works Parks Maintenance Worker, effective on or near March 1, 2018 at $21.66 per hour which is step 1 of the 2018 wage scale.

Action:

Motion to adopt resolution #18-036 to hire Mr. Andy Blood as a full-time Public Works Parks Maintenance Worker, effective on or about March 1, 2018 at $21.66 per hour which is step 1 of the 2018 wage scale.

Attachments

Resolution_18-036

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:02 PM

Form Started By: Colleen Lasher Started On: 01/26/2018 11:31 AM
Final Approval Date: 02/08/2018

Councilmember introduced the following resolution and moved for its adoption:

RESOLUTION #18-036

RESOLUTION TO HIRE A PARKS MAINTENANCE WORKER

WHEREAS, the City Council authorized 2018 funding for a Parks Maintenance Worker position; and

WHEREAS, an internal and external recruitment process was conducted; and

WHEREAS, Mr. Andy Blood has been selected as the top candidate for the position; and

WHEREAS, staff has completed the necessary background checks and is recommending that Mr. Andy Blood be hired as a fulltime Parks Maintenance Worker, effective on or near March 1, 2018 at $21.66 per hour; and

WHEREAS, Mr.Blood will be subject to a 6-month probationary period, the City's Personnel Policy and AFSCME union contract.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

Motion to adopt resolution #18-036 to hire Mr. Andy Blood as a full-time Public Works Parks Maintenance Worker, effective on or near March 1, 2018 at $21.66 per hour, which is step 1 of the 2018 wage scale.

The motion for the adoption of the `foregoing resolution was duly seconded by Council Member, , and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February, 2018.

CC Regular Session **4. 10.**

Meeting Date: 02/12/2018

Submitted For: Grant Riemer, Engineering/Public Works

By: MaryJo Warner, Engineering/Public Works

Information

Title

Report from Public Works Committee dated January 16, 2018
1. North Commons Neighborhood Trail or Street Link at Zeolite Street: Ratify the recommendation of the Public Works Committee to recommend that the City Council notify public via a mailer to gain input on development of a short trail segment to link an existing neighborhood to The COR west of North Commons.
2. Recommend Authorization for Civil Engineering Planning Services for Highway 10 Planning Effort**:** Ratify the recommendation of the Public Works Committee to recommend that the City Council authorize the work order with Bolton and Menk for Highway 10 Planning and Design Services in the amount of $499,855, contingent upon staff sharing the information with the coalition.
3. Provide City Council Recommendation for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04 : This was discussed as a separate case at the January 23, 2018 City Council meeting.
4. Provide City Council Recommendation for Metropolitan Council Water Efficiency Potential Project: This was discussed as a separate case at the January 23, 2018 City Council meeting.
5. Provide City Council Recommendation for MnDOT Delegated Contracting Process Agreement #1029992: Motion to ratify the recommendation of the Public Works Committee to recommend City Council approval of MnDOT Delegated Contracting Process Agreement #1029992, contingent upon approval by the City Attorney.

Purpose/Background:

The Public Works Committee held its regular meeting on January 16, 2018 and discussed the following cases:
1. North Commons Neighborhood Trail or Street Link at Zeolite Street: Parks and Assistant Public Works Superintendent Riverblood reviewed the staff report and stated that the purpose of this case is to assess the Committee's opinion on the development of a short trail segment to link an existing neighborhood to The COR west of North Commons. He displayed a location map and reported the Park & Recreation Commission recommended that the trail concept be pursued. He explained this short trail link could advance for Council consideration in terms of a mailer for public notification. While the project scope is not fully developed at this time, it is estimated the cost may be less than $30,000 for the bituminous trail, ADA pedestrian ramps, and trees with naturalized pollinator landscape. Motion to ratify the recommendation of the Public Works Committee to recommend that the City Council notify public via a mailer to gain input on development of a short trail segment to link an existing neighborhood to The COR west of North Commons.
2. Recommend Authorization for Civil Engineering Planning Services for Highway 10 Planning Effort**:** Community Development Director Gladhill reviewed the staff report and stated that the purpose of this case is to consider recommending that the City Council authorize a work order with Bolton and Menk to perform planning and engineering services related to future Highway 10 design. He stated staff is only seeking approval for Phase 1 (project justification, concepts, evaluation) not Phase II (vision refinement, preliminary design, funding). He explained that staff has already completed three rounds of refining the scope and scaled back on renderings/visualizations, public meetings, and communication assistance. Staff described the scale and magnitude of the project, noting it is a significant investment with total capital costs of the improvements themselves being over $70 million.Staff presented alternatives for the Committee's consideration and stated staff recommends proceeding forward with the work order. Motion to ratify the recommendation of the Public Works Committee to recommend that the City Council authorize the work order with Bolton and Menk for Highway 10 Planning and Design Services in the amount of $499,855, contingent upon staff sharing the information with the coalition.
3. Provide City Council Recommendation for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04 : This was discussed as a separate case at the January 23, 2018 City Council meeting.
4. Provide City Council Recommendation for Metropolitan Council Water Efficiency Potential Project: This was

discussed as a separate case at the January 23, 2018 City Council meeting.
5. Provide City Council Recommendation for MnDOT Delegated Contracting Process Agreement #1029992: City Engineer Westby reviewed the staff report and purpose of the case to consider approval of MnDOT Delegated Contracting Process Agreement #1029992. He explained that pursuant to Minnesota statutes, the Commissioner of Transportation must be appointed an agent of the City of Ramsey to accept Federal Aid funds that are awarded to the City for eligible transportation related projects. The City cannot directly accept awarded Federal Aid funds for such projects as they must be processed through MnDOT. Staff presented alternatives for the Committee's consideration and staff's recommendation for approval of MnDOT Delegated Contracting Process Agreement #1029992. Motion to ratify the recommendation of the Public Works Committee to recommend City Council approval of MnDOT Delegated Contracting Process Agreement #1029992, contingent upon approval by the City Attorney.

Notification:
N/A

Observations/Alternatives:
N/A

Funding Source:
N/A

Recommendation:
N/A

Action:
Accept report

Attachments

Agenda

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	02/07/2018 02:46 PM
Bruce Westby	Bruce Westby	02/08/2018 09:42 AM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:08 PM
Form Started By: MaryJo Warner		Started On: 02/01/2018 08:42 AM
Final Approval Date: 02/08/2018		

City of Ramsey
Agenda
Public Works Committee
Tuesday, January 16, 2018
5:30 pm
Lake Itasca Room, 7550 Sunwood Drive NW

1. Call to Order

2. Citizen Input

3. Approve Agenda

4. Approve Minutes

1. Approve Public Works Committee Meeting Minutes.

5. Committee Business

1. North Commons Neighborhood Trail or Street Link at Zeolite Street

2. Recommend Authorization for Civil Engineering Planning Services for Highway 10 Planning Effort

3. Provide City Council Recommendation for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04

4. Provide City Council Recommendation for Metropolitan Council Water Efficiency Potential Project

5. Provide City Council Recommendation for MnDOT Delegated Contracting Process Agreement #1029992

6. Committee/Staff Input

1. Staff Updates on Improvement Projects and Items of Interest

2. Review Future Topics Calendar

7. Adjournment

Public Works Committee **4. 1.**

Meeting Date: 01/16/2018
Submitted For: Grant Riemer, Engineering/Public Works
By: MaryJo Warner, Engineering/Public Works

Title:
Approve Public Works Committee Meeting Minutes.

Purpose/Background:
To review and approve the Public Works Committee meeting minutes dated November 21, 2017.

Timeframe:
5 minutes.

Observations/Alternatives:
n/a

Funding Source:
n/a

Recommendation:

Action:
Motion to approve Public Works Committee meeting minutes dated November 21, 2017.

Attachments

Minutes

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 02:54 PM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:45 PM
Form Started By: MaryJo Warner		Started On: 01/11/2018 02:41 PM
Final Approval Date: 01/11/2018		

PUBLIC WORKS COMMITTEE
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Public Works Committee conducted a regular meeting on Tuesday, November 21, 2017, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present: Chairperson Chris Riley
Councilmember Jill Johns
Councilmember Melody Shryock (arrived at 6:00 p.m.)

Also Present: Public Works Superintendent Grant Riemer
City Engineer Bruce Westby
Parks and Assistant Public Works Superintendent Mark Riverblood
Assistant to the City Administrator Patrick Brama

1. CALL TO ORDER

Chairperson Riley called the regular meeting of the Public Works Committee to order at 5:35 p.m.

2. CITIZEN INPUT

There was none.

3. APPROVE AGENDA

Motion by Councilmember Johns, seconded by Chairperson Riley, to approve the agenda, as presented.

Motion carried. Voting Yes: Chairperson Riley and Councilmembers Johns. Voting No: None. Absent: Councilmember Shryock.

4. APPROVE MINUTES

4.01: Approve September 19, 2017, Meeting Minutes

Motion by Councilmember Johns, seconded by Chairperson Riley, to approve the following minutes:

Regular Meeting Minutes dated September 19, 2017

Motion carried. Voting Yes: Chairperson Riley and Councilmembers Johns. Voting No: None. Absent: Councilmember Shryock.

5. COMMITTEE BUSINESS

5.01: Consider Recommending City Council Approval of Pedestrian Trail Easement Vacation on Lot 6, Block 3, Wildlife Sanctuary Third Addition

City Engineer Westby referenced the staff report and explained the purpose of this case is to consider recommending City Council approval to vacate the pedestrian trail easement on Lot 6, Block 3, Wildlife Sanctuary Third Addition. City Engineer Westby reviewed the background and past actions involving this case, noting it is the intent of the City to maintain this pedestrian trail easement with the hope of extending the trail through the easement to connect to existing and future neighborhoods north and west of the subject property. He displayed a map of the dedicated pedestrian trail easement, noting the original alignment, and stated it was thought it would serve the area to the south and west.

City Engineer Westby explained that since the pedestrian trail easement agreement was executed, a private party purchased the large property to the north, which was owned by the State of Minnesota and is largely undevelopable due to numerous wetlands and low-lying areas. Staff projects that a trail connection is now much less likely to make a regional trail connection at this point.

City Engineer Westby stated the property owners are requesting the City vacate this pedestrian trail easement as they were concerned with one pedestrian wanting to use it for hunting purposes, which made them uncomfortable. He stated staff looked at an alternate trail route and developed a trail map.

Parks and Assistant Public Works Superintendent Riverblood stated this situation is an example of everyone intending to do the right thing but then a series of errors and omissions occurred. He explained when the trail was paved through the side yard, it was coming in phases and another area had just received preliminary plat approval. The Master Park and Trail Plan identified this as potentially being a regional trail connection so the City asked for the easement for trail purposes as well as sanitary sewer trunk line. The developer paved the trail but only put an easement on one lot. If not vacated, the resident without the trail easement may ask the City to remove the trail from his private property. Parks and Assistant Public Works Superintendent Riverblood noted the Park and Recreation Commission unanimously recommended the Public Works Committee recommend vacation of the trail easement to the City Council. He pointed out the location of the lift station and sanitary sewer easement associated with the adjacent lot, which is already encumbered so the property owner could grant an additional layer of use as another alternate. However, staff does not recommend pursuing that option as it would be premature.

City Engineer Westby stated staff supports this vacation request and has identified an alternative pedestrian trail connection route should future conditions align to warrant exploring a trail connection from the Wildlife Sanctuary subdivision to the north and/or west. He pointed out that if the easement is vacated, the underlying platted drainage and utility easement would still exist. The City Council will consider this on November 28, 2017 and if approved for vacation, the cost to do so would be with the City.

Chairperson Riley asked if part of the trail is paved so that is why it appears to be a trail.

City Engineer Westby stated that is correct and displayed a picture of the current condition.

Chairperson Riley asked if the City having a trail easement gives the public the right to use it.

City Engineer Westby stated that is correct and the trail currently extends about 20 feet from the sidewalk. He explained the resident has said they don't want the trail pavement removed as it can be used to access the sanitary sewer.

Councilmember Johns asked about the other access three doors to the east and if that would be used instead if this one is vacated.

City Engineer Westby used a site map to again point out the location of the trail under discussion and the alternate route/second access to the lift station that could be used for access.

Chairperson Riley stated he is always concerned with giving up something the City already has, because in the future there may be a question as to why this would be given up.

City Engineer Westby stated in this case, the trail is partly on private property and the other property owner said they would never allow a paved easement on their property.

Parks and Assistant Public Works Superintendent Riverblood stated he appreciates advocacy for trails but to that point, the City would be giving up half of a trail easement.

Councilmember Johns stated she also hates for the City to give up something, even if it is only 20 feet paved, noting the easement goes to the end of the property line even if only half is paved.

City Engineer Westby stated that is correct and it is open to all pedestrians but not motorized vehicles.

Chairperson Riley noted that is different in being a pedestrian easement instead of a drainage easement.

City Engineer Westby concurred.

Councilmember Johns stated this is park dedication so the City is actually giving something up with noting in return, which makes her reluctant to vacate.

City Engineer Westby stated another route would be to place further restrictions on use of the easement until a connection is made.

Chairperson Riley stated if the path is removed, then it is no longer inviting but the City could maintain the easement for potential use in the future. Then people would not presume they could walk between the two houses. He stated if the City wanted this, they would pay for it. He

suggested if the resident wants it vacated, then maybe the City should ask what they would be willing to pay for it.

Public Works Superintendent Riemer noted the location of a potential future utility connection.

Parks and Assistant Public Works Superintendent Riverblood stated he does not know that the City gave park dedication for this easement but typically when getting this kind of easement, the City knew it would have value for the sanitary sewer so it may be the City called attention to the need for the trail easement. He noted there would be a cost to remove the trail, if that was desired.

Councilmember Johns asked if the resident wants to keep the bituminous.

City Engineer Westby stated the resident is not asking to remove the bituminous but the reason to remove it is to keep pedestrians from accessing the private property behind them. He stated since there were issues and the Police Department was called, it has not again been a problem.

Councilmember Johns asked if the Park and Recreation Commission prefers the other alternative. She noted it would result in getting low ground for high ground, which is not a good exchange.

Parks and Assistant Public Works Superintendent Riverblood stated the Park and Recreation Commission did not have the background and did not get into that level of detail but did understand it was half an easement so they supported vacating it. He asked if removal of the blacktop back to the sidewalk would be just as good to them. Or, the easement could be vacated and when a new person buys the home, they may want the blacktop removed so one alternative may be whether removing the blacktop but not vacating would be acceptable.

Motion by Chairperson Riley, seconded by Councilmember Johns, to recommend that the City Council not vacate the pedestrian trail easement on Lot 6, Block 3, Wildlife Sanctuary Third Addition, but talk with the resident about removing the blacktop with the resident responsible for restoration.

Motion carried. Voting Yes: Chairperson Riley and Councilmember Johns. Voting No: None. Absent: Councilmember Shryock.

Councilmember Shryock arrived at 6:00 p.m.

5.02: Consider Request for Additional Stop Signs at the Intersection of 163rd Avenue / Marble Street

Public Works Superintendent Riemer reviewed the staff report and explained staff has received a petition signed by 17 residents requesting additional stop signs at the intersection of 163rd Avenue and Marble Street. Currently, there are stop signs on the Marble Street portions of the intersection. The requested action would change this intersection to an all stop condition. He

explained the reasons given for the additional stop signs are excessive speed and poor visibility at the intersection when traveling westbound on 163rd Avenue.

Public Works Superintendent Riemer reviewed the traffic counts for the area, noting the traffic counts and accident history do not meet warrants to change this to a 4-way stop condition. With regard to the issue of poor visibility, staff would recommend cutting back vegetation in the northwest corner of the intersection. Public Works Superintendent Riemer stated the Police Department collected speed data on 163rd Avenue on two separate days that showed a range from 8-50 mph with the 85-percentile being 40.84 mph.

Public Works Superintendent Riemer stated staff recommends not installing additional stop signs at this intersection based on the low traffic counts and accident history not relating to the intersection.

Katie Savior, 7165 163rd Avenue NW, stated she has two small children and there are other children in the neighborhood. She understands there may not be a vehicle accident at the intersection but there are no sidewalks in this neighborhood so children use the street. Ms. Savior stated she has to be extra careful when backing out of the driveway because people are speeding in this neighborhood at 40 mph. She asked the Public Works Committee to reconsider staff's recommendation, citing the City's neighborhoods are becoming younger and she is more concerned with the people than a vehicle accident. She stated in the past, stop signs were installed on Marble Street instead of the 163rd Avenue, which she believed was an error. She felt it was a blind intersection when coming over the hill so drivers don't see people in the streets or bicycles.

Laura Hedlund, 16159 Marble Street NW, stated her agreement with Ms. Savior's comments.

Chairperson Riley stated the City does periodically get stop sign requests and every single time, criteria show it is not warranted.

Ms. Savior said she understands that and asked what else can be done, noting there is not one single stop sign in this entire neighborhood. She stated by the time people are by her house, they are traveling at 40 mph and there are no speed limit or yield signs along that route. She felt a stop sign was the most logical and asked what can be done to help this neighborhood.

Chairperson Riley asked, since the stop sign criteria is not met, what else can be done beyond the Police Department enforcing the speed limit.

Public Works Superintendent Riemer stated that is usually what is tried first.

Ms. Savior felt that would only help for several days and asked how someone would feel about their kid on a bicycle being hit at 50 mph.

Councilmember Johns confirmed the traffic count is higher on 163rd Avenue.

Ms. Hedlund stated another resident petitioned for the stop signs 30 years ago when her kids were young but the stop signs were put on Marble Street, the wrong street.

Ms. Savior stated 163rd Avenue is the through street so it carries more traffic.

Public Works Superintendent Riemer stated the City has found 'Watch for Children' signs are not effective because it should be assumed that drivers are aware they are in a neighborhood.

Parks and Assistant Public Works Superintendent Riverblood asked how many residential intersections are in the City.

Public Works Superintendent Riemer answered 867 residential intersections.

Councilmember Johns asked whether the stop signs can be moved to 163rd Avenue if they are in the wrong location.

Public Works Superintendent Riemer stated those stop signs should not be relocated as there are very few cars per day. He explained the behavior that develops when stop signs are placed in areas they are not needed.

Ms. Savior asked how many cars a day there are.

Chairperson Riley answered 200 and 173, which is why most stop signs in residential areas do not meet warrants and should not have been installed in the first place.

Public Works Superintendent Riemer stated the warrants require thousands of cars per day, so that is mostly on County roadways.

Ms. Savior asked about a speed limit sign or something to remind drivers since speed is an issue.

Public Works Superintendent Riemer stated there would be no harm to install that type of sign, which cost about $200 per sign.

Councilmember Johns supported that option.

Chairperson Riley suggested speed limit signs in both directions as well as Police Department patrolling.

Motion by Councilmember Johns, seconded by Councilmember Shryock, to recommend that the City Council not install additional stop signs at this intersection based on the traffic counts and accident history, that speed limit signs be posted in both directions, and the Police Department continue to enforce the 30-mph speed limit in the area in an effort to reduce speeds on 163rd Avenue.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Johns and Shryock. Voting No: None.

Public Works Superintendent Riemer stated staff will also cut back vegetation in the northwest corner of the intersection to increase visibility.

5.03: Consider Public Infrastructure Feasibility Study for The COR

Assistant to the City Administrator Brama reviewed the staff report and Bolton & Menk work order to provide concept level plans and a feasibility report for all remaining needed public infrastructure in The COR. This work order is consistent with the City of Ramsey EDA Work Plan, Tactic/Strategy #2, and approved by the EDA/City Council for the Inland Group/Affinity apartment project.

Assistant to the City Administrator Brama explained that Bolton & Menk has provide the City of Ramsey with similar services in the past for the new Ramsey Business Park and was selected at that time, through a competitive RFP process based on quality of services and competitive pricing. Staff is comfortable recommending Bolton & Menk for this work order based on their track record of helping staff successfully with similar projects, they are familiar with and have completed several recent projects in The COR, and are a Ramsey business.

Assistant to the City Administrator Brama stated the EDA supported moving this forward to the Public Works Committee. He noted this effort works in conjunction with the COR system plans parking ramp analysis, to assure it is ready to go from a redevelopment perspective. This would be one component as well as a concept plan for the Lake Ramsey area so the Park and Recreation Commission will be considering a separate work order from a landscape architect to complete concept level planning for the Lake Ramsey area and moving this work order forward will allow both studies (infrastructure and parks) to be completed at the same time, making them more cohesive and effective. He stated in December, the Council will see that Parks work order come forward along with this work order.

Councilmember Johns agreed it makes sense to do this.

Chairperson Riley stated at EDA, high-level planning was done before and this would fill in that plan with more detail.

Motion by Councilmember Johns, seconded by Councilmember Shryock, to recommend that the City Council authorize the Bolton & Menk work order, not to exceed $25,384, to complete concept designs and feasibility reports for all remaining public infrastructure needed in The COR.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Johns and Shryock. Voting No: None.

5.04: Consider Recommending City Council Approval of September 2017 Comprehensive Sanitary Sewer Study Update

City Engineer Westby reviewed the staff report and explained the purpose of this case is to consider recommending City Council approval of the September 2017 Comprehensive Sanitary Sewer Study Update. It was noted the 2012 Comprehensive Sanitary Sewer Study was prepared with the goal of meeting the City's infrastructure needs based on development projected within the City's 2030 Comprehensive plan. The 2017 Comprehensive Sanitary Sewer Study Update incorporates current population and land use projection, addresses impact on the City's sanitary sewer infrastructure due to development that has occurred in the last five years as well as currently proposed and projected development out to the year 2040 to be consistent with the 2040 Comprehensive Plan updates that are underway. City Engineer Westby referenced documents attached to the staff report, noting the cost difference to include the utilities infrastructure estimates and it will also address rate adjustments and a system to serve the entire City. He presented development rates as detailed in the staff report as well as key considerations.

Chairperson Riley noted that is a big change in project developments rates.

City Engineer Westby explained they considered the last four years of development and actual connections during that time, determining the average is 196 since the 2012 Study was completed. Also, high density was increased from 25% to 50%. He stated it is felt to be the most accurate at this time going forward.

Chairperson Riley stated he is not in a position to say it is wrong but it feels low to him considering all of the projects that are under discussion.

City Engineer Westby stated staff has been looking at areas left to be developed and a realistic projection. He agreed a lot of developments are under discussion, but noted that is not sustainable in the long term.

Councilmember Johns asked if the 167th node is the only separate area.

City Engineer Westby stated it is a high interest area and the City Council has discussed their desire to rejuvenate that area for development. In addition, staff fields a lot of calls from perspective developers about that area. City Engineer Westby completed presentation of the staff report, reviewing key considerations to serve the entire City with a sewer system, which brings in the issue of the 167th node. He explained staff is also requesting a recommendation on whether sanitary sewer infrastructure needed to serve the 167th node, and areas to the north and east, should be incorporated into the update, which will ensure that a properly designed and coordinated sanitary sewer system will be available for future development of the 167th node and areas to the north and east.

Chairperson Riley asked if it is a worthy goal to provide the ability for every property to connect.

City Engineer Westby stated that is the most fiscally responsible, noting septic system requirements are becoming more restrictive over time and looking ahead, there will be more pushback from the Department of Health and PCA to get people off well and septic. At this time, however, the Charter does not allow the City to compel connection. He stated it still makes

sense and is the most prudent to have plans in place to be able to serve all of the properties. City Engineer Westby presented cost projection assumptions as detailed in the staff report, CIP trunk improvement cost breakdown, and displayed a City map depicting sewer districts. City Engineer Westby stated it would be an extra charge to have the consultant attend, as that was beyond their scope of work. But, if desired, the consultant could be asked to attend the City Council meeting.

Chairperson Riley noted an area that is not included in this plan for sewer service and asked whether there are areas zoned MUSA even though it does not contain sewer and water.

City Engineer Westby explained that is the general intent, that at some point those areas would be served. He stated the difficulty is the City's Charter does not compel residents to use City sewer and water but a plan should be in place.

City Engineer Westby presented the 167th area node evaluation findings and explained how serving that area would impact service and fees as detailed in the staff report. He stated if not included, the cost would be $8.3 million so it would increase connection fees by about 5%. City Engineer Westby stated it is included in the update now and staff supports recommending approval of the September 2017 Comprehensive Sanitary Sewer Study Update including the sanitary sewer infrastructure needed to serve the 167th node area.

Councilmember Johns asked why the City would create a plan that excludes one area, noting water is already installed and it impinges development to not have sewer.

Councilmember Shryock agreed noting the 167th node is a key area and including it will help fill out the area.

Chairperson Riley asked if not included, would it exclude that part of the City.

City Engineer Westby stated if excluded, developers would be required to fund and serve their own sites as development occurs.

Chairperson Riley stated the City would bring in a larger sized line but developers would just bring in a small line that serves only their site so there may not be capacity to extend it to the next development.

Assistant to the City Administrator Brama described how that had occurred with the Centex project.

Motion by Councilmember Johns, seconded by Councilmember Shryock, to recommend that the City Council approval of the September 2017 Comprehensive Sanitary Sewer Study Update including the sanitary sewer infrastructure needed to serve the 167th node area.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Johns and Shryock. Voting No: None.

Assistant to the City Administrator Brama reported that Rum River Hills has come back to the table so cases will be presented on their development over the next several months. He explained if this node is not included, that project will not occur.

5.05: Consider Recommending City Council Approval of September 2017 Comprehensive Water System Study Update

City Engineer Westby referenced the staff report and explained the purpose of this case is to consider recommending City Council approval of the September 2017 Comprehensive Water Study Update. He noted it is the same consideration as the previous case with updating projections. The 2012 Comprehensive Water System Study was prepared with the goal of meeting the City's infrastructure needs based on development projected within the City's 2030 Comprehensive Plan. The 2017 Comprehensive Water System Study Update incorporates current population and land use projects and addresses impacts on the City's water system infrastructure due to development that has occurred since 2012 as well as currently proposed and projected development out to the year 2040 to be consistent with the 2040 Comprehensive Plan Updates that are underway. He reviewed the Study revisions as detailed in the staff report and stated the City will probably receive requests for better water quality so a new treatment facility is included in the update at $24 million. Also added are two new municipal wells of $3 million and water tower #3 rehabilitation at $2 million. City Engineer Westby displayed a table depicting population and water demand projections, CIP and trunk improvements in each of the six watermain loops, cost accounting, and map showing the trunk watermain loop system. City Engineer Westby stated staff recommends City Council approval of the September 2017 Comprehensive Water System Study Update.

Chairperson Riley asked whether the map shows the proposed buildouts in green and the dash lines already exist.

City Engineer Westby stated that is correct.

Councilmember Shryock asked if the extensions will fully service areas beyond them and into the northeast corner.

City Engineer Westby answered in the affirmative.

Councilmember Johns asked if the treatment facility would be a regionally shared system.

City Engineer Westby stated it would not and would only serve the City's ground water supply.

Chairperson Riley asked whether neighboring cities already have treatment facilities.

Public Works Superintendent Riemer stated Anoka has iron filters in their system but not a full treatment plant, Andover has a treatment plant, and a private company takes care of Elk River's water supply.

Chairperson Riley stated he gets the northern and western loops but loop #5 by the Boy Scout camp goes into an existing neighborhood.

City Engineer Westby stated that is a good question, noting it comes off the 12-inch line down Highway 47. He stated the intent is to make loop connections where they do not exist in the MUSA. He stated he will get clarification.

Chairperson Riley stated loop #3 that goes down Sunfish Lake Boulevard is already a loop.

City Engineer Westby stated it has been in the CIP for several decades but he is not sure what is driving it.

Councilmember Johns asked if relates to different watershed districts.

City Engineer Westby stated it may be a service area consideration but he is not sure why it is proposed so he will ask and get a response.

Public Works Superintendent Riemer stated it may be to close the loop and equalize the water pressure.

Councilmember Shryock stated with Brookfield and other areas, the City did not want a long dead-end loop but loops #4 and #5 are not connecting to anything right now. She asked why the City would create more stubs instead of creating loops and asked staff to assure more dead ends stubs are not created.

Chairperson Riley stated he finds this plan to be much better than the 2012 Plan that was already 'stale' when it was considered.

Motion by Councilmember Johns, seconded by Councilmember Shryock, to recommend that the City Council approve of the September 2017 Comprehensive Water System Study Update and ask staff to address the questions raised relating to dead end stubs.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Johns and Shryock. Voting No: None.

5.06: Consider Recommending City Council Approval of Municipal State Aid Maintenance Allocation Reduction

City Engineer Westby reviewed the staff report and explained the purpose of this case is to consider recommending approval of reducing the City's Municipal State Aid (MSA) Maintenance allocation from 35% to 25%. He noted in 2017, the City's total MSA allocations were $1.2 million, of which $717,811 was allocated for construction and $481,345 was allocated for maintenance activities. City Engineer Westby explained the City can request different maintenance allocations based on one of four options: $1,500 per improved mile; 25% of the total allocation; 35% of the total allocation; or, a lump sum dollar amount which is greater than $1,500 per improved mile but not more than 35%.

City Engineer Westby explained a Maintenance Expenditure Report must be completed by a MSA city if the city's maintenance request is greater than 25% of its total allocation, or the city's lump sum request is greater than 25% of its total allocation. If a city requests more than 25% as maintenance allocation, a Maintenance Expenditure Report must be completed and filed each year. He stated this report takes about 30 hours of staff time to create and in the end, it provides no benefit.

City Engineer Westby stated in 2007, Ramsey requested its maintenance allocation be increased to 35% and to avoid the need to complete expenditure reports each year, staff would like to reduce the City's maintenance allocation to 25% again. If approved, it would reduce the City's maintenance allocation for 2018 to roughly $300,000, which would not have a negative impact on its street maintenance program. It was noted that each year, $140,000 of the total allocation is transferred from the State Aid account to the General Fund to cover street maintenance activities, which is well below $300,000. If approved, he would have to submit a request to reduce the allocation to 25% along with a City Council resolution.

Chairperson Riley asked why the percentage had been changed in the past.

City Engineer Westby stated in the past there were some funding issues and the City was not receiving enough funds for street maintenance so it was bumped to 35% to allocate more funds to maintenance.

Chairperson Riley asked staff to assure, when presenting to City Council, it is clearly explained so it does not appear to reduce funding towards maintenance.

Councilmember Johns stated it does not prohibit the City from having 26% or 27% in maintenance costs.

City Engineer Westby stated that is correct, noting the same allocation will be received.

Motion by Councilmember Shryock, seconded by Councilmember Johns, to recommend that the City Council approve reducing the City of Ramsey's MSA maintenance allocation from 35% to 25%.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Shryock and Johns. Voting No: None.

5.07: Consider the Addition of Street Lights in our Industrial Area

Public Works Superintendent Riemer presented the staff report and explained the purpose of this case is to investigate the installation of additional street lights in the City's industrial areas. He explained staff received a complaint from a local business owner about vandalism who felt part of the cause was lack of adequate street lighting near his business. Staff inventoried street lighting in the industrial area and found it could be improved at several key intersections.

Public Works Superintendent Riemer displayed a map of the industrial area and pointed out areas of requested lights at the following intersections in the Spring of 2018: Ramsey Boulevard / 143rd Avenue; Jaspar Street / 143rd Avenue; Ebony Street / 143rd Avenue; Ebony Street / 141st Avenue; and, Azurite Street / 144th Avenue. If approved the $29,000 will be from the Street Light Fund.

Chairperson Riley asked why the Jaspar Street installation is so much higher.

Public Works Superintendent Riemer stated it requires a longer bore from the transformer to the site and additional length of the service line.

Chairperson Riley asked why these lights have not been installed before.

Public Works Superintendent Riemer stated no one has asked for them and he was surprised the intersection with the County road had no street light. He stated these street lights are needed.

Motion by Councilmember Shryock, seconded by Councilmember Johns, to recommend that the City Council approve installation of priority street lights at the following intersections: Ramsey Boulevard / 143rd Avenue; Jaspar Street / 143rd Avenue; Ebony Street / 143rd Avenue; Ebony Street / 141st Avenue; and, Azurite Street / 144th Avenue.

Motion carried. Voting Yes: Chairperson Riley, Councilmembers Shryock and Johns. Voting No: None.

6. COMMITTEE / STAFF INPUT

6.01: Staff Updates on Improvement Projects and Items of Interest

City Engineer Westby provided updates on the following City projects:

- Riverdale Drive extension/Traprock Street to Ramsey Boulevard
- Puma Street utilities extensions
- Potassium Street temporary cul-de-sac improvement
- The COR regional infiltration basin
- Bunker Lake Boulevard and Puma Street Improvements

Chairperson Riley asked for an update on the yellow flashers.

City Engineer Westby stated Bolton & Menk did the design and are working with the County on timing to bid those improvements. Once determined, the City Council will be asked for authorization to go out for bids.

Informational; no action required.

6.02: Review Future Topics Calendar

Councilmember Shryock stated residents have requested additional lighting in the Rivlyn Avenue area by Kings Island. In addition, parks are closed at 10:00 p.m. but some residents have to walk their pets and would like additional lighting in some park areas so they feel more comfortable.

City Engineer Westby asked if comments were received that people were against lighting.

Councilmember Shryock stated those comments were not made and lighting has been spotted downward but it may be an issue of frequency of lights or using different types of bulbs.

Chairperson Riley stated he has not heard a complaint but it is very bright at the Alpine and CR5 intersection.

Councilmember Johns asked if the non-lit street signs giving directions have to be so large.

Public Works Superintendent Riemer stated that size is required by the State.

City Engineer Westby explained the size of the signs are dictated by the speed of traffic.

Councilmember Shryock asked about the plans for Alpine and Sunfish.

City Engineer Westby stated they are on Anoka County's plan and they budget so much every year.

Chairperson Riley referenced a reconstruction project that was stopped and asked whether an additional project will be added next year. He also asked if it makes sense to start getting the news out earlier so the neighborhood has more time to react and get information. Then if a neighborhood objects to a project, an explanation can be offered.

Councilmember Shryock stated now residents are thinking only their street is being done and asked whether it could be addressed by neighborhood instead of individual street.

Public Works Superintendent Riemer explained that roads within a neighborhood sometimes are not constructed at the same time but, instead, block by block. In addition, not all the streets need to be done at the same time.

Councilmember Johns stated staff did a good job of explaining the situation and residents were told they can't come back for one year.

Public Works Superintendent Riemer stated the Charter says the residents can't bring the project back for one year.

City Engineer Westby stated he will get clarification on that Charter restriction. He stated right now, the City has Hakanson Anderson gathering survey information for the two projects approved so plans and specifications can be completed. Plus, there is a five-year Street and Overlay Program that is down to just a few streets. City Engineer Westby stated staff has looked

at options but need plans for the industrial development to the west to determine how streets can tie in. He noted it is difficult to get topographic information once it snows so it will probably be scheduled for later. He agreed with the benefit of presenting the information earlier so the City can get ahead of resident questions.

Councilmember Johns stated the City usually projects the cost a little higher than what it will be so maybe a history of actual charges could be presented.

City Engineer Westby stated he did present the Andre Street assessment figures to this neighborhood group and also explained how costs are estimated but this year, there has also been discussion about the impact on bituminous and concrete prices because of the demand resulting from the storms to the south.

Councilmember Shryock stated another issue raised was the need to address dirt roads and how to justify not paving those roads.

Public Works Superintendent Riemer stated in three to five years the City will need another road grader, at $250,000 to $300,000, to maintain 2.5 miles of gravel roads, so that issue will be raised then.

City Engineer Westby stated at public informational meetings, he wrestles with how much detail to go into relating to resident's rights to object. He stated he responds when asked but it is not part of the presentation.

Chairperson Riley stated that is the right approach. He referenced an article about Andover's reconstruction of large lots with assessments of $6,900 so he felt Ramsey's costs were not out of line.

7. ADJOURNMENT

Motion by Councilmember Johns, seconded by Councilmember Shryock to adjourn the Public Works Committee meeting.

Motion carried.

The regular meeting of the Public Works Committee adjourned at 7:42 p.m.

Respectfully submitted,

_____

Grant Riemer
Public Works Superintendent

Drafted by Carla Wirth
TimeSaver Off Site Secretarial, Inc.

Public Works Committee **5. 1.**

Meeting Date: 01/16/2018

By: Mark Riverblood, Engineering/Public Works

Title:

North Commons Neighborhood Trail or Street Link at Zeolite Street

Purpose/Background:

The purpose of this case is to assess the Public Works Committee's opinion on the development of a short trail segment, linking an existing neighborhood to The COR west of North Commons. A location map is attached.

The Park And Recreation Commission did recommend that the trail concept be pursued.

The short trail link project, connecting the two neighborhoods near North Commons could advance for Council consideration in terms of a mailer for public notification. The project scope is not fully developed at this time. However, it is estimated that the cost may be less than $30,000 for the bituminous trail, ADA pedestrian ramps, and trees with a naturalized pollinator landscape. The trail would connect neighborhoods, expand access to the playground and community gardens in North Commons, and allow more residents more access to The COR on foot or by bicycle.

Timeframe:

Less than 10 minutes are expected to be needed for staff to outline this proposal and its merits.

Observations/Alternatives:

Alternatives include doing nothing further at this time, or consider a street connection—staff is not recommending the latter.

Funding Source:

No funding is required at this time.

Recommendation:

Action:

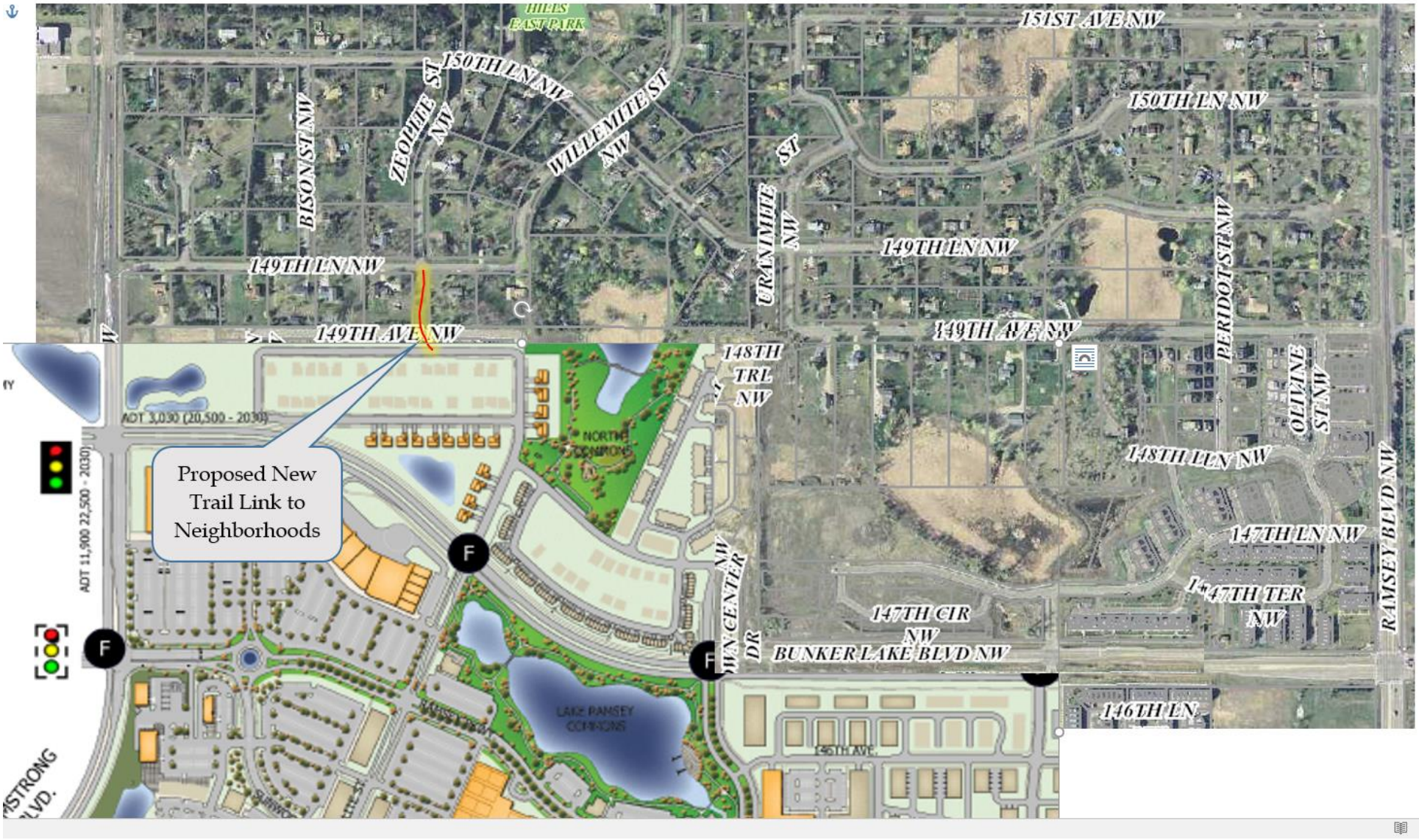
Based upon discussion.

Attachments

proposed connection

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 04:42 PM
Kurt Ulrich	Kurt Ulrich	01/11/2018 04:49 PM
Form Started By: Mark Riverblood		Started On: 01/05/2018 10:18 AM
Final Approval Date: 01/11/2018		



Proposed Trail Between 149th Lane and 149th Avenue Within Zeolite Street Right-of-Way

Public Works Committee **5. 2.**

Meeting Date: 01/16/2018

By: Tim Gladhill, Community Development

Title:

Recommend Authorization for Civil Engineering Planning Services for Highway 10 Planning Effort

Purpose/Background:

The purpose of this case is to consider recommending that the City Council authorize a Work Order with Bolton and Menk to perform planning and engineering services related to future Highway 10 design.

Staff is only seeking approval for Phase I (Project Justification, Concepts, Evaluation). Staff is not seeking approval for Phase II (Vision Refinement, Preliminary Design, Funding) at this time.

Staff has already completed three rounds of refining the scope. Staff has already scaled back on renderings/visualizations, public meetings, and communication assistance.

Timeframe:

30 - 45 minutes

Observations/Alternatives:

Scale and Magnitude

The project is a significant investment. The project covers a large geographic area consisting of multiple projects. The primary nodes are Sunfish Lake Boulevard, Ramsey Boulevard, and Alpine Drive with inter-connectivity through a series of frontage roads. The total capital costs of the improvements themselves are over $70 million dollars. Although this is a significant investment, by not completing this step and attempting to proceed to Preliminary Design without this step would result in a cost to the City much higher than the current request.

Building on the Highway 10 Access Planning Study and Cost Savings

This planning and design effort builds upon the Highway 10 Access Planning Study performed by Bolton and Menk (same firm) on behalf of the Minnesota Department of Transportation (MnDOT) and Anoka County. That study helped frame the problem, identify issues, and chart out several alternatives. The City is not paying for costs already completed, so the previous study is seen as a costs-savings for this step.

Clear Vision

This planning effort, a precursor to Preliminary Design and Final Design, is important to establish a clear vision for the corridor. The previous Highway 10 Access Planning Study helped establish a broad vision and approach for the corridor with several options at each node. This step will now select preferred alternatives for frontage roads an interchanges. The Highway 10 Access Planning Study is a compilation of nearly twenty separate projects in Ramsey. This planning effort will take the vision from a series of disconnected alternatives into a single concise vision.

Accuracy

This planning step is more than simply drawing lines on a map. In order to add value to the process and begin implementing the Highway 10 Access Planning Study, additional accuracy is needed. The difference in accuracy could mean the difference between partial acquisition and full acquisition of property. Based on previous corridor

planning studies, the difference between partial acquisitions and full acquisitions is several million dollars. The City still does not have sufficient information to communicate accurate right-of-way needs without this step.

Stakeholder Impacts

There has been a high level of real and perceived uncertainty surrounding the vision for the corridor that has created increasingly high levels of frustration within the corridor. Due to previous planning efforts, certain land use controls were established (Official Map) that indicated need for full acquisition of parcels. The need for additional right-of-way for the new plan is greatly reduced. However, in order to remove areas from the Official Map that are no longer needed (without removing areas that are still needed), this planning step is required. This step should ease the ability for improvements and real estate transactions for those parcels not directly impacted by future Highway 10 improvements.

This provides an overlap to the City Council's Strategic Initiative to Clean Up the Image of Highway 10. It is hypothesized by observation and stakeholder feedback that many Property Owners are hesitant to significantly reinvest in properties without certainty on the future of Highway 10.

Right of Way Acquisition

The City has long utilized the Right-of-Way Aquisition Loan Fund (RALF) program to secure property for future Highway 10 improvements. Most recently, this program was utilized to purchase 6401 Highway 10 NW, the former Sunfish Lake Express Gas Station. However, the City will no longer be able to access these funds until this planning step is completed.

The City also cannot receive MnDOT Approved Layout without this step.

Funding

Without the deliverables above, especially clarity to the vision, the City will likely be unsuccessful in several funding requests, especially regarding grade-separated interchanges.

Public Engagement and Communication

The Work Order includes several opportunities to supplement City Staff in the area of engagement and communication. The Work Order contemplates a series of workshops at various scales. Please see the attached proposal for a more detailed listing. Additionally, the Work Order includes assistance in website and newsletter content to better communicate with the community.

Approximately $50,000 could be removed from the Work Order by reducing the amount of public meetings and communication. However, Staff does not recommend this approach due to the complex nature and a perceived need to better communicate the vision of Highway 10 to the community. Staff still encounters a large cross-section of the community that is unaware of the existence of the Highway 10 Access Planning Study. Additionally, this is a significant theme of the Comprehensive Plan Update.

Proven Success

The general approach has a proven track record for success for the corridor. The City of Anoka completed a similar process over the past several years with Bolton and Menk. As a result, the City of Anoka has secured over $30 Million for Highway 10 projects in Anoka.

Highway 10 Steering Committee

Staff recommends establishment of a Highway 10 Steering Committee, similar to that created for the Comprehensive Plan Update. This has been a successful tactic in creating a collaborative approach. The proposed structure would be a mix of Highway 10 Business Owners and Property Owners, members of the community at

large, and representatives from Ramsey Boards and Commissions. Staff believes this will improve the effectiveness of involvement and collaboration, where previous efforts have been less successful on this topic.

Resilient Communities Project (RCP) Implementation Strategies

The City has partnered with the University of Minnesota through its Resilient Communities Project (RCP). One of the projects RCP worked on was Highway 10 planning and outreach. Staff will share multiple ideas that could be good supplements to this effort.

Strategic Plan Initiative - Improve the Image of Highway 10

Staff will also use this structure to supplement a parallel planning effort focused on future land use and improvements to private properties. Staff has been directed by City Council to create a plan to improve the image of Highway 10. The two topics are interrelated and can occur parallel to each other to avoid duplication.

Alternatives

Alternative 1: Recommend that the City Council authorize the Work Order as presented.

Alternative 2: Recommend that the City Council authorize the Work Order with changes.

Alternative 3: Recommend that the City Council authorize a competitive Request for Proposals process to allow additional firms to propose a Work Order.

Alternative 4: Recommend that the City Council not proceed with the planning efforts for Highway 10.

Funding Source:

The funding source is the Public Improvements Revolving (PIR) Fund. The scope of work is $499,955.

Recommendation:

Staff recommends proceeding forward with the Work Order. Bolton and Menk was the engineer for the Highway 10 Access Planning Study (study area = City of Anoka and City of Ramsey). There are a number of efficiencies of this firm proceeding forward with the work as opposed to bringing in a new firm.

Action:

Motion to recommend that the City Council authorize the Work Order with Bolton and Menk for Highway 10 Planning and Design Services in the amount of $499,855.

Attachments

Proposal

Form Review

Inbox	Reviewed By	Date
Patrick Brama	Patrick Brama	01/11/2018 02:45 PM
Grant Riemer	Grant Riemer	01/11/2018 03:01 PM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:45 PM
Form Started By: Tim Gladhill		Started On: 01/11/2018 12:43 PM
Final Approval Date: 01/11/2018		

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December 15, 2017

Mr. Bruce Westby, P.E.
City Engineer
City of Ramsey
7550 Sunwood Drive NW
Ramsey, MN 55303

RE: Proposal for Highway 10 Corridor Improvements

Dear Mr. Westby:

The Highway 10 Corridor Improvements will develop a corridor vision fully supported by the City of Ramsey, Anoka County, and the Minnesota Department of Transportation. Bolton & Menk, Inc. will lead all agencies to a unified vision and a corresponding implementation plan that allows study partners to seek funding and construct improvements in a reasonable and responsible manner. We propose this work to be completed in two phases. We believe you will find outstanding value in our approach to this study for the following reasons:

Proven and Experienced Team - We have assembled a team of professionals who specialize in transportation planning. Angie Bersaw and I will lead the consultant team. We have developed dozens of right-sized corridor visions and have had tremendous success in funding those visions. Our work will build off the 2014 Highway 10 Access Planning Study which our team led. These past efforts will greatly benefit this study as there are many lessons learned and evaluation completed that we will bring to this effort.

Clear Understanding of Objectives - Our team will lead partners through problem identification, and development of goals, objectives, and a vision that enhances the Highway 10 corridor, while accommodating the regional function of the roadways. The final product will be a fully supported vision with an accompanying implementation plan providing the framework to achieve the vision in reasonable and responsible smaller projects that have independent utility.

Engaging Stakeholder Involvement - Systematic Development of Informed Consent (SDIC) is embraced by our team as it is crucial for a successful study. Many individuals on our team have received formal training in SDIC. You can expect a well-organized and engaging stakeholder involvement program that starts with active listening, informs stakeholders, gathers meaningful input, and shares why the corridor vision is reasonable and responsible.

Our team will study the entire alignment of Highway 10 through Ramsey including the supporting roadway network needs and railroad grade separations at Ramsey and Sunfish Lake Boulevard. In continued service to the City of Ramsey, we are excited for this opportunity to deliver a great corridor study for you. Please contact me at 612-751-9425 or ericjo@bolton-menk.com if you have any questions regarding our proposal.

Sincerely,

Bolton & Menk, Inc.

Eric A. Johnson, P.E.
Principal Transportation Engineer

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Bolton & Menk is an equal opportunity employer.

Highway 10 Corridor Improvements

City of Ramsey, Minnesota

Proposed Scope of Services

The next step for Ramsey in the realization of the long-term Highway 10 improvements is to develop a singular vision that can be embraced by all agencies. We must develop a vision that can be built in components, has a clear and strong need, and is reasonable and responsible. With completion of this work, property impacts, highway access, railroad treatments, supporting roadway network, and construction costs will be known. Below is a summary of the tasks we feel are necessary to leap from where the Highway 10 Access Planning Study left off to where a strong and clear vision is established that allows the project partners to successfully pursue funding and ultimately construct.

The scope of work that follows is divided into two phases. Phase I includes work to justify the project including definition of the purpose and need, traffic analysis and the identification and evaluation of improvement concepts. Phase I will end with the identification a concept level vision for Highway 10 in Ramsey.

Phase II will refine the recommended vision by completing preliminary design and a corridor beautification plan so that the footprint of the recommended vision can be preserved through an official map. Phase II will also define implementation strategies and identify and pursue funding opportunities.

PHASE I – Project Justification, Concepts, Evaluation

Task 1: Project Management, Coordination, and Engagement

Our proactive and effective project management is critical for successful completion of the study resulting in full stakeholder support. Our approach is to lead this study process through consistent communication, firm schedules, and established milestones while building consensus along the way. We will implement our Systematic Development of Informed Consent (SDIC) process to engage roadway users and stakeholders early in the planning process and keep them engaged. This proactive approach goes beyond keeping stakeholders informed by utilizing their local knowledge to help identify issues and opportunities as well as confirm the problem being addressed. We will schedule all meetings, complete all agendas, maintain meeting records, and offer regular updates on next steps and upcoming requirements.

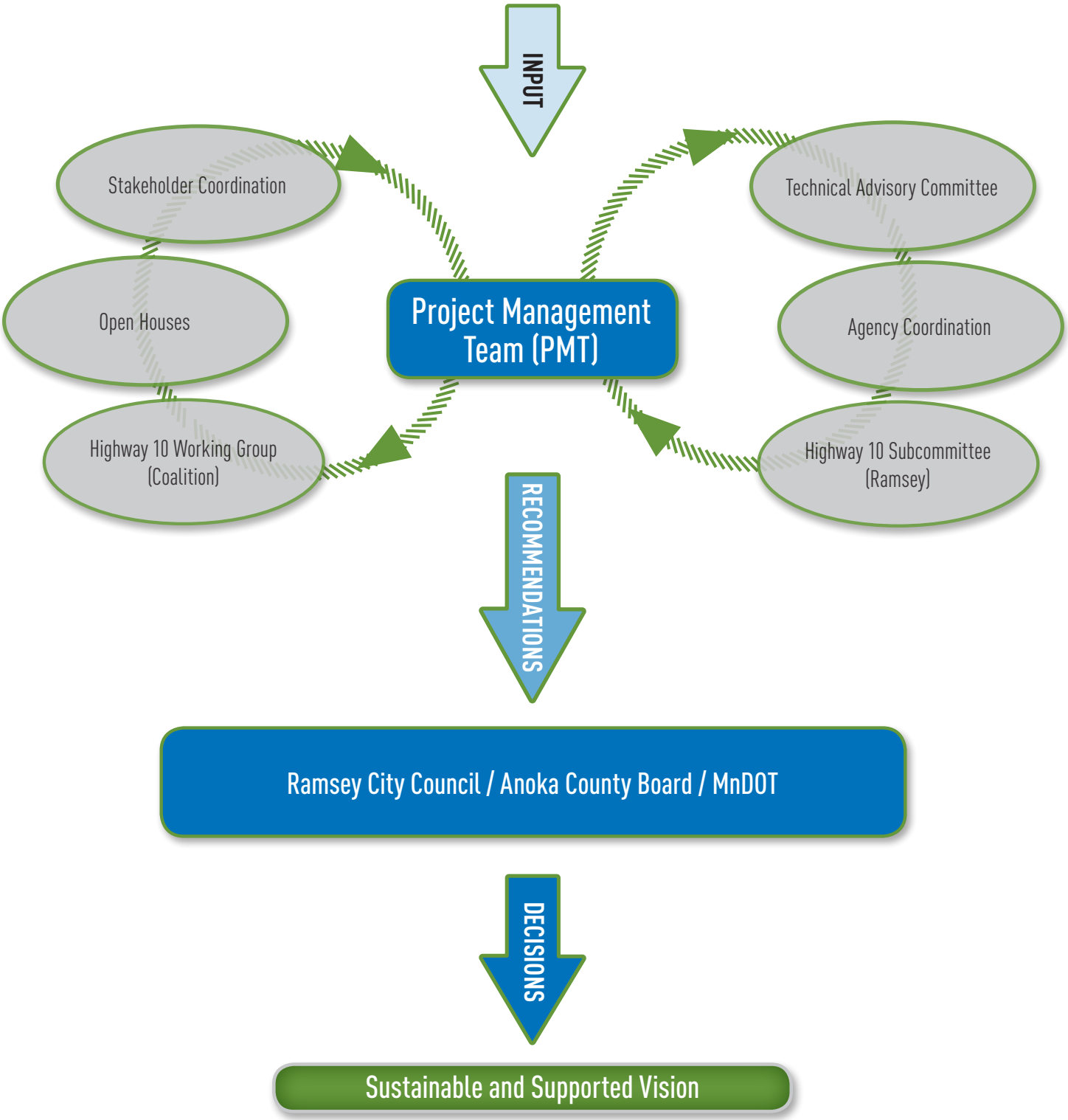
The graphic on the next page outlines the different groups, planned activities, and their role in the overall decision-making process of the entire study, working towards achieving informed consent. Input will come from the community, agencies, and property/business owners.

COORDINATION

- MnDOT
- Anoka County
- Environmental Review and Permitting Agencies

COMMUNITY INPUT

- Open Houses and Stakeholder Meetings
- Newsletters
- Website and Project Videos
- Online Public Input Tool



1.1 Project Management / PMT Meetings
Our team will perform all work necessary to effectively coordinate the project development, maintain the project schedule and budget as well as manage the Project Management Team (PMT). This task includes a standing monthly meeting with City staff (up to 9 meetings).

1.2 Project Management Plan
We will develop a Project Management Plan (PMP) to lead this study which will detail:

- Project management approach
- Key project milestones
- Schedule and cost management plan
- Scope management plan and change process
- Communications management plan
- Risk and staff management plan

1.3 Quality Assurance/Quality Control (QA/QC)
We will develop and implement a Quality Management Plan specifically tailored for the Highway 10 Project. This plan will incorporate Bolton & Menk's comprehensive Quality Assurance and Quality Control Program which has been designed to meet the particular needs of our firm and our clients. Our program systematically and dramatically reduces the potential for issues. Routine product reviews are an integral part of the quality control process, which effectively target conceptual, constructability, environmental impact, public impact, and economic engineering issues. This task establishes the procedures for this project. Actual QA/QC review time is incorporated within each task.

1.4 Public and Agency Involvement Plan
Our team will refine the public and agency involvement plan that is outlined in the table on the next page. This plan will outline opportunities and strategies for input and encouragement of stakeholder participation. A communications plan (see Task 5) will determine the tools used and the best times to engage the public.

1.5 Technical Advisory Committee (TAC) Meetings
The TAC will be comprised of a core group of planning and engineering staff from City of Ramsey, Anoka County, and MnDOT. The purpose will be to understand individual agency perspectives to gain insight relative to key issues or perceived impacts, discuss potential mitigation strategies to minimize negative impacts, and identify considerations that could influence the project's conclusion. It is expected this group would meet up to 5 times as needed. These meetings may include other agencies as needed.

1.6 Highway 10 Subcommittee Meetings
Our team will coordinate with the Highway 10 Subcommittee at key points during the study. This task assumes up to 2 meetings.

1.7 City Council Meetings
Our team will update the Council at key points during the study. This task assumes up to 2 city council meetings.

Highway 10 Corridor Improvements

City of Ramsey

Public and Agency Involvement Plan

Meeting Groups / Activities	Attended By	Roles & Goals	Project Phase
Project Management Team (PMT)	City of Ramsey Consultant Staff	• Project coordination and direction • Discuss status and deliverables • Manage scope, budget, and schedule	Monthly (Up to 18)
Technical Advisory Committee (TAC)	City of Ramsey Anoka County MnDOT Consultant Staff Other agencies as needed	• Review key issues or perceived impacts • Discuss potential mitigation strategies to minimize negative impacts • Identify considerations that could influence the project's conclusion	Periodically (Up to 10)
Highway 10 Subcomittee Meetings	Ramsey City Staff Ramsey Hwy 10 Subcomittee Members The Tinklenberg Group Consultant Staff	• Educate with information and insight • Build respect and understanding • Identify issues and concerns • Provide feedback to PMT	Prior to Ramsey City Council Updates (Up to 4)
Highway 10 Working Group Meetings	Greater Minnesota Gateway Group Ramsey City Staff Consultant Staff	•Educate with information and insight • Build respect and understanding • Identify issues and concerns • Provide feedback to PMT	Periodically (Up to 2)
Agency Coordination Meetings	Agencies (Local, State, and Federal) Environmental Review/Permit Agencies PMT/TAC Representation Consultant Staff	• Review key issues • Provide feedback to PMT	Periodically (Up to 10 meetings)
Stakeholder Meetings	Businesses Property Owners Neighborhood Groups Business Advocacy Groups PMT/TAC Representation Consultant Staff	• Educate with information and insight • Build respect and understanding • Provide input • Identify issues and concerns • Understand upcoming projects / visions / opportunities • Work with the project team to resolve issues • Provide feedback to PMT	Ongoing / 25 meetings
Public Open House Meetings	PMT/TAC Representation Stakeholders Public	• Share the purpose of the project with the public and stakeholders • Gather input on issues, needs and opportunities • Solicit input on alternatives and address trade-offs • Review final alternatives	Periodically (2 Total)
Ramsey City Council	Council City Staff Consultant Staff	• Review deliverables and recommendations • Make decisions to implement improvements • Provide feedback to PMT/TAC	Prior to Open House Events (Up to 4)
Other Project Communications	City of Ramsey Anoka County Consultant Staff	• Website that informs and provides access to plan products • Online engagement tool to solicit public input through website • Project newsletters to stakeholders (prior to open houses) • Project updates for Ramsey Resident (bi-monthly) • Advertisements in local newspaper	Ongoing / Prior to Open House events

1.8 Highway 10 Working Group Meetings
Our team will support and attend Highway 10 Working Group meetings as requested. We anticipate up to 1 meeting.

1.9 Agency Coordination Meetings
Bolton & Menk will have ongoing communications with agencies as needed to move the project forward. Meetings will likely be needed as issues (forecasting, concept development, environmental resources, railroad coordination, etc.) are identified and worked through. We assume up to 5 meetings.

1.10 Stakeholder Group Meetings
Bolton & Menk will meet with stakeholders, including neighbors, businesses, property owners, and community groups, as needed to:

- Hear individual perspectives on issues and opportunities
- Understand what is being proposed
- Understand that it is reasonable and responsible to plan for changes
- Listen to their concerns
- Explore and evaluate ways to reduce the impacts.

We intend on breaking the corridor business owners into small groups as they will share common impacts. We assume up to 15 meetings in this first phase.

Area	Location	# Properties	Meeting Type	# Meetings	Total
Western Ramsey / Elk River	Edison/Jarvis St	12 businesses	1 Small Group	1	1
	Beatty/Bowers Dr	80 residential	Invite to Open House		
	Alpine Drive	10 businesses	1 Small Group	1	1
Armstrong Blvd			Invite to Open House		
Ramsey Blvd	EZ Auto to Dolomite St	38 businesses	5 Small Groups	1	5
Sunfish Lake Blvd	Dolomite to Anoka limits	35 businesses	5 Small Groups	1	5
TOTAL					**~15**

1.11 Public Open House Meeting
The first public open house with will be held in summer 2018 to share the study purpose and gather input on issues, needs, and opportunities within the corridor. This open house will also share the range of study alternatives under consideration and the evaluation comparing the benefits and impacts of each. The message at this open house will focus on how the alternatives address the problem that needs to be solved and the trade-offs between them. Our goal is to learn what stakeholders like and do not like about the alternatives and why, what other variations or tweaks should be considered, and if any alternatives could be dismissed from further consideration.

Task 2: Traffic Analysis

A study of current and future issues will be completed for roadway safety and capacity, supporting roadway network, access management, and community connectivity.

2.1 Data Collection

We will collect existing information related to access, roadway geometrics, traffic control, signal timings, crash history (5 year), traffic speeds, daily traffic volumes, vehicle classification, travel times, queuing and 13-hour turning movement counts.

13-hour turning movement counts will be collected at the following intersections:

- Armstrong Blvd (CSAH 83) at TH 10 EB Ramps
- Sunfish Lake Blvd (CSAH 57) at Bunker Lake Blvd (CSAH 116)
- Sunfish Lake Blvd (CSAH 57) at McKinley St
- Sunfish Lake Blvd (CSAH 57) at Riverdale Dr
- TH 10 at Alpine Dr
- TH 10 at Jarvis St

13-hour turning movement counts collected as part of the annual counting for the COR project will be utilized for this analysis as well from the following locations:

- Armstrong Blvd (CSAH 83) at TH 10 WB Ramps
- Armstrong Blvd (CSAH 83) at 147th Street
- Armstrong Blvd (CSAH 83) at Bunker Lake Blvd (CSAH 116)
- Ramsey Blvd (CSAH 56) at Sunwood Dr
- Ramsey Blvd (CSAH 56) at Bunker Lake Blvd (CSAH 116)

Counts collected as part of the previous traffic impact study work for the development west of Armstrong Blvd will be utilized for this analysis as well at the following location:

- Armstrong Blvd (CSAH 83) at Alpine Dr (13-hour)
- Various tube counts as needed for data verification

Driveway counts and counts at minor intersections along TH 10 in this study area will be reused from the 2013 Access Planning Study. These will be adjusted as necessary given changes in land use, but are expected to play a minor role in the traffic operations analysis along the corridor.

Travel times throughout the study corridor will be collected during the AM and PM peak periods for model calibration. During the travel time runs, we will visually collect queuing information at various times during the peak periods to ensure the traffic model is accurately representing existing conditions.

2.2 Traffic Forecasting

Our team will utilize data and regional modeling projections to assess current and projected traffic operations along the study corridor in addition to previous trip generation and land use planning work completed in and around the COR area not included in the new TAZs. With the 2040 Activity Based Regional Model now available through Met Council, we will create a subarea within this model with more detailed TAZs to develop forecasts. Additional developments not accounted for in the regional model will be included in the more detailed subarea. Forecasts on TH 10 will be compared to those generated for the TH 10 work in Anoka to validate assumptions and ensure this project is planning for

the proper traffic levels. Conversion of TH 10 to a freeway is likely not considered in the base model, therefore we plan to run the 2040 model with a freeway in place to ensure forecasts for this project account for any potential shifts in travel patterns with an improved TH 10. Traffic forecasts for the assumed build year (2025) and subsequent 20-year forecast (2045) will be provided. The forecasting effort will be summarized in the Existing Conditions and Traffic Forecasting Technical Memorandum.

2.3 No Build Analysis

Traffic operations along the corridor will be analyzed using VISSIM models for existing conditions. We will expand the Highway 10 model we have completed in our Anoka planning work which provides a significant savings for Ramsey. Base models will be developed for AM and PM peak hours using existing geometry and traffic control for years 2018 (existing), 2025 (assumed build year), and 2045 (20-year forecast). Measures of effectiveness from the modeling will include LOS, delay, and queuing and will be used as a basis for comparing alternatives.

An existing safety analysis will be conducted along TH 10 at the main study intersections and as segments to identify any existing safety issues. We will determine critical rates and indices for the intersections and segments as a measure to determine the scale of issues. The existing analysis will be summarized in the Existing Conditions and Traffic Forecasting Technical Memorandum.

2.4 Alternative/Build Analysis

Alternatives will be analyzed using Synchro/SimTraffic and VISSIM in the AM and PM peak periods. Alternatives will include changes to intersection design along TH 10, mainly focusing on the intersections with Ramsey Blvd and Sunfish Lake Blvd, but will also include any intersection modifications west of Armstrong Blvd at Alpine Drive or other minor roadway connections. Changes to access will also be taken into consideration as frontage roads are proposed. An initial screening of interchange types and other intersection alternatives will occur in Synchro/SimTraffic or CAP-X to ensure the alternatives meet project goals and objectives prior to time-intensive modeling using VISSIM. Measures of effectiveness from the modeling will be used to understand how each alternative positively or negatively affects operations, including delay, LOS, travel times and queuing. For this project, we anticipate modeling up to three interchange types at both Ramsey Blvd and Sunfish Lake Blvd in VISSIM along with future no-build. Initial screening using Synchro/SimTraffic is assumed to be up to five alternatives at both Ramsey Blvd and Sunfish Lake Blvd. Frontage road alterations and changes to intersection type and access west of Armstrong Blvd including Alpine Dr and Jarvis St will be incorporated into the overall models.

Each alternative will also be analyzed using methodologies in the Highway Safety Manual to implement crash reduction factors based on various improvements. This analysis will provide a predictive measure of anticipated safety for use in comparing alternatives. The Future Conditions Technical Memorandum will be submitted summarizing the forecasting efforts and analysis of alternatives.

2.5 Benefit-Cost Analysis

Historically available funding opportunities such as TIGER and the newer INFRA program at the federal level require a benefit-cost analysis as part of the application, leading to one of the measures project scoring is based on. The traffic modeling and cost estimating work proposed for this project will provide a majority of the base information needed as inputs for a benefit-cost analysis. Other information such as emissions totals, maintenance costs, etc. will be computed to supplement the overall reported benefits and costs. We will pull together all of this information into a benefit-cost template to generate

the standard analysis needed for these funding applications, based on the overall recommended vision for the corridor. The analysis will be summarized in a BCA memorandum.

Task 3: Existing Conditions / Documentation

Understanding the root cause of issues in the study area will allow our team to provide recommendations for corridor improvements. A study of current and future issues will be completed for social impacts, land uses and trends, pedestrian network and needs, roadway safety and capacity, supporting roadway network, access management, community connectivity, and environmental resources. We will review design guidance, previous studies, existing conditions, and collected data to identify and confirm existing and future corridor issues.

3.1 Purpose and Need

A full understanding of the corridor deficiencies, safety, performance and needs will inform the development of the message. Below are the potential elements of study needed to fully understand the needs:

- Traffic Volumes / Travel Times
- Photo and Video Footage (Ground / Drone)
- Crash History / Severe and Fatal Focus
- Cabin Commuting / Weekday Peak Periods
- Unmet Regional Demands (Being Served on Local Roadways)
- Need Based on Trends (Where People Live and Work)
- Oil Trains / Northstar / Amtrak
- Corridor Needs (Safety / Congestion / Access)
- Current and Future Traffic Conditions (Build and No Build)
- Non-motorized / Transit Accommodations
- Quantify the Cost of Inaction
- Expand the TH 10 Access Planning Study Problem Statement
- Concept Development
- Expand Corridor Vision and Cost Estimate / Update Cost Estimates

The project seeks to broadly understand the needs and opportunities, establish goals and objectives, develop and evaluate alternatives, reach a consensus on a recommended concept, and develop an implementation plan allowing the plan to be achieved in increments. As such, a higher level of understanding is required to include measurements of land use, pedestrian and bicycle usage, environmental and cultural resources, and traffic and safety operations. The analysis will uncover several key findings that will be documented. This Purpose and Need will serve as the basis for guiding the development of goals and objectives as well as the development and evaluation of alternatives. A portion of this task will be updating work completed in the Highway 10 Access Planning Study.

3.2 Goals and Objectives

The purpose of this document is to outline the goals and objectives for the project which will guide the development and evaluation of improvement alternatives. The goals and objectives are intended to align with state and local transportation plans as much as possible. They build off the existing conditions, issues, needs and concerns outlined in the Purpose and Need and define desired results or outcomes. Multiple objectives will be identified supporting each goal. These objectives provide additional details on how the goal can be achieved. The performance measures are tied to the objectives and will be used during the alternatives evaluation process to assess and compare improvement alternatives. The goals, objectives and performance measures will be transferred into an evaluation matrix to facilitate the evaluation of alternatives.

3.3 Environmental Screening

Our team will complete an environmental screening for the project area to identify and document potential environmental concerns and to facilitate selection of a preferred alternative. Environmental categories included in the EAW form will serve as the basis for developing criteria for the environmental screening effort. We will consult with the appropriate environmental review agencies to obtain background information and identify potential concerns. This work will be documented in an Environmental Screening Technical Memorandum.

Task 4: Concepts / Evaluation

The Bolton & Menk team will lead a concept development and evaluation process that will include the following considerations:

- Alternative Roadway Designs (including supporting roadway network and intersection treatments)
- Preliminary Right-of-Way
- Trail and Sidewalk Concepts
- Railroad Crossing Concepts
- Bridges, Retaining Walls, Noise Walls, etc.

4.1 Concept Development

Transportation system improvements will be developed that minimize impacts while recognizing cost, arterial performance, and connectivity goals for the region. Each concept will illustrate recommended access modifications, lane configurations, intersection control type, and typical sections.

A wide range of concepts will be considered through the study corridor. Careful planning will detail improvements to the at-grade intersections providing a balance of safety, mobility, and capacity. Typical sections will be prepared that correspond with the conceptual layouts. Some of the concepts will be further developed in planning level layouts demonstrating a general footprint, operations, and capacity. The concepts will also highlight proposed pedestrian, bicycle, and recreational improvements.

Sketch level concept development will be used to brainstorm the range of options. The team will narrow down ideas to those that seem feasible and supported for further development into concepts. This task assumes the following number of conceptual layouts by primary intersection or roadway section:

- Sunfish Lake Blvd area (including RR) – 4 conceptual layouts
- Ramsey Blvd area (including RR) – 4 conceptual layouts

- Supporting roadway network – 2 conceptual layouts
- Develop up to 2 Highway 10 area conceptual layouts west of Armstrong Blvd including supporting roadway needs

For evaluating the concepts, we will need to design profiles and alignments for each concept. To do this, we will utilize LiDAR data that is already collected for our concept layouts. With the LiDAR data having a tolerance of +/- 6 inches horizontally and +/- 1 foot vertically, we feel strongly that this data will allow us to evaluate concepts thorough enough to create a firm recommendation and allow us to get a solid indication of the impacts for each concept.

4.2 Concept Renderings

Our team will prepare simple and aesthetic visual renderings of select concepts being evaluated to aid in communicating the concepts to agencies and the public. We anticipate choosing up to 4 locations for renderings and develop sketches for each of the build options at each location. We assume up to 12 simple visual renderings.

4.3 Concept Evaluation

The evaluation of alternatives will utilize a matrix format to pull together information documented through the study based on selected criteria developed in the Goals and Objectives. The evaluation matrix will also be prepared with the intent that it can be utilized in future NEPA documentation. The alternatives will be narrowed to one build alternative with the aid of this evaluation matrix.

4.4 Cost Estimates

Bolton & Menk will develop preliminary cost estimates with cost splits based on cost participation policies for each concept identified with this study.

Task 5: Communications

The Bolton & Menk team will develop a strategic communications plan that lays out the timeline and tactical methods to cultivate project understanding and consensus that supports the vision for the Ramsey Highway 10 corridor.

We will work with the project partners to craft a dynamic campaign that effectively informs, motivates, and moves to action many different groups. This type of effort requires an investment in tactical-level tools and methods. We suggest the following elements for successful communication for this project:

- Project Branding (logo and consistent communications template)
- Video Creation (both full and “bite-size” for media use)
- Infographics/Visual Renderings
- Print Communications (Newsletters/Press Releases)
- Project Website (information hub) / Public Input Tool
- Social Media

5.1 Project Branding

A project logo establishes a project identity that can used on all deliverables and public outreach content. The Bolton & Menk team will develop project logo concepts for the city's consideration that captures the vision for the Ramsey Highway 10 corridor. Once a project logo is finalized, the same colors and theme will be used to develop a consistent communications template for all messaging and outreach content.

5.2 Project Videos

We have found project videos to be a tactical tool in quickly communicating study details, consistent messaging, and maintaining momentum and enthusiasm for a project. Project videos used at public meetings allow detailed communication in a short amount of time and maintain focus of the group. Releasing project videos online allow clear and consistent messaging to a large audience that can be revisited throughout the life of the project. We will create 2 project videos in Phase I capturing key milestones in the study's progression that align with the planned open house as follows:

Video 1 – Project Purpose and Need

This video will include footage of the existing conditions along the corridor, visuals highlighting the issues to be addressed, voiceover providing description of all footage and visuals, and interviews promoting project need. Estimated Length: 5 minutes

Video 2 – Proposed Improvement Alternatives

This video will include mostly motion graphics and voiceover highlighting the features and issues related to each of the alternatives being presented to the public. Estimated Length: 6-8 minutes

5.3 Infographics / Visual Renderings

The state of communications is increasingly visual. Infographics are a powerful way to simplify complex data, processes, or ideas into visuals that enable grasping information at a glance. The Bolton & Menk team will use infographics whenever data heavy information needs to be clearly communicated to the public or stakeholders. The style of infographics will encompass the established project branding. We will create Infographics to communicate the project's purpose and need, report public open house input received, and to share any additional technical details as concepts are developed and evaluated.

Task 4.2 outlines how we plan to use visual renderings throughout the project's development. Before and after type visuals and examples of what proposed improvements may look like are very powerful tools in gathering feedback and growing support for the project from those most invested, such as businesses and property owners.

5.4 Print Communications

Newsletters will be sent out to Ramsey residents, property owners, and business owners prior to each public open house. In addition, we will provide project updates every other month (5 anticipated in Phase I) for inclusion in the Ramsey Resident as one tactic to keep the momentum and energy required for a lively campaign.

5.5 Project Website and Online Engagement

Our team will develop and maintain a project website. The goal of the website is to be an information hub for all project content that allows the public to track the project progress. We will include our online public input application with customizable interface and tools. This is an application we developed that allows the public to add comments linked to locations on a map, tying the comment to a specific location or travel route. We can customize the application to solicit comments, foster discussions, and allow reaction (Like/Dislike buttons) to track trends. We will utilize the online public input tool to supplement public engagement at major project milestones and in coordination with other communications tool such as the project website, social media and Ramsey Resident newsletter updates.

5.6 Social Media

We will use social media outlets such as Facebook and Twitter to blast updates and notifications to an established or existing following or targeted audience. Messages will be concise and short and then direct the audience to the project website for more detailed information. Social media formats can both be developed and maintained by the Bolton & Menk team or we can provide crafted messages to for your existing social media accounts. Messaging should occur at a minimum around major project milestones and public meetings. However, posting on a more regular basis will support the efforts of a lively project campaign.

PHASE II - Vision Refinement, Preliminary Design, Funding

Task 1: Project Management, Coordination, and Engagement

Our proactive and effective project management is critical for successful completion of the study resulting in full stakeholder support. Our approach is to lead this study process through consistent communication, firm schedules, and established milestones while building consensus along the way. We will implement our Systematic Development of Informed Consent (SDIC) process to engage roadway users and stakeholders in the planning process and keep them engaged. This proactive approach goes beyond keeping stakeholders informed by utilizing their local knowledge to help identify issues and opportunities as well as confirm the problem being addressed. We will schedule all meetings, complete all agendas, maintain meeting records, and offer regular updates on next steps and upcoming requirements.

The graphic on page 2 outlines the different groups, planned activities, and their role in the overall decision-making process of the entire study, working towards achieving informed consent. Input will come from the community, agencies, and property/business owners.

1.1 Project Management / PMT Meetings

Our team will perform all work necessary to effectively coordinate the project development, maintain the project schedule and budget as well as manage the Project Management Team (PMT). This task includes a standing monthly meeting with City staff (up to 9 meetings).

1.2 Project Management Plan

We will revisit the Project Management Plan (PMP) created for Phase I of the study and make any necessary edits to lead Phase II effectively. The PMP will detail:

- Project management approach
- Key project milestones
- Schedule and cost management plan
- Scope management plan and change process
- Communications management plan
- Risk and staff management plan

1.3 Quality Assurance/Quality Control (QA/QC)

We will develop and implement a Quality Management Plan specifically tailored for the Highway 10 Project. This plan will incorporate Bolton & Menk's comprehensive Quality Assurance and Quality Control Program which has been designed to meet the particular needs of our firm and our clients. Our program systematically and dramatically reduces the potential for issues. Routine product reviews are an integral part of the quality control process, which effectively target conceptual, constructability, environmental impact, public impact, and economic engineering issues. This task establishes the procedures for this project. Actual QA/QC review time is incorporated within each task.

1.4 Public and Agency Involvement Plan
Our team will refine the public and agency involvement plan that was created in Phase I to confirm the overall approach and/or make any necessary changes. This plan will outline opportunities and strategies for input and encouragement of stakeholder participation. A communications plan (see Task 3) will determine the tools used and the best times to engage the public.

1.5 Technical Advisory Committee (TAC) Meetings
The TAC will be comprised of a core group of planning and engineering staff from City of Ramsey, Anoka County, and MnDOT. The purpose will be to understand individual agency perspectives to gain insight relative to key issues or perceived impacts, discuss potential mitigation strategies to minimize negative impacts, and identify considerations that could influence the project's conclusion. It is expected this group would meet up to 5 times as needed. These meetings may include other agencies as needed.

1.6 Highway 10 Subcommittee Meetings
Our team will coordinate with the Highway 10 Subcommittee at key points during the study. This task assumes up to 2 meetings.

1.7 City Council Meetings
Our team will update the Council at key points during the study. This task assumes up to 2 city council meetings.

1.8 Highway 10 Working Group Meetings
Our team will support and attend Highway 10 Working Group meetings as requested. We anticipate up to 1 meeting.

1.9 Agency Coordination Meetings
Bolton & Menk will have ongoing communications with agencies as needed to move the project forward. Meetings will likely be needed as issues (forecasting, concept development, environmental resources, railroad coordination, etc.) are identified and worked through. We assume up to 5 meetings.

1.10 Stakeholder Group Meetings
Bolton & Menk will meet with stakeholders, including neighbors, businesses, property owners, and community groups, as needed to:

- Hear individual perspectives on issues and opportunities
- Understand what is being proposed
- Understand that it is reasonable and responsible to plan for changes
- Listen to their concerns
- Explore and evaluate ways to reduce the impacts.

We intend on breaking the corridor business owners into small groups as they will share common impacts. We assume up to 10 meetings in this second phase of the project.

Area	Location	# Properties	Meeting Type	# Meetings	Total
Western Ramsey / Elk River	Edison/Jarvis St	12 businesses	Invite to Open House		
	Beatty/Bowers Dr	80 residential			
	Alpine Drive	10 businesses			
Armstrong Blvd					
Ramsey Blvd	EZ Auto to Dolomite St	38 businesses	5 Small Groups	1	5
Sunfish Lake Blvd	Dolomite to Anoka limits	35 businesses	5 Small Groups	1	5
TOTAL					**10**

1.11 Public Open House Meeting

The spring 2019 open house will review the recommended alternative to be carried forward into future project development. Our team will share refinements developed as a result of input at Open House #1, resulting evaluation changes, and alternatives found to not be technically feasible or not meet the purpose and need which will be dropped from further consideration.

Our team will prepare and submit advertisements for the open houses in local newspapers, as agreed upon with City of Ramsey. We will prepare and distribute up to one project newsletters prior to the public involvement activities, to keep adjacent stakeholders informed. The newsletter will be posted on the website and mailed to property owners/businesses directly adjacent to the corridor and other stakeholders two weeks prior to the open house event.

Task 2: Vision Refinement

The Bolton & Menk team will lead a preliminary design effort that will include the following deliverables:

- Conceptual geometric layout and typical sections
- Preliminary corridor beautification plan
- Conceptual right-of-way needs
- Refined project cost estimate

2.1 Stormwater Management Plan

Stormwater management can be particularly challenging along tight, linear corridors and further complicated when unique and protected water resources are involved. We will draw upon our experience gained from preparing the City-wide modeling created as part of the last Storm Water Master Plan (SWMP) for the City of Ramsey. The SWMP included comprehensive mapping and modeling of every watershed, storm sewer pipe and pond within city limits. In addition, our storm water experience includes coordinating design recommendations between MnDOT and the City of Ramsey to propose corridor planning that meets their requirements and the City's SWMP recommendations as well as MnDOT design standards. Ramsey can rely on our team's unparalleled local experience and knowledge of MnDOT's design requirements while working within the confines of a

narrow corridor; our expertise in delineating, protecting, and restoring valuable wetlands; and providing innovative solutions to water quality and flood mitigation. Best Management Practices (BMPs) will be preliminarily designed and analyzed that will:

- Incorporate public comments where feasible
- Conform to the overall vision of the corridor improvements
- Address current drainage issues as documented in the city-wide SWMP
- Reduce wetland impacts
- Seamlessly integrate with landscape features

Our team will prepare a preliminary drainage report that addresses the stormwater management requirements and identifies the likely features needed for compliance as well as the drainage issues or obstacles affecting roadway design.

2.2 Preliminary Noise Assessment

Bolton & Menk has partnered with SBP Associates, Inc. (SBP) to complete the noise impact and mitigations assessment that will be required by MnDOT and FHWA as part of the environmental documentation process. We have teamed with SBP on numerous corridor projects to determine the impacts of expansion and develop mitigation strategies that meet the federal requirements. Our team's approach includes:

- Monitoring - conduct monitoring at four locations along the project corridor in the morning and afternoon periods. Monitoring periods will be at least 30 minutes in length, and will be conducted consistent with MnDOT and MPCA requirements.
- Impact Modeling - modeling the noise impacts of the proposed roadway along the corridor using peak-hour existing and design year traffic conditions. Modeling will be conducted and receptors will be chosen according to MnDOT and FHWA policy.
- Mitigation Modeling - for areas exceeding State and/or Federal noise thresholds, SBP will provide an analysis of the cost reasonableness of noise barrier mitigation along the corridor. The analysis will determine whether noise barrier(s) will meet the cost reasonableness requirements and will determine the total estimated cost of the barriers. Barriers meeting the cost-reasonableness requirements must be voted on by the benefitted residents/property owners per MnDOT/FHWA policy.
- Noise Assessment Report - a draft and final report will be prepared containing monitoring and modeling results and all analysis consistent with MnDOT/FHWA policy.

2.3 Corridor Beautification

Our team will develop a preliminary corridor beautification plan, which will include landscaping and hardscaping for the preferred roadway geometrics incorporating the enhanced treatments chosen by the project partners. Our team will develop construction cost estimates for streetscaping elements.

2.4 Preliminary Design

The preliminary design will be a significant task critical to the schedule and final deliverable. The Bolton & Menk team will lead a highly detailed preliminary design effort that will include detailed typical sections, cross sections, construction limits, horizontal and vertical alignments, refined geometric improvements, structure concept design and layout, and drainage improvements. The preliminary design process will result in the layout for the project fully defining the vision. The Trunk Highway portion of the layout will be prepared and undergo the MnDOT staff approval process.

2.5 Preliminary Cost Estimate

Our team will develop a preliminary construction cost estimate that corresponds with the final geometric layout, including a detailed breakdown of the main dollar project quantity items and the required cost sharing for the proposed improvements. Our team has significant experience delivering Cooperative Agreement and Joint Powers projects with MnDOT, counties, and local agencies.

2.6 Preliminary Staging Plan

Our team will develop various concept level staging alternatives that manage effective movement of roadway traffic while maintaining efficient progress throughout construction. Staging concepts will address traffic control needs for each stage of construction and include quantities and bid items for temporary staging estimates for concepts. We will also provide a conceptual construction staging schedule based on each of the concepts that are developed.

2.7 Official Map

Our team will prepare an Official Map for the recommended corridor plan for purposes of preserving the right-of-way footprint for proposed improvements. A draft Official Map, in both paper and electronic form, will be presented to the city project manager and county surveyor for review and approval. We will incorporate requested changes from city staff and the county surveyor and prepare the final Official Map for approval. Following Official Map adoption, we will provide the necessary electronic and Mylar copies of the map to the county for recording purposes.

Task 3: Communications

The Bolton & Menk team will develop a strategic communications plan that lays out the timeline and tactical methods to cultivate project understanding and consensus that supports the vision for the Ramsey Highway 10 corridor.

We will work with the project partners to craft a dynamic campaign that effectively informs, motivates, and moves to action many different groups. This type of effort requires an investment in tactical-level tools and methods. We suggest the following elements for successful communication for this project:

- Project Branding (logo and consistent communications template)
- Video Creation (both full and “bite-size” for media use)
- Infographics/Visual Renderings
- Print Communications (Newsletters/Press Releases)
- Project Website (information hub) / Public Input Tool
- Social Media

3.1 Project Videos

We have found project videos to be a tactical tool in quickly communicating study details, consistent messaging, and maintaining momentum and enthusiasm for a project. Project videos used at public meetings allow detailed communication in a short amount of time and maintain focus of the group. Releasing project videos online allow clear and consistent messaging to a large audience that can be revisited throughout the life of the project. We will create 1 project video during Phase II capturing key milestones in the study’s progression that align with the planned open houses as follows:

Final Video – Recommended Corridor Vision

This video will be a presentation of the recommended improvement alternative moving forward. This will include motion graphics, voiceover and interviews explaining why this alternative was selected over others and how it fits the vision for the corridor and community. This video will also discuss the steps and schedule of project implementation. Estimated Length: 5 minutes

3.2 Infographics

The state of communications is increasingly visual. Infographics are a powerful way to simplify complex data, processes, or ideas into visuals that enable grasping information at a glance. The Bolton & Menk team will use infographics whenever data heavy information needs to be clearly communicated to the public or stakeholders. The style of infographics will encompass the established project branding. We will create Infographics to communicate technical details during the vision refinement phase.

3.3 Print Communications

Newsletters will be sent out to Ramsey residents, property owners, and business owners prior to each public open house. In addition, we will provide project updates every other month (3 anticipated during this phase) for inclusion in the Ramsey Resident as one tactic to keep the momentum and energy required for a lively campaign.

3.4 Project Website and Online Engagement

Our team will develop and maintain a project website. The goal of the website is to be an information hub for all project content that allows the public to track the project progress. We will include our online public input application with customizable interface and tools. This is an application we developed that allows the public to add comments linked to locations on a map, tying the comment to a specific location or travel route. We can customize the application to solicit comments, foster discussions, and allow reaction (Like/Dislike buttons) to track trends. We will utilize the online public input tool to supplement public engagement at major project milestones and in coordination with other communications tool such as the project website, social media and Ramsey Resident newsletter updates.

3.5 Social Media

We will use social media outlets such as Facebook and Twitter to blast updates and notifications to an established or existing following or targeted audience. Messages will be concise and short and then direct the audience to the project website for more detailed information. Social media formats can both be developed and maintained by the Bolton & Menk team or we can provide crafted messages to for your existing social media accounts. Messaging should occur at a minimum around major project milestones and public meetings. However, posting on a more regular basis will support the efforts of a lively project campaign.

Task 4: Funding

The Bolton & Menk team will develop a funding plan that will serve as a guide to securing funding commitments from project partners as well as identify key competitive sources that should be pursued.

4.1 Implementation and Funding Plan
Bolton & Menk will provide recommendations for implementation strategies and project prioritization that are aligned with the long-term corridor vision. We will separate the overall corridor vision into a prioritized list of smaller, economically feasible, and more easily fundable projects with independent utility. The information will be contained in a table and accompanying graphic.

4.2 Corridor Study Report
Our team will deliver a study report to project partners that will not only serve as documentation of the entire study, but as a valuable resource to be referenced as identified improvements are selected, designed, and implemented. The study report will contain the research, findings, technical memorandums, and recommendations that were completed. It will also include planning-level costs of sufficient detail to aid in identifying projects for advancing into preliminary design.

4.2 Funding Assistance
Throughout the project, our team will consider future funding opportunities to leverage project resources. This task allows our team to provide assistance or leadership to the city in identifying and pursuing funding opportunities as requested. We will develop and maintain a funding plan that will aid in the development of commitments and identification of the possibilities to close the funding gaps. We have estimated some time to pursue some of the common funding opportunities in our fee estimate. Below are some of the key funding programs and very rough estimates on level of efforts to complete a quality application.

- MnDOT | Minnesota Highway Freight Investment Plan (MHFP) - $6k to $12k
- MnDOT | Municipal Agreement Funds (MA) - $4k to $8k
- MnDOT | Corridors of Commerce – Unknown level of effort at this time
- MnDOT | Transportation and Economic Development (TED) - $6k to $12k
- MnDOT | Local Road Improvement Program (LRIP) - $4k to $8k
- Met Council | Regional Solicitation (STP) - $6k to $12k
- FHWA | TIGER - $6k to $15k (assuming the work noted above is completed)
- FHWA | INFRA - $6k to $15k (assuming the work noted above is completed)

Optional / Future Tasks

The goal of the work above is to confidently develop a vision that is supported by all agencies and to understand the physical footprint. The immediate next step to the scope listed above is final design. Below are some key next step items for consideration that are not included in our team's scope and fee estimates.

- **Survey** – we feel with available LIDAR information we can set reasonable construction limits. A full topographic survey will be needed prior to final design.
- **Wetland Delineation** – Wetland delineation should be completed in the same season the survey is completed. Not having the delineation completed at this point will introduce some risk in recommendations needing to be revisited or recommendations may need to be altered to avoid impacts.
- **Geotechnical** – we feel we can make assumptions based on known conditions, available borings from surrounding projects, etc. Not having current borings within the project footprint in preliminary design does introduce some risk into the project. Project recommendations may need modifications in final design or perhaps may need more costly construction methods to remediate soil conditions.

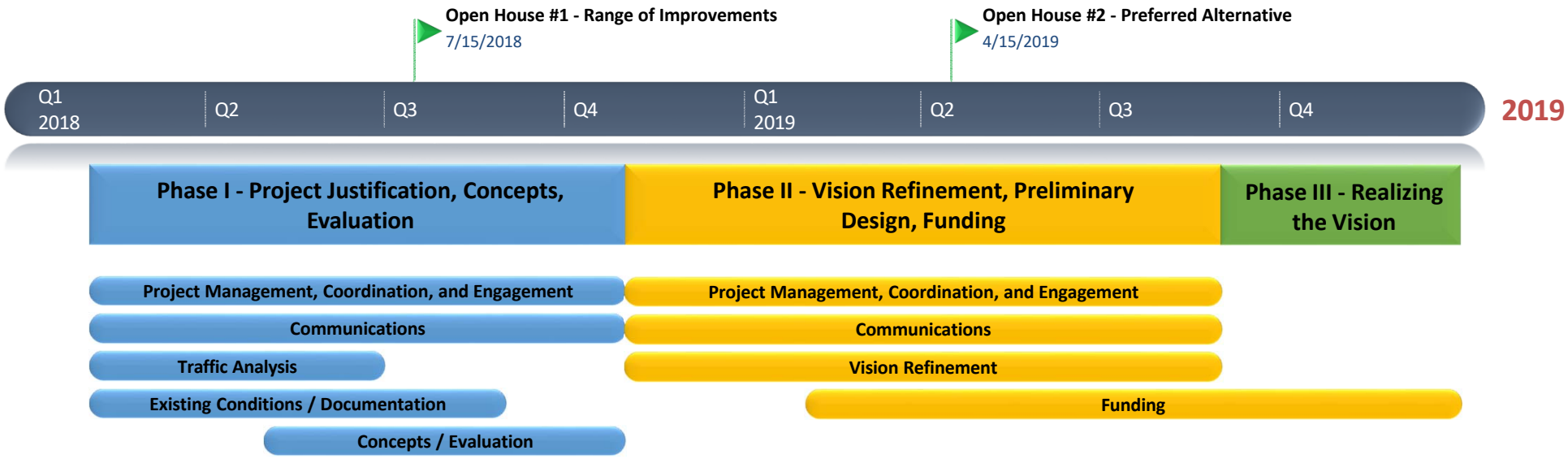
- **Environmental Documentation** – Once the project is significantly funded the environmental documentation should begin. We will perform the study so it can be incorporated into the future EA/EAW.
- **Final Design and ROW Acquisition** – Upon completion of the above tasks, right-of-way acquisition and final design can begin.
- **Utility Coordination** – Utility coordination should be completed in conjunction with the tasks noted above.

Highway 10 Corridor Improvements

City of Ramsey, Minnesota

Proposed Schedule

December 2017



Highway 10 Corridor Improvements

City of Ramsey, Minnesota

Proposed Fee for Services

Phase I - Project Justification, Concepts, Evaluation

	Project Management			Engineering							Planning / Graphics							
TASK	Project Manager / Principal-in-Charge	Deputy Project Manager	QA/QC Manager	Transportation Design Engineer	Traffic Engineer	Graduate Engineer / Technician	Noise Specialist	Surveyor	Sr. Bridge Engineer	Water Resources Engineer	Transportation Planner	Landscaping Architect	Landscape Design	Graphic Designer	Communication Specialist	GIS Technician	**TOTAL**	**COST**
Task 1 - Project Management, Coordination, and Engagement	132	175	9	67	40	12	0	0	0	0	131	8	0	0	10	4	**588**	**$81,055**
Task 2 - Traffic Analysis	6	3	12	4	124	690	0	0	0	0	0	0	0	0	0	68	**907**	**$100,585**
Task 3 - Existing Conditions / Documentation	10	50	6	24	48	40	0	0	0	0	174	0	0	40	8	40	**440**	**$51,220**
Task 4 - Concepts / Evaluation	52	29	16	362	110	810	0	0	18	34	58	64	208	0	0	10	**1771**	**$208,535**
Task 5 - Communications	2	20	3	0	0	0	0	0	0	0	68	0	0	244	132	12	**481**	**$48,460**
TOTAL HOURS	*202*	*277*	*46*	*457*	*322*	*1552*	*0*	*0*	*18*	*34*	*431*	*72*	*208*	*284*	*150*	*134*	***4187***	
AVERAGE HOURLY RATE	*$170*	*$145*	*$160*	*$135*	*$135*	*$105*	*$105*	*$140*	*$160*	*$125*	*$105*	*$125*	*$105*	*$100*	*$90*	*$110*		
SUBTOTAL	*$34,340*	*$40,165*	*$7,360*	*$61,695*	*$43,470*	*$162,960*	*$0*	*$0*	*$2,880*	*$4,250*	*$45,255*	*$9,000*	*$21,840*	*$28,400*	*$13,500*	*$14,740*		

HaiFeng Transportation Engineering Inc (Traffic Forecasting Task 2.2): $7,500

Mailings / Publications: $2,500

Phase I Total: **$499,855**

Phase II - Vision Refinement, Preliminary Design, Funding

	Project Management			Engineering							Planning / Graphics							
TASK	Project Manager / Principal-in-Charge	Deputy Project Manager	QA/QC Manager	Transportation Design Engineer	Traffic Engineer	Graduate Engineer / Technician	Noise Specialist	Surveyor	Sr. Bridge Engineer	Water Resources Engineer	Transportation Planner	Landscaping Architect	Landscape Design	Graphic Designer	Communication Specialist	GIS Technician	**TOTAL**	**COST**
Task 1 - Project Management, Coordination, and Engagement	114	147	10	68	10	8	0	0	8	12	100	0	0	0	10	4	**491**	**$68,285**
Task 2 - Vision Refinement	89	100	146	768	64	1980	100	320	200	226	20	68	150	40	0	50	**4321**	**$524,610**
Task 3 - Communications	4	14	5	0	0	0	0	0	0	0	58	0	0	238	116	8	**443**	**$44,720**
Task 4 - Funding	72	76	10	44	66	100	0	0	4	0	220	0	0	12	4	40	**648**	**$79,910**
TOTAL HOURS	*279*	*337*	*171*	*880*	*140*	*2088*	*100*	*320*	*212*	*238*	*398*	*68*	*150*	*290*	*130*	*102*	***5903***	
AVERAGE HOURLY RATE	*$170*	*$145*	*$160*	*$135*	*$135*	*$105*	*$105*	*$140*	*$160*	*$125*	*$105*	*$125*	*$105*	*$100*	*$90*	*$110*		
SUBTOTAL	*$47,430*	*$48,865*	*$27,360*	*$118,800*	*$18,900*	*$219,240*	*$10,500*	*$44,800*	*$33,920*	*$29,750*	*$41,790*	*$8,500*	*$15,750*	*$29,000*	*$11,700*	*$11,220*		

SBP and Associates (Noise Analysis Task 5.2): $8,000

Mailings / Publications: $2,500

Phase II Total: **$728,025**

Phase I & II Total: **$1,227,880**

Highway 10 Corridor Improvements

City of Ramsey, Minnesota

Proposed Fee for Services

Phase I - Project Justification, Concepts, Evaluation

		Project Management			Engineering							Planning						
	TASK	Project Manager / Principal-in-Charge	Deputy Project Manager	QA/QC Manager	Transportation Design Engineer	Traffic Engineer	Graduate Engineer / Technician	Noise Specialist	Surveyor	Sr. Bridge Engineer	Water Resources Engineer	Transportation Planner	Landscaping Architect	Landscape Design	Graphic Designer	Communication Specialist	GIS Technician	TOTAL
Task 1 - Project Management, Coordination, and Engagement																		
1.1	Project Management / PMT Meetings *(9 mtgs)*	36	36		18	18						18	8					134
1.2	Project Management Plan	16	8	1	1							1						27
1.3	Quality Assurance/Quality Control (QA/QC)	2	1	8	2							2						15
1.4	Public and Agency Involvement Plan	2	6									12						20
1.5	TAC Meetings *(5 mtgs)*	20	20		20	8						20						88
1.6	TH 10 Subcommittee Meetings *(up to 2 mtgs)*	8	8															16
1.7	City Council Meetings *(up to 2 mtgs)*	8	8															16
1.8	TH 10 Working Group Meeting *(up to 1 mtg)*	4	4															8
1.9	Agency Coordination Meetings *(up to 5 mtgs)*	20	20		18	10	10					10						88
1.10	Stakeholder Group Meetings *(up to 15 mtgs)*	12	60		4							60						136
1.11	Public Open House Meeting *(1 mtg)*	4	4		4	4	2					8				10	4	40
	Task 1 Subtotal	132	175	9	67	40	12					131	8			10	4	**588**
Task 2 - Traffic Analysis																		
2.1	Data Collection					2	40											42
2.2	Traffic Forecasting	1		2		20	90										20	133
2.3	No Build Analysis	1	1	2		32	200										8	244
2.4	Alternative/Build Analysis	2	1	6		60	300										40	409
2.5	Benefit Cost Analysis	2	1	2	4	10	60											79
	Task 2 Subtotal	6	3	12	4	124	690										68	**907**
Task 3 - Existing Conditions / Documentation																		
3.1	Purpose and Need	6	28	2	16	40	40					50			40	4	40	266
3.2	Goals and Objectives	4	16	2	8	8						24				4		66
3.3	Environmental Screening		6	2								100						108
	Task 3 Subtotal	10	50	6	24	48	40					174			40	8	40	**440**
Task 4 - Concepts / Evaluation																		
4.1	Concept Development	40	12	8	310	80	750			6	30	20					10	1266
4.2	Concept Renderings *(up to 12 renderings)*	2	4	1	4					2		8	60	200				281
4.3	Concept Evaluation	6	12	1	24	20						30						93
4.4	Cost Estimates	4	1	6	24	10	60			10	4		4	8				131
	Task 4 Subtotal	52	29	16	362	110	810			18	34	58	64	208			10	**1771**
Task 5 - Communications																		
5.1	Project Branding	1	4									12				24	4	45
5.2	Project Videos	1	8	2								16			200	20		247
5.3	Infographics		2	1								8			16	32		59
5.4	Print Communications		2									8			8	8	4	30
5.5	Project Website and Online Engagement		2									16			20	20	4	62
5.6	Social Media		2									8				28		38
	Task 5 Subtotal	2	20	3								68			244	132	12	**481**

Highway 10 Corridor Improvements

City of Ramsey, Minnesota

Proposed Fee for Services

Phase II - Vision Refinement, Preliminary Design, Funding

		Project Management			Engineering							Planning						
	TASK	Project Manager / Principal-in-Charge	Deputy Project Manager	QA/QC Manager	Transportation Design Engineer	Traffic Engineer	Graduate Engineer / Technician	Noise Specialist	Surveyor	Sr. Bridge Engineer	Water Resources Engineer	Transportation Planner	Landscaping Architect	Landscape Design	Graphic Designer	Communication Specialist	GIS Technician	TOTAL
Task 1 - Project Management, Coordination, and Engagement																		
1.1	Project Management / PMT Meetings *(9 mtgs)*	36	36		24					4	8	18						126
1.2	Project Management Plan	4	2	2								4						8
1.3	Quality Assurance/Quality Control (QA/QC)	2	2	8	4							4						20
1.4	Public and Agency Involvement Plan	1	2									4						7
1.5	TAC Meetings *(5 mtgs)*	20	20		20							20						80
1.6	TH 10 Subcommittee Meetings *(up to 2 mtgs)*	8	8															16
1.7	City Council Meetings *(up to 2 mtgs)*	10	10															20
1.8	TH 10 Working Group Meeting *(up to 1 mtg)*	5	5															10
1.9	Agency Coordination Meetings *(up to 5 mtgs)*	16	16		12	6	6			4	4	6						70
1.10	Stakeholder Group Meetings *(up to 15 mtgs)*	8	40		4							40						92
1.11	Public Open House Meeting *(1 mtg)*	4	6		4	4	2					8				10	4	42
	Task 1 Subtotal	114	147	10	68	10	8			8	12	100				10	4	**491**
Task 2 - Vision Refinement																		
2.1	Stormwater Management Plan	1	1	40	20		320				150						20	552
2.2	Preliminary Noise Analysis	2	6	2	8		20	100									20	158
2.3	Corridor Beautification	2	10	2								20	60	130	40		10	274
2.4	Preliminary Design	60	10	60	600	50	1200			120	60							2160
2.5	Preliminary Cost Estimate	8	1	10	40	4	80			30	8		8	20				209
2.6	Preliminary Staging Plan	10	2	16	80	10	320			50	8							496
2.7	Official Map	6	70	16	20		40		320									472
	Task 2 Subtotal	89	100	146	768	64	1980	100	320	200	226	20	68	150	40		50	**4321**
Task 3 - Communications																		
3.1	Project Videos	2	4	2								20			190	20		238
3.2	Infographics	2	4	1								8			20	40		75
3.3	Print Communications		2	2								6			8	8	4	30
3.4	Project Website and Online Engagement		2									16			20	20	4	62
3.5	Social Media		2									8				28		38
	Task 3 Subtotal	4	14	5								58			238	116	8	**443**
Task 4 - Funding																		
4.1	Implementation and Funding Plan	20	16	2	8										4		8	58
4.2	Corridor Study Report	2	20	2	16	16				4		100			8	4	16	188
4.3	Funding Assistance	50	40	6	20	50	100					120					16	402
	Task 4 Subtotal	72	76	10	44	66	100			4		220			12	4	40	**648**

Public Works Committee **5. 3.**

Meeting Date: 01/16/2018

By: Bruce Westby, Engineering/Public Works

Title:

Provide City Council Recommendation for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04

Purpose/Background:

Purpose:

The purpose of this case is to consider recommending City Council approval for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04.

Background:

Attached to this case are maps of the proposed 2018 crackseal and sealcoat improvements, including an overall map of the locations of all streets proposed to receive improvements, as well as maps of each individual project area, designated as Areas A - F.

A total of 22.71 miles of public streets are proposed to receive crackseal and sealcoat improvements in 2018. Due to the large amount of loose rock observed in cul-de-sacs after previous sealcoating projects that results from the significant turning maneuvers, Staff proposes to fogseal all cul-de-sacs.

Also attached is a project cost summary sheet, as well as a street segments summary sheet which includes historical information on each of the street segments proposed to receive crackseal and sealcoat improvements in 2018.

The current engineer's estimate for all proposed improvements is $623,169.69. In order to ensure that as much of the $500,000 that is budgeted for this work will be spent, Staff proposes to split the project up into a base bid including several project areas with a resultant estimated project cost of just under $500,000, with the remaining areas being bid as alternate bids.

Staff will provide a formal presentation on the project during the meeting.

Timeframe:

Staff estimates this case will take 10 minutes to present and respond to questions.

Observations/Alternatives:

Observations: Staff is currently working with the City of Elk River to assign maintenance responsibilities for Jarvis Street, which is proposed to be cracksealed in 2018 as highlighted in green on the attached street data summary sheet. **Alternatives:** Alternative #1 – Motion recommending City Council approval for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04. Alternative #2 – Motion of other.

Funding Source:

Project costs are proposed to be funded from the general fund using the $500,000 that is budgeted annually for crackseal and sealcoat improvements.

Recommendation:

Staff recommends alternative #1.

Action:

Motion recommending City Council approval for 2018 Crackseal and Sealcoat Improvements, Improvement Project #18-04.

Attachments

IP1804 Overall Project Map

IP1804 Area A Map

IP1804 Area B Map

IP1804 Area C Map

IP1804 Area D Map

IP1804 Area E Map

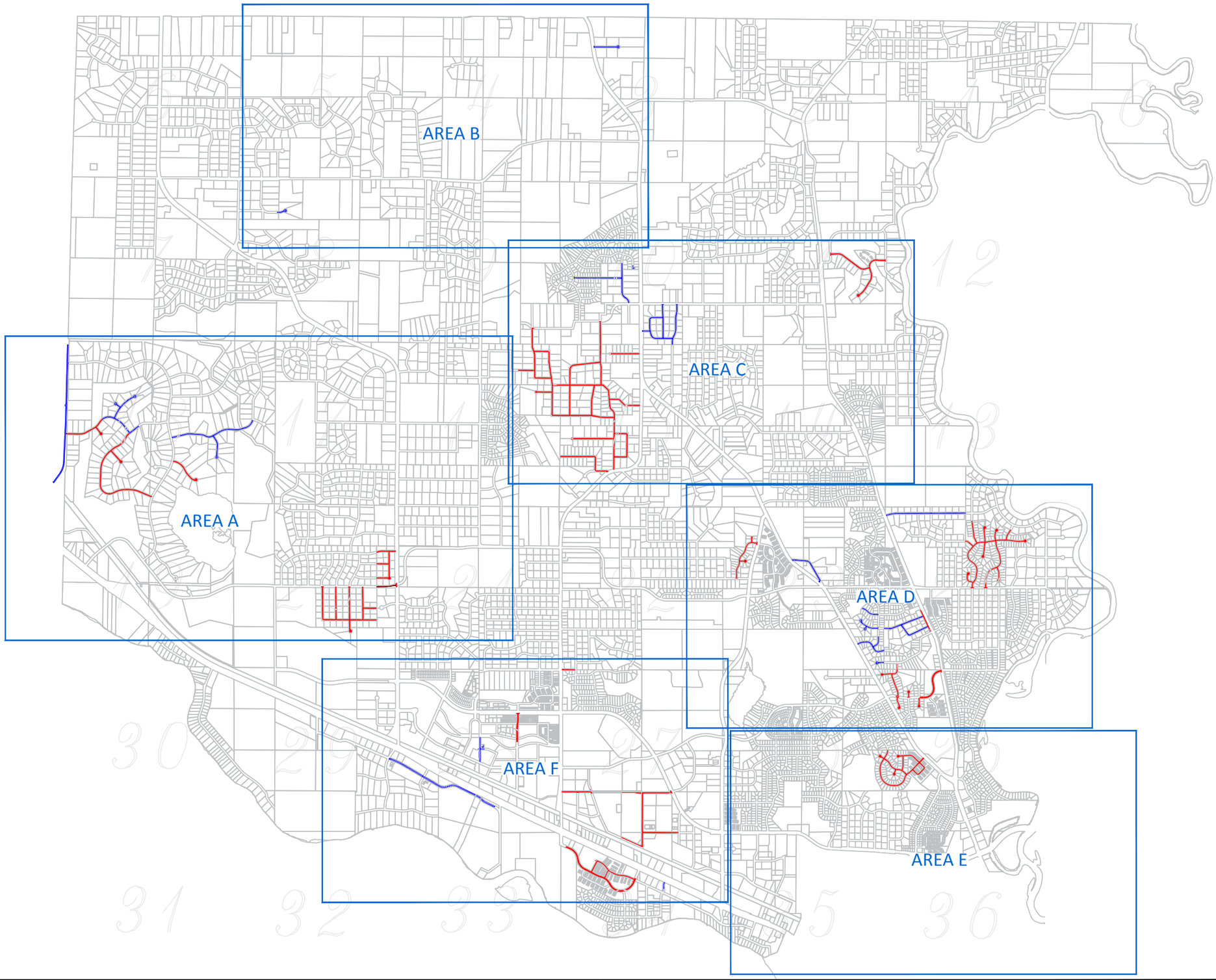
IP1804 Area F Map

IP1804 Project Costs

IP1804 Street Segments Summary

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 07:36 AM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:32 PM
Form Started By: Bruce Westby		Started On: 01/10/2018 12:19 PM
Final Approval Date: 01/11/2018		



CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

CUL-DE-SACS - USE CRS-2P BIT MATERIAL AND FOG SEAL

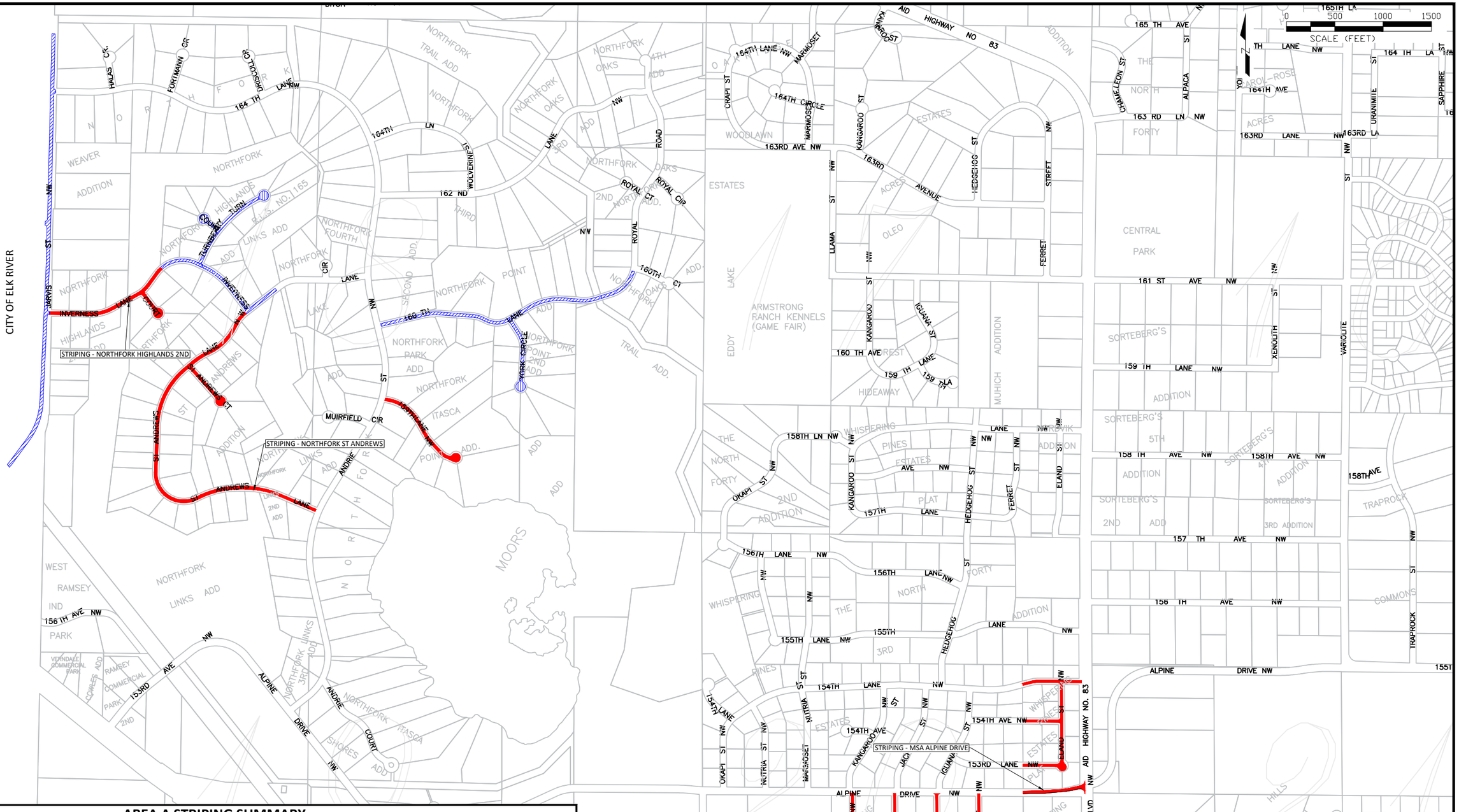
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

OVERALL MAP

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

SHEET 1 OF 7 SHEETS


CITY OF ELK RIVER
STRIPING - NORTHFORK HIGHLANDS 2ND
STRIPING - NORTHFORK ST ANDREWS
STRIPING - MSA ALPINE DRIVE
INVERNESS LANE NW
ST ANDREWS CT NW
ST ANDREWS LANE NW
ALPINE DRIVE NW
ALPINE DRIVE NW
ALPINE DRIV

0 400 800 1200
SCALE (FEET)

N

181ST AVE. NW

COUNTY ROAD 64

181ST AVE. NW COUNTY RD. NO. 64

XENOLITH ST NW

DRYDEN ADDITION

CAROLINE ACRES

178TH LANE NW

UNITED POWER ASSOCIATION EASEMENT

GIBBON ST

177TH AVE

ELAND ST NW

176TH LANE NW

THORN LAKE

GARNET ST

176 TH LANE NW

MARMOSET ST NW

OKAPI ST NW

176 TH AVE NW

AVIGLIANA ST NW

176TH

WILDWOOD ACRES

DEERWOOD ST NW

SHAWN ST NW

CHAMELEON ST NW

ACRES

IGUANA ST NW

GIBBON ST NW

174TH

174 TH LANE NW

6TH ST NW

PUMA ST NW

175 TH AVE NW

175TH AVE NW

SAPPHIRE ST NW

PINE COVE

173RD AVE NW

172 ND LANE NW

BECKER

ROLLING PINE

GOLDEN ACRES

WILLEMITE ST NW

RAMSEY RIDGE

171ST AVE NW

EAGLE

ALICIA ADD

RABBIT ST NW

171 ST AVE NW

DELLWOOD HILLS

171 ST LANE NW

ANDERSON ESTATES

170TH AVE NW

NOWTHEN BLVD

HIGHWAY NO 5

CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

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City of RAMSEY

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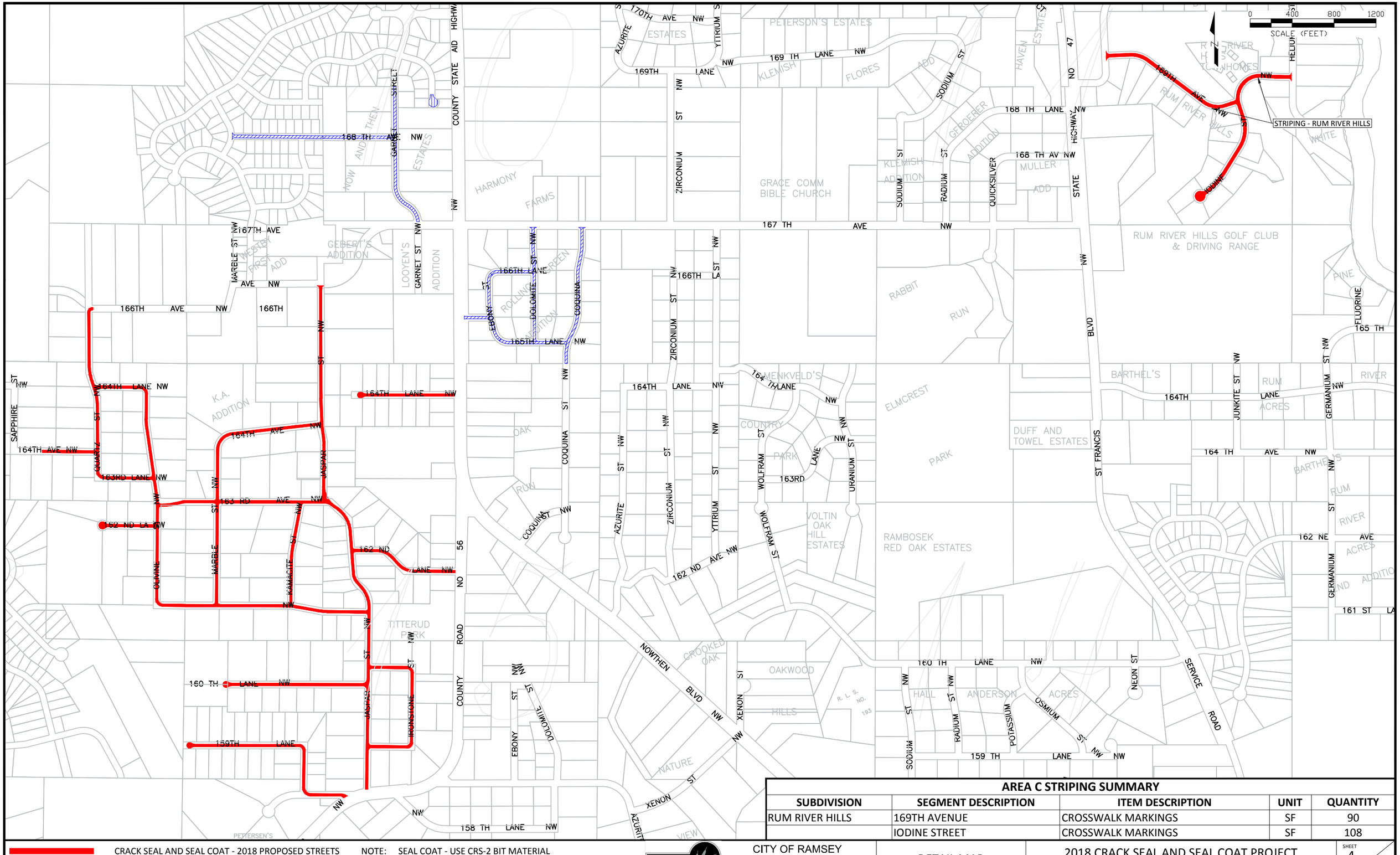
DETAIL MAP
AREA B

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

SHEET 3 OF 7 SHEETS



AREA C STRIPING SUMMARY

SUBDIVISION	SEGMENT DESCRIPTION	ITEM DESCRIPTION	UNIT	QUANTITY
RUM RIVER HILLS	169TH AVENUE	CROSSWALK MARKINGS	SF	90
	IODINE STREET	CROSSWALK MARKINGS	SF	108

CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

CUL-DE-SACS - USE CRS-2P BIT MATERIAL AND FOG SEAL

City of RAMSEY

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DETAIL MAP
AREA C

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

SHEET 4 OF 7 SHEETS

0 400 800 1200
SCALE (FEET)

N

STRIPING - MSA SUNWOOD DRIVE

AREA D STRIPING SUMMARY

SUBDIVISION	SEGMENT DESCRIPTION	ITEM DESCRIPTION	UNIT	QUANTITY
MSA	SUNWOOD DRIVE - ERKIUM ST / TH 47	4" SOLID LINE WHITE	LF	2,695
		4" DOUBLE SOLID LINE YELLOW	LF	1,485
		24" SOLID LINE YELLOW	LF	30
		PVT MSSG (LT TURN ARROW)	EA	2
		CROSSWALK MARKINGS	SF	198

CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

CUL-DE-SACS - USE CRS-2P BIT MATERIAL AND FOG SEAL

CITY OF RAMSEY
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DETAIL MAP
AREA D

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

CUL-DE-SACS - USE CRS-2P BIT MATERIAL AND FOG SEAL

City of RAMSEY

CITY OF RAMSEY
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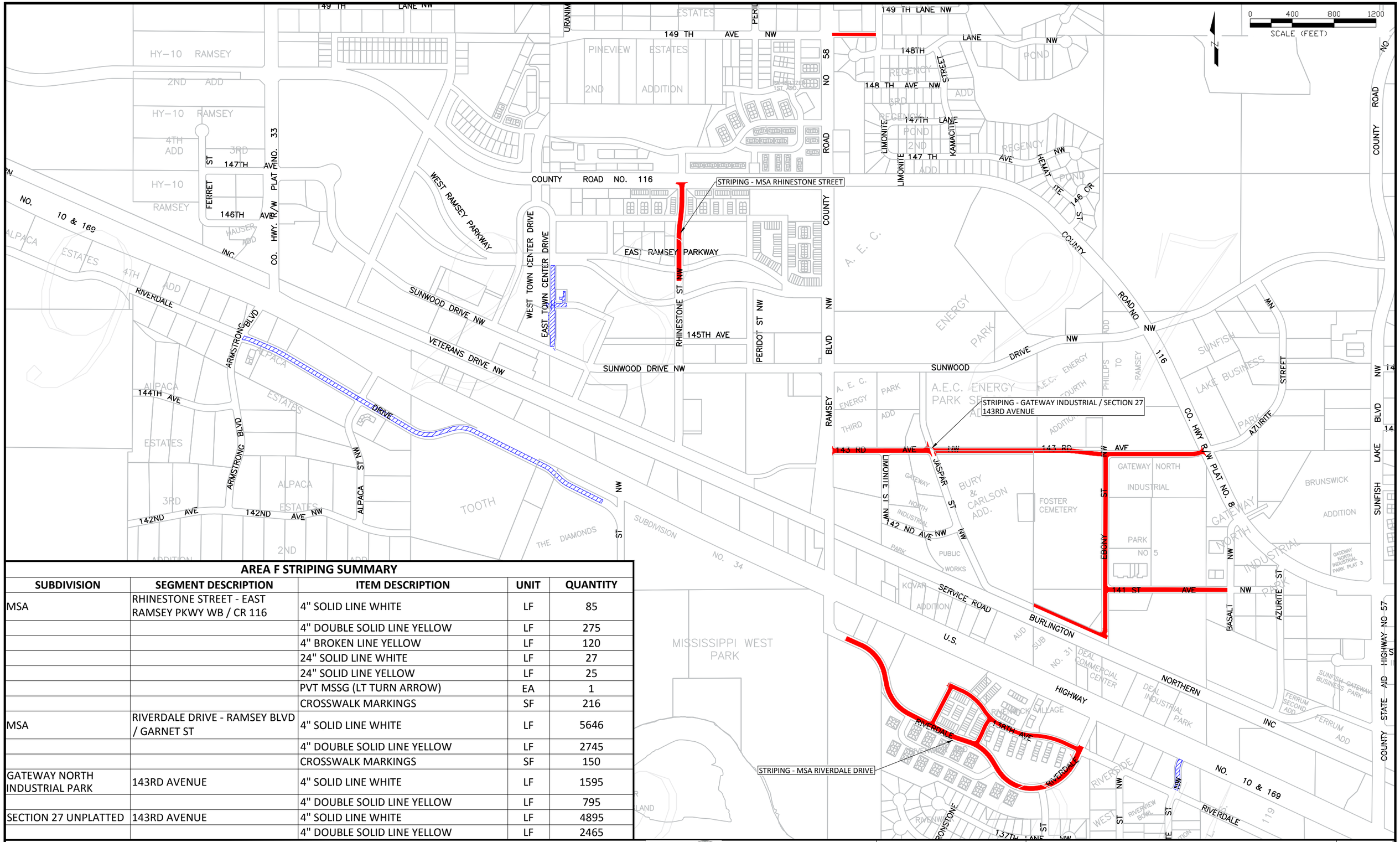
DETAIL MAP
AREA E

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

SHEET 6 OF 7 SHEETS



AREA F STRIPING SUMMARY

SUBDIVISION	SEGMENT DESCRIPTION	ITEM DESCRIPTION	UNIT	QUANTITY
MSA	RHINESTONE STREET - EAST RAMSEY PKWY WB / CR 116	4" SOLID LINE WHITE	LF	85
		4" DOUBLE SOLID LINE YELLOW	LF	275
		4" BROKEN LINE YELLOW	LF	120
		24" SOLID LINE WHITE	LF	27
		24" SOLID LINE YELLOW	LF	25
		PVT MSSG (LT TURN ARROW)	EA	1
		CROSSWALK MARKINGS	SF	216
MSA	RIVERDALE DRIVE - RAMSEY BLVD / GARNET ST	4" SOLID LINE WHITE	LF	5646
		4" DOUBLE SOLID LINE YELLOW	LF	2745
		CROSSWALK MARKINGS	SF	150
GATEWAY NORTH INDUSTRIAL PARK	143RD AVENUE	4" SOLID LINE WHITE	LF	1595
		4" DOUBLE SOLID LINE YELLOW	LF	795
SECTION 27 UNPLATTED	143RD AVENUE	4" SOLID LINE WHITE	LF	4895
		4" DOUBLE SOLID LINE YELLOW	LF	2465

CRACK SEAL AND SEAL COAT - 2018 PROPOSED STREETS

CRACK SEAL

NOTE: SEAL COAT - USE CRS-2 BIT MATERIAL

CUL-DE-SACS - USE CRS-2P BIT MATERIAL AND FOG SEAL

City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

DETAIL MAP
AREA F

2018 CRACK SEAL AND SEAL COAT PROJECT
CITY PROJECT NO. 18-04
CITY OF RAMSEY, MINNESOTA

2018 Seal Coat and Crack Seal Improvements
Project Costs Summary

Area Map	Total Miles		Total Cost
A	5.25	$	127,784.06
B	0.22	$	1,146.45
C	6.54	$	158,182.36
D	5.99	$	154,506.09
E	1.16	$	46,585.57
F	3.55	$	134,965.15
Project Total	***22.71***	***$***	***623,169.69***

18-04 SEAL COAT AND CRACK SEAL IMPROVEMENTS
STREET SEGMENT SUMMARIES

MAP AREA A											
Subdivision	Street	Curb	Length (feet)	Length (miles)	2017 Rating	Program	Year Built	Maintenance 1	Maintenance 2	Maintenance 3	Maintenance 4
Menkveld's Pine Hills North	Iguana Street - Menkveld Pine Hills North CDS	Bit	164	0.03	6	SC	1982	SC 1 - 1987	SC 2 - 2008		
MSA - ALPINE DRIVE	Alpine Drive - Pt 400 ft w/oCR 83 / CR 83	Concrete	645	0.12	6	SC	2001	SC 1 - 2007			
MSA JARVIS STREET	Jarvis Street - N Section Line / N Line Parcel 18-32-0002	Concrete	4578	0.87	10	CS	2015				
Northfork Highlands	Inverness Lane - Turnberry Turn / E EOP	Bit	638	0.12	10	CS	1994	SC 1 - 1999	OL - 2015		
	Inverness Lane - Turnberry Turn / W EOP	Bit	457	0.09	10	CS	1994	SC 1 - 1999	OL - 2015		
	Turnberry Court - Turnberry Turn / CDS	Bit	236	0.04	10	CS	1994	SC 1 - 1999	OL - 2015		
	Turnberry Turn - Inverness Ln / Turnberry Court	Bit	362	0.07	10	CS	1994	SC 1 - 1999	OL - 2015		
	Turnberry Turn - Turnberry Crt / CDS	Bit	682	0.13	10	CS	1994	SC 1 - 1999	OL - 2015		
Northfork Highlands 2nd	Inverness Lane - Jarvis St / E EOP	Bit	1326	0.25	5	SC	2000	SC 1 - 2008			
Northfork Itasca Point	159th Lane - Andrie St / CDS	Bit	1051	0.20	7	SC	1999	SC 1 - 2008			
Northfork Links 2nd	St Andrews Lane - Andrie St / W EOP	Bit	655	0.12	6	SC	1993	SC 1 - 1999			
Northfork Oaks	160th Lane - 160th Court / W EOP	Bit	445	0.08	10	CS	1994	SC 1 - 1999	OL - 2015		
Northfork Point	160th Lane - York Cir / E EOP	Bit	1008	0.19	10	CS	1991	SC 1 - 1999	OL - 2015		
	160th Lane - Andrie St / York Cir	Bit	1367	0.26	10	CS	1991	SC 1 - 1999	OL - 2015		
	York Circle - 160th Ln / CDS	Bit	772	0.15	10	CS	1991	SC 1 - 1999	OL - 2015		
Northfork St Andrews	St Andrews Lane - Inverness Lane / SE EOP	Bit	400	0.08	10	CS	2001	SC 1 - 2008	OL - 2015		
	Inverness Court - Inverness Ln / CDS	Bit	313	0.06	4	SC	2001	SC 1 - 2008			
	St Andrews Court - St Andrews Ln / CDS	Bit	474	0.09	7	SC	2001	SC 1 - 2008			
	St Andrews Lane - Inverness Ln / St Andrews Crt	Bit	816	0.15	6	SC	2001	SC 1 - 2008			
	St Andrews Lane - St Andrews Crt / SE EOP	Bit	2454	0.46	7	SC	2001	SC 1 - 2008			
Whispering Pine Estates Plat 2	151st Lane - Kangaroo St / E EOP	N/A	1752	0.33	5	SC	1980	SC 1 - 1987	SC 2 - 2008		
	152nd Avenue - Hedgehog St / E EOP	N/A	422	0.08	5	SC	1994	SC 1 - 2001	SC 2 - 2008		
	Hedgehog Street - 151st Ln / 153rd Ave	N/A	1055	0.20	5	SC	1994	SC 1 - 2001	SC 2 - 2008		
	Iguana Street - 151st Ln / 153rd Ave	N/A	1055	0.20	6	SC	1998	SC 1 - 2007	SC 2 - 2007		
	Iguana Street - S EOP / 151st Ln	N/A	238	0.05	6	SC	1980	SC 1 - 1987	SC 2 - 2008		
	Jackel Street - 151st Ln / 153rd Ave	N/A	1055	0.20	7	SC	1998	SC 1 - 2007	SC 2 - 2007		
	Kangaroo Street - 151st Ln / 1533rd Ave	N/A	1054	0.20	6	SC	1980	SC 1 - 1987	SC 2 - 2008		
Whispering Pines Estates Plat 4	153rd Lane - W EOP / Eland St	Bit	440	0.08	4	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008
	154th Avenue - W EOP / Eland St	Bit	392	0.07	4	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008
	154th Lane - Eland St / CR 83	Bit	208	0.04	4	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008
	154th Lane - W EOP / Eland St	Bit	405	0.08	4	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008
	Eland Street - 154th Ave / 154th Ln	Bit	400	0.08	6	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008
	Eland Street - 153rd Ln / 154th Ave	Bit	402	0.08	6	SC	1978	SC 1 - 1984	SC 2 - 1992	OL - 2003	SC 3 - 2008

MAP AREA B											
Subdivision	Street	Curb	Length (feet)	Length (miles)	2017 Rating	Program	Year Built	Maintenance 1	Maintenance 2	Maintenance 3	Maintenance 4
Rabbit Meadow	171st Ave - W EOP / E EOP	N/A	316	0.06	10	CS	2015				
Tall Pine Ridge	180th Avenue - CSAH 5 / E EOP	N/A	831	0.16	10	CS	2015				

MAP AREA C											
Subdivision	Street	Curb	Length (feet)	Length (miles)	2017 Rating	Program	Year Built	Maintenance 1	Maintenance 2	Maintenance 3	Maintenance 4
Rum River Hills	169th Avenue - 170th Ln / Iodine St	Bit	1403	0.27	7	SC	1986	SC 1 - 1992	OL - 2004	SC 2 - 2009	
	Iodine Street - Helium St / CDS	Bit	1728	0.33	8	SC	1986	SC 1 - 1992	OL - 2004	SC 2 - 2009	
Section 15 Unplatted	159th Lane - Jaspar St / Ironstone St	Bit	396	0.08	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	159th Lane - W Sec Line / Ramsey Blvd	Bit	1919	0.36	8	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	160th Lane - Jaspar St / Ironstrone St	Bit	396	0.08	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	161st Lane - W Section Line / Jaspar St	Bit	1748	0.33	5	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	162nd Lane - Jaspar St / Ramsey Blvd	Bit	1042	0.20	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	163rd Avenue - W Section Line / Jaspar St	Bit	1352	0.26	7	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	164th Avenue - NE PC Marble St / Jaspar St	Bit	963	0.18	7	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	164th Lane - Termini / Nowthen Blvd	Bit	891	0.17	4	SC	1994	SC 1 - 2001			
	Ironstone Street - 159th Ln / 160th Ln	Bit	735	0.14	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Jaspar Street - 160th Ln / 161st Ln	Bit	691	0.13	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Jaspar Street - 161st Ln / 166th Ave	Bit	3206	0.61	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Kamacite Street - 163rd Ave / 161st Ln	Bit	975	0.18	5	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Marble Street - 161st Lan / NE PC 164th Ave	Bit	1586	0.30	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
Section 16 Unplatted	161st Lane - Olivine St / E Section Line	Bit	258	0.05	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	162nd Lane - CDS / Olivine St	Bit	545	0.10	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	163rd Avenue - Olivine St / E Section Line	Bit	263	0.05	7	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	163rd Lane - Quartz St / Olivine St	Bit	512	0.10	5	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	164th Avenue - Quartz / Pt 285 ft E of Sapphire St	Bit	517	0.10	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	164th Lane - Quartz St / Olivine St	Bit	477	0.09	7	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Olivine Street - 164th Ln / 161st Ln	Bit	2058	0.39	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
	Quartz Street - N Section Line / 163rd Ln	Bit	1098	0.21	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
Brookfield	Feldspar Street - CDS	Concrete	115	0.02	9	CS	2015				
Brookfield 6th	168th Avenue - Marble St / E EOP	Concrete	860	0.16	10	CS	2015				
Now and Then Estates	168th Avenue - W EOP / Garnet St	Concrete	675	0.13	10	CS	2015				
	Garnet Street - 167th Ave / N EOP	Concrete	1368	0.26	10	CS	2015				
Rolling Green	165th Lane - NW PC Ebony & 165th Ln / Conquina St	Bit	643	0.12	11	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
	165th Lane - Nowthen Blvd / Ebony St	Bit	241	0.05	12	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
	166th Lane - SW PC Ebony & 166th Ln / Dolomite St	Bit	402	0.08	13	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
	Conquina Street - S EOP / 167th Ave	Bit	1320	0.25	14	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
	Dolomite Street - 165th Ln / 167th Ave	Bit	1086	0.21	15	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
	Ebony Street - NW PC @ 165th / SW PC @ 166th	Bit	653	0.12	16	CS	1984	SC 1 - 1990	OL - 1998	SC 2 - 2004	OL 2 - 2015
MSA - 160TH LANE	160th Lane - W Section Line / Jaspar St	Bit	1372	0.26	6	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007
MSA - JASPAR STREET	Jaspar Street - Ramsey Blvd / 160th Ln	Bit	1038	0.20	7	SC	1985	SC 1 - 1987	SC 2 - 1993	OL - 2000	SC 3 - 2007

MAP AREA D											
Subdivision	**Street**	**Curb**	**Length (feet)**	**Length (miles)**	**2017 Rating**	**Program**	**Year Built**	**Maintenance 1**	**Maintenance 2**	**Maintenance 3**	**Maintenance 4**
Highlands at River Park	155th Lane - Yakima Crt / EOP	Concrete	164	0.03	8	SC	2002	SC 1 - 2008			
	Yakima Street - 155th Ln / N EOP	Concrete	726	0.14	8	SC	2002	SC 1 - 2008			
	Yakima Street - Alpine Dr / 155th Ln	Concrete	1514	0.29	8	SC	2002	SC 1 - 2008			
	155th Lane - W EOP / Yakima Crt	Concrete	710	0.13	8	SC	2002	SC 1 - 2008			
	South Yakima Court - 155th Ln / CDS	Concrete	459	0.09	8	SC	2002	SC 1 - 2008			
Highlands at River Park 2nd	Yakima Court - 155th Ln / N EOP	Concrete	458	0.09	8	SC	2003	SC 1 - 2008			
	Waco Court - Xkimo St / CDS	Concrete	427	0.08	8	SC	2003	SC 1 - 2008			
	Xkimo Street - Waco Crt / 155th Ln	Concrete	924	0.18	8	SC	2003	SC 1 - 2008			
	Xkimo Street - Alpine Dr / Waco Crt	Concrete	845	0.16	8	SC	2003	SC 1 - 2008			
	155th Lane - E EOP / W EOP	Concrete	407	0.08	8	SC	2003	SC 1 - 2008			
Highlands at River Park 3rd	Waco Street - 155th Ln / N EOP	Concrete	350	0.07	8	SC	2003	SC 1 - 2008			
	Xkimo Street - 155th Ln / CDS	Concrete	332	0.06	8	SC	2003	SC 1 - 2008			
	155th Lane - Waco St / CDS	Concrete	613	0.12	8	SC	2003	SC 1 - 2008			
	155th Lane - Waco St / E EOP	Concrete	172	0.03	8	SC	2003	SC 1 - 2008			
Highlands at River Park 4th	Zuni Court - Yakima St / CDS	Concrete	413	0.08	8	SC	2004	SC 1 - 2008			
MSA Sunwood Drive	Sunwood Drive - Erkium St / TH 47	Concrete	1333	0.25	8	SC	2000	SC 1 - 2006			
Harvest Estates	152nd Court - Helium St / CDS	Concrete	701	0.13	10	CS	2015				
	152nd Lane - Helium St / W EOP	Concrete	585	0.11	10	CS	2015				
	152nd Terrace - 152nd Ct / CDS	Concrete	134	0.03	10	CS	2015				
MSA 156TH LANE	156th Lane - E EOP / TH 47	Bit	2583	0.49	10	CS	1974	SC 1 - 1981	OL - 1990	SC 2 - 1996	OL 2 - 2015
Pondvale Estates	149th Lane - E EOP / CDS	Concrete	278	0.05	10	CS	1993	SC 1 - 1998	SC 2 - 2005	OL - 2015	
	150th Lane - CSAH 5 / E EOP	Bit	300	0.06	10	CS	1984	SC 1 - 1992	SC 2 - 2005	OL - 2015	
Pondvale Estates 2nd	150th Lane - W EOP / Helium St	Bit	7587	1.44	10	CS	1984	SC 1 - 1992	SC 2 - 2005	OL - 2015	
	150th Lane - Helium St / E EOP	Bit	441	0.08	10	CS	1984	SC 1 - 1992	SC 2 - 2005	OL - 2015	
	Helium Street - 150th Ln / N EOP	Bit	401	0.08	10	CS	1984	SC 1 - 1992	SC 2 - 2005	OL - 2015	
Section 23 Unplatted - Crack Fill Only	Old Hwy 5 - Hwy 5 / Hwy 5	Bit	1295	0.25	9	CS	1974	SC 1 - 1984	SC 2 - 1992	OL - 2010	
Alpine Woods	154th Court - Vanadium St / CDS	Concrete	229	0.04	8	SC	2004	SC 1 - 2010			
	155th Avenue - CR 57 / Uranium St	Concrete	140	0.03	8	SC	2004	SC 1 - 2010			
	Uranimite Street - 155th Ave / N EOP	Concrete	183	0.03	8	SC	2004	SC 1 - 2010			
	Vanadium Street - 153rd Ln / 155th Ave	Concrete	1377	0.26	8	SC	2004	SC 1 - 2010			
Ramsey Commons 2nd	148th Lane - E EOP / CDS	Concrete	402	0.08	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
Section 24 Unplatted	151st Avenue - NW PC Fluorine St / Service Rd	Bit	670	0.13	10	SC	2010	CS 1 - 2014			
	152nd Avenue - Service Rd / Termini	Bit	1330	0.25	10	SC	2010	CS 1 - 2014			
	Fluorine Street - 152nd Ave / 151st Ave	Bit	413	0.08	10	SC	2010	CS 1 - 2014			
	Service Road - NW EOP Gorhams / SE EOP	Bit	792	0.15	6	SC	1996	SC 1 - 2006			
Sunny Ponds	148th Lane - Germanium St / W EOP	Concrete	111	0.02	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
	Erkium Street - Sunfish Lake Dr / S End CDS	Concrete	307	0.06	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
	Fluorine Street - Sunfish Lake Dr / N End CDS	Concrete	223	0.04	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
	Germanium Street - Sunfish Lake Dr / 148th Ln	Concrete	747	0.14	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
	Germanium Street - Sunfish Lake Dr / S End CDS	Concrete	402	0.08	7	SC	1993	SC 1 - 1998	SC 2 - 2005		
	Germanium Street - 148th Ln / N EOP	Concrete	127	0.02	7	SC	1993	SC 1 - 1998	SC 2 - 2005		

MAP AREA E											
Subdivision	Street	Curb	Length (feet)	Length (miles)	2017 Rating	Program	Year Built	Maintenance 1	Maintenance 2	Maintenance 3	Maintenance 4
The Ponds of Ramsey	144th Avenue - Iodine St / CDS	Concrete	182	0.03	8	SC	2002	SC 1 - 2007			
	144th Avenue - Iodine St / Fluorine St	Concrete	713	0.14	8	SC	2002	SC 1 - 2007			
	144th Avenue - Iodine St E / Fluorine St	Concrete	192	0.04	8	SC	2002	SC 1 - 2007			
	144th Court - 144th Ave / CDS	Concrete	200	0.04	8	SC	2002	SC 1 - 2007			
	144th Way - Iodine St N / Iodine St S	Concrete	744	0.14	8	SC	2002	SC 1 - 2007			
	145th Avenue - Fluorine St / CDS	Concrete	204	0.04	8	SC	2002	SC 1 - 2007			
	145th Avenue - Iodine St / Fluorine St	Concrete	603	0.11	8	SC	2002	SC 1 - 2007			
	Fluorine Street - 145th Ave / 144th Ave	Concrete	457	0.09	8	SC	2002	SC 1 - 2007			
	Iodine Street - 144th Ave W / W EOP	Concrete	304	0.06	8	SC	2002	SC 1 - 2007			
	Iodine Street - 144th Ave E / 144th Ave W	Concrete	1768	0.33	8	SC	2002	SC 1 - 2007			
	Iodine Street - 145th Ave / 144th Way	Concrete	254	0.05	8	SC	2002	SC 1 - 2007			
	Iodine Street - CSAH 5 / 145th Ave	Concrete	200	0.04	8	SC	2002	SC 1 - 2007			
	Iodine Street - 144th Way S / 144th Way E	Concrete	319	0.06	8	SC	2002	SC 1 - 2007			

MAP AREA F											
Subdivision	Street	Curb	Length (feet)	Length (miles)	2017 Rating	Program	Year Built	Maintenance 1	Maintenance 2	Maintenance 3	Maintenance 4
MSA Rhinestone Street	Rhinestone Street - East Ramsey Pkwy WB / CR 116	Concrete	936	0.18	9	SC	2007				
MSA Riverdale Drive (East of Ramsey)	Riverdale Drive - Ramsey Blvd - 183' East of CL / Garnet St	Concrete	2493	0.47	7	SC	2003	SC 1 - 2003			
	Riverdale Drive - Feldspar St / Garnet St	Concrete	566	0.11	7	SC	1992	SC 1 - 1999			
Rivenwick Village	139th Avenue - Hematite St / Jaspar St	Concrete	531	0.10	8	SC	2004	SC 1 - 2009			
	139th Avenue - Riverdale Dr / Hematite St	Concrete	890	0.17	8	SC	2004	SC 1 - 2009			
	Hematite Street - Riverdale Dr / 139th Ave	Concrete	256	0.05	8	SC	2004	SC 1 - 2009			
	Jaspar Street - Riverdale Dr / 19th Ave	Concrete	386	0.07	8	SC	2004	SC 1 - 2009			
MSA - Riverdale Drive (West of Traprock)	Riverdale Drive - Alpaca St / E EOP	Concrete	2582	0.49	10	CS	2015				
	Riverdale Drive - Armstrong Blvd / Alpaca St	Concrete	1234	0.23	10	CS	2015				
Ramsey Town Center	Center Street - Sunwood Drive / 145th Ave	Concrete	393	0.07	10	CS	2015				
	Center Street - 145th Ave / E Ramsey Parkway	Concrete	377	0.07	10	CS	2015				
	Center Street Pump House Parking / Road	Concrete	295	0.06	10	CS	2015				
Riverside West	Dolomite Street - S ROW TH 10 / Riverdale Dr	Concrete	294	0.06	10	CS	2015				
Ebony	Ebony Street - 141st St / Mckinley St	Concrete	392	0.07	9	SC	2007	SC 1 - 2012			
Gateway Industrial Park	143rd Avenue - Jaspar St / CR 56	Concrete	928	0.18	6	SC	2000	SC 1 - 2006			
MSA - McKINLEY STREET	McKinley Street - Ebony St / W EOP	Concrete	763	0.14	8	SC	2007	SC 1 - 2012			
Section 22 Unplatted	149th Avenue - Ramsey Blvd / Limonite St	Bit	412	0.08	7	SC	1981	SC 1 - 1987	SC 2 - 1996	OL - 2005	SC 3 - 2010
Section 27 Unplatted	141st Avenue - Basalt St / Ebony St	Concrete	1144	0.22	8	SC	2001	SC 1 - 2006			
	143rd Avenue - Ebony St / CR 116	Concrete	938	0.18	8	SC	2001	SC 1 - 2006			
	143rd Avenue - Jaspar St / Ebony St	Concrete	1639	0.31	8	SC	2001	SC 1 - 2006			
	Ebony Street - 141st Ave / 143rd Ave	Concrete	1312	0.25	8	SC	2001	SC 1 - 2006			

Public Works Committee **5. 4.**

Meeting Date: 01/16/2018

By: Bruce Westby, Engineering/Public Works

Title:

Provide City Council Recommendation for Metropolitan Council Water Efficiency Potential Project

Purpose/Background:

Purpose:

The purpose of this case is to consider recommending City Council approval to participate in a Metropolitan Council Water Efficiency Potential Project.

Background:

Per the attached email from the Metropolitan Council received on November 27, 2017, a Water Efficiency Potential Project was commissioned to assess the economic potential of whether an aggressive water conservation program could reduce a community's expansion of water supply to meet future residential needs.

Based on current water use data and projected population growth, Ramsey ranks #19 out of all Twin Cities metro cities as a potential candidate community for economic analysis of potential peak water demand reduction. The Metropolitan Council believes the City of Ramsey can potentially benefit from such an analysis, and would like to know if the City is willing to be included in the study.

The study generally seeks to answer these questions regarding residential water use:

1. What overall peak reduction would a community need to achieve to avoid (or delay) installation of a new well?
2. What amount of total water savings could be realized, and how many years of delay for a new well (or wells) can be achieved?
3. What is the total cost to reduce peak demand through residential efficiency, and how does this cost compare with the cost of a new well (or wells)?

The first step in the analysis was an exercise to determine which of the 94 metropolitan communities with groundwater supplies and a large residential sector have the most potential to benefit from this analysis. The Metropolitan Council considered total population growth through 2040, residential water demand, peak summer to winter ratio, and estimated number of new wells through 2040. Based on these factors, Ramsey ranks #19 (breaking the top 20) of the 94 communities they reviewed.

Also attached to this case is a memo detailing the analysis used to identify the communities with the greatest potential for residential water efficiency.

There is no cost to participate in the study, but if a City agrees to participate the City must provide the following specific information for the next part of the analysis:

- Well yield data for each well
- Annual operational costs for treatment and for well operation
- Description, program costs, and number of staff for current water conservation programs
- Unit cost per 1,000 gallons of raw water (before treatment, if any)

The Metropolitan Council originally requested a response by December 8, 2017 as to whether the City of Ramsey was willing to participate. City Staff asked for an extension to allow Staff to present this information to advisory

boards and committees before requesting Council authorization to participate in the project on January 23, 2018. The Met Council approved this extension request.

Staff provided an update on this project to the Environmental Policy Board (EPB) during their December 18th meeting. The EPB provided some very generalized feedback on this potential opportunity. There was general consensus supporting the 'survey' portion of the project, but a concern was raised regarding the results of the survey. More specifically, the EPB raised the issue of equitable application of results. They would not want to see the results only applied to Ramsey or the other communities that participated as this could create an unfair burden on residential water users in Ramsey, such as increased water costs.

Timeframe:

Staff estimates this case will take 10 minutes to present and respond to questions.

Observations/Alternatives:

Observations:

Staff has reached out to the Metropolitan Council to seek clarification on the EPB concern regarding their plan for applying the survey results. At the time this case was published, a response had not yet been received. Staff will update the Public Works Committee during the meeting as to whether a response has been received from Met Council and, if so, what the response was.

Alternatives:

Alternative #1 – Motion recommending City Council approval to participate in a Metropolitan Council Water Efficiency Potential Project.

Alternative #2 – Motion of other.

Funding Source:

No costs are associated with this request, other than the time it will take Staff to gather and provide the requested water supply system data.

Recommendation:

Staff recommends alternative #1 contingent on verification from the Metropolitan Council that the study results will be applied equitably across the Twin Cities metropolitan region.

Action:

Motion recommending City Council approval to participate in a Metropolitan Council Water Efficiency Potential Project.

Attachments

Met Council email

TC Metro Water Users Screening Memo

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 07:17 AM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:37 PM
Form Started By: Bruce Westby		Started On: 01/10/2018 12:22 PM
Final Approval Date: 01/11/2018		

Bruce Westby

From: Davis, Brian <Brian.Davis@metc.state.mn.us>
Sent: Monday, November 27, 2017 12:01 PM
To: Bruce Westby
Subject: Water Efficiency Potential Project Request
Attachments: MC_Efficiency_PrelimScreeningResults_Final.pdf

The Metropolitan Council has commissioned a project to assess the economic potential of whether an aggressive water conservation program could reduce the community's expansion of water supply to meet future residential needs. Your community has been identified as having the potential to benefit from this analysis. We are now asking if you are willing to include your community in this study.

Essentially, the study seeks to answer these questions:

1. What overall peak reduction would a community need to achieve to avoid (or delay) installation of a new well?
2. What amount of total water savings could be realized, and how many years of delay for a new well (or wells) can be achieved?
3. What is the total cost to reduce peak demand through residential efficiency, and how does this cost compare with the cost of a new well (or wells)?

This analysis focuses on residential water use. The first step in our analysis was an exercise to determine which of the 94 metropolitan communities with groundwater supplies and a large residential sector have the most potential to benefit from this analysis. We considered total population growth through 2040, residential water demand, peak summer to winter ratio, and estimated number of new wells through 2040. Your community ranks within the top 20 of the 94 communities that we reviewed. Attached is a memo that details the analysis used to screen for the communities with the greatest potential for residential water efficiency. You can review this memo to determine how your community was selected for this study.

There is no cost to your community to participate. However, if you do agree to participate, then we will request the following information specific to your community for the next part of our analysis:

- Well yield data for each well
- Annual operational costs for treatment and for well operation
- Description, program costs, and number of staff for current water conservation programs
- Unit cost per 1,000 gallons of raw water (before treatment, if any)

Please let me know by Friday, December 8th if you are willing to participate.

Brian M. Davis, Ph.D., P.G., P.E.
Senior Engineer | Water Supply Planning
brian.davis@metc.state.mn.us
P. 651.602.1519
390 North Robert Street | St. Paul, MN | 55101 | metrocouncil.org

Memorandum

To: *Brian Davis, Metropolitan Council*

From: *Bill Davis, Jodi Polzin, CDM Smith*

Date: *November 10, 2017*

Subject: *Water Efficiency Project - Preliminary Community Screening*

This memo outlines the data processing steps used to screen municipal water systems ("communities") to identify potential candidate communities for economic analysis of potential peak demand reduction.

The objective of the community screening process is to identify municipal water systems with the following characteristics:

- A high percentage of residential water use
- A high residential gallon per capita per day (gpcd) rate of use
- A high summer peak month to winter average water use ratio
- A high projected population growth from 2017 to 2040
- A high number of estimated new wells needed by 2040

This memorandum describes the data and process to screen communities for these five characteristics.

Data Sources

Four data files were provided by Metropolitan Council for use in this screening process:

1. MPARS_**Inventory**_20170607.xlsx – This file contains 584 records in which each record represents an annual report for a water system. The data fields include:
    - Permit Number
    - Landowner Name
    - County
    - Year
    - Population Served

- Maximum Day Volume
- Maximum Day Date
- Reported Water Use (total volume)
- Total Gallons Delivered
- Residential Gallons Delivered
- Residential Connections:
    - *Residential Metered Connections*
    - *Resource Type (groundwater, lake, stream/river)*
    - *Use Type (municipal/public water supply, private water supply, commercial/institutional water supply)*

2. MPARS_**Monthly**_20170607.xlsx – This file contains 130,690 records in which each record represents an annual report for a water withdrawal point. The data fields include:
    - Permit Number
    - Year
    - January Gallons through December Gallons
    - Installation Total (annual total in million gallons)
    - Major Use Category (industrial, irrigation power generation, water supply)
    - Resource Type (groundwater, lake, stream/river)
    - County
    - Latitude & Longitude of withdrawal point
3. Thrive-MSP-2040-Forecasts-(January-2017).xlsx - This file contains **population**, housing and employment projections for municipalities and counties within the Metropolitan Region. The data are for the years 2010, 2020, 2030 and 2040.
4. MDH **Well** database – This database consists of multiple Excel files downloaded from the MDH database. The two files, and the related data, used for this analysis are:
    - PWS.xls – contains Name of Community and PWS ID number
    - FACILITY.xls – contains the PWS ID number, Facility Code (WL for well), Availability Code (PRIM for primary, EMER for emergency) for each well.

From this data, the PWS number can be identified in the PWS file for each community of interest and used to identify wells listed in the Facility file for the communities of interest. Well data from the Facility file is selected for primary wells only, excluding emergency wells, and a count of the number of wells per community is determined.

Screening Criteria

The screening process began with data from the **Inventory** file. CDM Smith added four new fields to the database:

- Municipal System (yes or blank)
- Groundwater (yes or blank)
- Percent Residential by Volume (residential delivered/total delivered)
- Residential GPCD (residential delivered/population served)

Only records for systems that are municipal systems were selected for further screening. The screening also excluded systems that relied on purchased water. Note that the City of Medina has three permit numbers and White Bear Township has two permit numbers. The data, by permit number, were merged for each of these communities. Each municipal system has from 1 to 4 records for the years 2013 to 2016. The values for population served, total delivery volume, and residential delivery volume were averaged across all available years for each municipal system. The percent residential volume and the residential GPCD were calculated from the averages for each system. There are 100 municipal systems that meet the criteria of municipal systems on groundwater. Those that provide wholesale water to other systems were excluded leaving 94 systems as potential communities. (A list of known interconnections among systems is included at the end of this memo.)

The data for these 94 systems were sorted by percent residential and residential GPCD to identify communities that best meet the first two selection criteria. The percent residential by volume ranges from 99 percent to 23 percent. The residential GPCD ranges from 124 to 27 GPCD.

The second step was to analyze the Monthly water use data. A table was created from the Inventory data that included the permit number and name of the 94 selected systems. This table was used as a lookup table to pull out the monthly water use records for these systems.

In the prior analysis using this database with respect to water billing rates, only the data since the year 2000 was used. This same assumption was applied to the current analysis, which reduced the number of records representing water withdrawals by withdrawal point (well) for the 94 systems. The monthly water withdrawal volumes by withdrawal point (well) were summed for each system for each year. This resulted in 17 annual records for most of the systems. For the two systems with less than 17 years of data, both had at least eight years (2009-2016) of data available.

The water withdrawals by month were averaged by month across all available years for each system. From these monthly averages, the following data were calculated:

- The maximum month volume
- The winter average volume (average of October – April)
- The ratio of maximum month volume to the winter average volume

Note that these calculations of the peak month ratio are based on a longer time period (2000-2016) than the time period (2013-2016) used in the computation of the percent residential volume and residential GPCD. A comparison calculation of the peak month ratios was conducted using only the 2013-2016 period and found that in general the ratios were lower. Further investigation revealed that many of the system peak month volumes occurred during a period from about 2003 to 2008. Therefore, the peak month ratios from the 17-year data were used in the analysis.

The peak month to winter ratio of each system was matched to the summary data from the **Inventory** file by permit number. This information allows the 94 communities to be sorted by the peak month to winter ratio with respect to the third selection criteria.

One system (the City of Lexington in Anoka County with an average population served of 2,062) has a peak ratio of 68. Review of the **monthly** withdrawal data for this system indicates that Lexington purchases water from Blaine and only uses its well to supplement water for higher summer demand. Thus, the winter average used to calculate the ratio was extremely low. With the exception of this one system, the peak ratios of the systems range from 4.1 to 1.3.

The third step in the process was to identify the future population growth percentage for the 94 systems. The **population** data is by municipality rather than by water system. The data are organized by county and then municipality. Some municipalities are partially listed in two counties. For these municipalities, the two populations were combined to represent the entire municipality.

The municipality names in the population data were matched with the municipal water system names from the MPARS data. The population values for 2010 and 2040 were used to calculate the population growth for each of the communities. The growth ranged from 59,032 (St. Paul Regional Services) to -126 (City of Lakeland).

The fourth step in the process was to approximate the number of new wells each community would need by 2040. The MDH **well** data was used to derive the current number of active wells (excluding emergency wells). The population served by each community was divided by the number of wells to estimate the ratio of population served per well. The change in population from 2010 to 2040 was divided by this ratio to estimate the number of future new wells needed for each community. This assumes that the ratio of population per well remains the same, and that all new water supply will be provided from new wells. The resulting estimate of new wells needed was rounded to the nearest integer. Almost a third (30) of the communities do not appear to need new wells in the future. Two communities (Lake Elmo and Dayton) may need as many as 9 new wells by 2040 given their current ratio of population per well and projected population growth.

Ranking, Scoring, and Recommendation

Two further steps were used to rank and score the communities with respect to the five criteria. The list of communities was sorted for each of the criteria: percent residential use, residential GPCD, peak ratio, total population growth, and number of new wells. Each time the list was ranked, a rank order was assigned to the communities, ranging from 1 to 94. Each time the list was sorted the values of the top 20 communities of that criteria was highlighted.

Note that for most criteria, the communities were ranked in order from 1 to 94. However, for the number of new wells criterion, which was an integer from 0 to 9, there were multiple "ties" for each level. For example, the two communities with 9 new wells were both ranked "1", then the three communities with 8 new wells were all ranked "3", the communities with 7 new wells were all ranked "6", etc.

The overall ranking value (score) of each community was calculated as a sum of the five ranking numbers. Thus, the score values have a potential range from 5 (5 x 1) to 470 (5 x 94). A low score corresponds to a higher preference for assessment of water efficiency potential. The actual scores of the communities ranged from 67 up to 399. As currently calculated, each criterion carries the same weight in determining the overall score. Thought was given to the possibility of weighting the individual criteria in the calculation of the score. However, it was decided that any weighting scheme would impose some level of subjectivity into the selection process. Interestingly, a few tests of alternate weighting schemes resulted in only relatively minor changes in the final ranking. Depending upon which criterion had the most weight, one or two communities would be shifted in or out of the top 20 communities. The final (non-weighted) listing of communities by overall score is shown in Table 1.

Based on this analysis, the top 20 communities in Table 1 are recommended as candidates for analysis of potential benefits of implementation of a water efficiency program as compared to expansion of water supply to meet future growth needs. It is anticipated that up to 5 communities will be decline the opportunity to participate in the next phase of this study. Therefore, the final analysis will be conducted on 15 of the potential 20 communities.

Table 1. Summary of Community Rankings by Criteria and Overall Ranking by Score

RANK			Weight	1		1			1		1		1	
	MPARS Name	Avg. Pop. Served	Avg. %RES by Vol	Rank %RES	Avg. RES GPCD	Rank RES-GPCD	Growth Rate	Change 2010-2040	Rank Pop Change	Peak Ratio	Rank by Peak	# New Wells	Rank by # New Wells	Weighted Score
1	Andover	19,572	88%	14	107.6	3	37%	11,302	24	4.11	1	3	25	67
2	Minnetrista	3,318	84%	23	99.2	5	88%	5,616	41	3.75	2	8	3	74
3	Prior Lake	24,438	93%	4	76.8	20	69%	15,394	11	2.71	22	4	17	74
4	Woodbury	66,451	82%	30	83.6	10	42%	25,839	5	3.07	13	4	17	75
5	Rosemount	23,143	80%	32	78.6	14	74%	16,126	9	3.06	14	6	11	80
6	Carver	4,219	90%	11	68.1	38	316%	11,776	20	3.01	16	8	3	88
7	Victoria	8,009	89%	12	77.3	19	110%	8,055	33	3.38	5	3	25	94
8	Eden Prairie	62,628	74%	45	80.5	12	36%	21,603	7	2.79	21	5	12	97
9	Hugo	11,380	79%	34	63.5	51	118%	15,668	10	3.24	6	7	6	107
10	Lake Elmo	3,465	77%	41	72.2	29	126%	10,139	30	3.2	8	9	1	109
11	Chanhassen	24,639	77%	40	78.4	15	62%	14,148	14	2.67	28	5	12	109
12	Maple Grove	68,279	72%	54	79.6	13	46%	28,133	3	2.69	25	4	17	112
13	Cottage Grove	34,056	83%	25	72.8	27	36%	12,411	19	2.7	24	4	17	112
14	Farmington	22,421	91%	7	69	35	54%	11,414	23	2.58	31	4	17	113
15	Rogers	9,330	65%	76	90.9	6	104%	11,603	22	3.48	4	7	6	114
16	Lakeville	59,027	85%	21	56.2	69	49%	27,546	4	2.95	19	7	6	119
17	Lino Lakes	15,517	82%	28	68.1	37	54%	10,884	26	3.13	11	4	17	119
18	Brooklyn Park	78,312	77%	37	76.1	21	29%	22,119	6	2.37	42	3	25	131
19	Ramsey	12,682	60%	85	78.2	16	47%	11,032	25	3.71	3	7	6	135
20	Apple Valley	50,450	71%	56	72.2	28	30%	14,516	12	2.66	29	5	12	137
21	Empire Twp.	2,284	87%	16	73	25	98%	2,386	56	3.23	7	2	38	142
22	St Francis	5,161	86%	19	75.5	24	75%	5,382	42	2.54	35	3	25	145
23	Plymouth	73,748	75%	43	75.8	23	18%	13,024	16	2.38	41	3	25	148
24	Shakopee	39,392	60%	84	67.8	41	44%	16,154	8	3.05	15	8	3	151
25	Blaine	62,266	67%	69	68.1	39	53%	30,114	2	2.67	27	3	25	162
26	Dayton	1,274	90%	10	64.7	48	125%	5,783	39	1.95	65	9	1	163
27	Savage	28,867	71%	55	57.8	67	53%	14,189	13	3.08	12	3	25	172
28	Shorewood	3,788	89%	13	89.4	8	4%	293	80	3.16	10	-	64	175
29	Eagan	66,398	68%	66	78	17	13%	8,094	32	2.49	36	3	25	176
30	Vadnais Hts.	12,013	93%	5	90.3	7	15%	1,798	59	2.34	43	-	64	178
31	Champlin	23,207	88%	15	82.3	11	4%	911	69	2.81	20	-	64	179
32	Coon Rapids	62,476	99%	2	43.4	88	17%	10,624	27	2.67	26	2	38	181
33	Minnetonka	51,095	67%	67	75.9	22	24%	11,766	21	2.13	56	4	17	183
34	Waconia	11,421	74%	46	61.9	56	124%	13,303	15	1.98	62	5	12	191
35	Stillwater	18,663	75%	44	77.6	18	25%	4,573	45	2.23	53	2	38	198
36	Hastings	22,509	78%	36	70	33	30%	6,628	35	2.27	51	1	48	203
37	Edina	47,941	67%	70	87	9	13%	6,459	36	2.31	45	1	48	208
38	Mntka. Beach	566	79%	33	120.6	2	-5%	-29	92	3	17	-	64	208
39	Elko New Market	4,408	74%	49	46	86	190%	7,790	34	2.54	34	5	12	215
40	Medina	3,869	51%	90	55.2	71	72%	3,508	48	3.18	9	7	6	224
41	Marine St. Croix	105	99%	1	71	32	36%	251	83	1.84	71	2	38	225
42	Inver Grove Hts.	35,125	74%	47	50.1	82	38%	12,820	18	2.11	57	3	25	229
43	Forest Lake	10,513	66%	71	68.8	36	57%	10,523	28	1.78	75	3	25	235
44	Cologne	1,519	78%	35	58.1	66	157%	2,391	55	2.18	54	3	25	235
45	Fridley	27,675	74%	48	45.5	87	19%	5,292	44	3	18	2	38	235
46	Oakdale	27,976	77%	39	65.7	46	10%	2,799	51	2.24	52	1	48	236
47	Mayer	1,840	94%	3	59.1	61	69%	1,201	63	1.99	61	1	48	236
48	Tonka Bay	1,475	86%	18	72.9	26	6%	85	87	2.27	48	-	64	243
49	Mahtomedi	7,600	85%	20	72.1	30	0%	24	89	2.38	40	-	64	243
50	Randolph	322	71%	57	124.3	1	-4%	-16	91	2.61	30	-	64	243
51	Wayzata	3,907	64%	78	107.1	4	26%	962	68	2.31	46	1	48	244
52	Chaska	24,100	46%	91	53.9	74	54%	12,830	17	2.39	39	3	25	246
53	Centerville	3,845	91%	8	59.1	62	7%	268	82	2.57	32	-	64	248

54	Brooklyn Center	30,104	73%	52	64.3	50	18%	5,296	43	1.93	66	2	38	249
55	Bloomington	86,342	61%	81	69.6	34	13%	10,407	29	2.07	59	1	48	251
56	Norwood YA.	3,637	83%	26	51.2	79	159%	5,651	40	1.52	86	3	25	256
57	Circle Pines	4,974	87%	17	63.3	52	8%	382	76	2.3	47	-	64	256
58	Orono	2,970	65%	75	61.1	57	28%	2,063	57	2.56	33	2	38	260
59	Burnsville	61,027	55%	88	63.3	53	14%	8,194	31	2.18	55	2	38	265
60	Spring Lake Pk.	6,453	70%	61	67.8	40	15%	988	67	2.27	49	1	48	265
61	Anoka	17,673	62%	80	65.9	44	24%	4,058	47	2.27	50	1	48	269
62	Shoreview	27,550	73%	50	63	54	2%	557	72	2.48	37	-	64	277
63	Watertown	4,239	81%	31	54.4	72	71%	2,995	49	1.59	81	1	48	281
64	Robbinsdale	14,018	90%	9	60.4	59	10%	1,347	61	1.49	89	-	64	282
65	White Bear Lake	24,163	75%	42	63	55	8%	2,003	58	1.95	64	-	64	283
66	Mounds View	12,155	77%	38	66	43	2%	245	84	1.98	63	-	64	292
67	Greenfield	259	23%	94	26.5	94	40%	1,103	65	2.71	23	4	17	293
68	Lakeland	2,804	84%	24	55.3	70	-7%	-126	94	2.33	44	-	64	296
69	Jordan	6,238	71%	58	46.3	84	81%	4,430	46	1.81	73	2	38	299
70	White Bear Twp.	13,685	70%	60	58.8	63	5%	551	74	2.41	38	-	64	299
71	St Louis Park	47,386	64%	79	60.5	58	13%	6,050	37	1.6	80	1	48	302
72	St Anthony	8,226	73%	51	65.7	45	7%	574	71	1.83	72	-	64	303
73	St Bonifacius	2,324	82%	29	64.5	49	-5%	-113	93	1.89	68	-	64	303
74	Belle Plaine	6,707	65%	74	51.2	80	89%	5,939	38	1.75	76	2	38	306
75	Hopkins	18,345	70%	63	65.4	47	14%	2,509	54	1.57	82	-	64	310
76	Vermillion	923	92%	6	33.1	92	0%	1	90	2.07	58	-	64	310
77	St Paul Park	5,338	68%	65	54.2	73	50%	2,627	53	1.81	74	1	48	313
78	St Paul RWS	435,000	42%	93	32.8	93	21%	59,032	1	1.51	87	1	48	322
79	Mound	9,255	84%	22	51.9	76	4%	348	78	1.54	85	-	64	325
80	Lexington	2,062	83%	27	60.1	60	19%	381	77	68.36	99	-	64	327
81	Oak Park Hts.	4,707	54%	89	58.6	64	28%	1,255	62	1.88	69	1	48	332
82	Excelsior	2,210	67%	68	71.8	31	11%	232	85	1.54	84	-	64	332
83	New Brighton	22,093	56%	87	67.7	42	12%	2,644	52	1.31	93	-	64	338
84	North St Paul	13,266	73%	53	51.3	78	5%	540	75	1.88	70	-	64	340
85	Richfield	36,098	69%	64	51.5	77	2%	672	70	1.73	78	-	64	353
86	Loretto	650	71%	59	53.1	75	8%	50	88	1.9	67	-	64	353
87	Bayport	3,686	65%	77	43	89	34%	1,169	64	1.75	77	1	48	355
88	New Prague	7,410	66%	72	50.5	81	68%	2,920	50	2	60		94	357
89	Spring Park	1,762	66%	73	58.3	65	17%	281	81	1.57	83	-	64	366
90	Newport	3,435	61%	82	46.1	85	30%	1,015	66	1.46	90	1	48	371
91	New Germany	393	70%	62	41.1	90	88%	328	79	1.35	92	1	48	371
92	Long Lake	1,760	59%	86	56.9	68	13%	222	86	1.65	79	-	64	383
93	South St Paul	20,280	42%	92	49.3	83	8%	1,640	60	1.39	91	-	64	390
94	Maple Plain	1,984	61%	83	34.9	91	31%	552	73	1.5	88	-	64	399

XXX denotes communities with combination of groundwater and surface water supplies.
YYY denotes communities within top 20 of identified criterion
ZZZ denotes potential error in data

Table 2 – Communities that Purchase Water

Community	Purchases from
Arden Hills	St. Paul
Birchwood Village	White Bear Lake
Columbia Heights	Minneapolis
Crystal	Minneapolis
Deephaven	Minnetonka and Shorewood
Falcon Heights	St. Paul
Fort Snelling	Minneapolis
Golden Valley	Minneapolis
Greenwood	Excelsior
Hilltop	Minneapolis
Lake St. Croix Beach	Lakeland
Lakeland Shores	Lakeland
Landfall	Oakdale
Lauderdale	St. Paul
Lilydale	St. Paul
Little Canada	St. Paul
Maplewood	North St. Paul and St. Paul
Mendota	St. Paul
Mendota Heights	St. Paul
New Hope	Minneapolis
North Oaks	White Bear Township
Osseo	Maple Grove
Roseville	St. Paul
Sunfish Lake	St. Paul
West St. Paul	St. Paul
Willernie	Mahtomedi
Woodland	Minnetonka

Public Works Committee **5. 5.**

Meeting Date: 01/16/2018

By: Bruce Westby, Engineering/Public Works

Title:

Provide City Council Recommendation for MnDOT Delegated Contracting Process Agreement #1029992

Purpose/Background:

Purpose:

The purpose of this case is to consider recommending City Council approval of MnDOT Delegated Contracting Process Agreement #1029992.

Background:

Pursuant to Minnesota Statute Section 161.36, the Commissioner of Transportation must be appointed an agent of the City of Ramsey to accept Federal Aid funds that are awarded to the City of Ramsey for eligible transportation related projects. The City cannot directly accept awarded Federal Aid funds for such projects. All Federal Aid funds designated for use by the City must be processed through the Minnesota Department of Transportation (MnDOT).

Attached to this case is a copy of the City of Ramsey's current Delegated Contracting Process Agreement #99948, which was executed in the fall of 2011. Also attached to this case are copies of proposed Delegated Contracting Process Agreement #1029992, which would replace the existing agreement, as well as the accompanying cover letter. As stated in the cover letter, the language in section 18.4 is required by federal law and must be included in all federally funded project agreements as of October 1, 2010.

Staff has reviewed proposed Delegated Contracting Process Agreement #1029992 and supports executing the agreement. The City Attorney is also reviewing the proposed agreement and Staff will provide an update to the Committee during the meeting as to any comments the City Attorney has.

Timeframe:

Staff estimates this case will take 5 minutes to present and respond to questions.

Observations/Alternatives:

Alternatives: Alternative #1 – Motion recommending City Council approval of MnDOT Delegated Contracting Process Agreement #1029992. Alternative #2 – Motion of other.

Funding Source:

There are no costs associated with this request.

Recommendation:

Staff recommends Alternative #1, contingent on concurrence by the City Attorney.

Action:

Motion recommending City Council approval of MnDOT Delegated Contracting Process Agreement #1029992.

Attachments

DCP Agrmnt 99948

DCP Agrmnt 1029992 Cvr Ltr

DCP Agrmnt 1029992

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 07:19 AM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:34 PM
Form Started By: Bruce Westby		Started On: 01/10/2018 12:21 PM
Final Approval Date: 01/11/2018		

MnDOT Agreement No. 99948

STATE OF MINNESOTA AGENCY AGREEMENT BETWEEN DEPARTMENT OF TRANSPORTATION AND THE CITY OF RAMSEY FOR FEDERAL PARTICIPATION IN CONSTRUCTION

This agreement is entered into by and between the City of Ramsey and the State of Minnesota acting through its Commissioner of Transportation ("MnDOT"),

Pursuant to Minnesota Statutes Section 161.36, the City desires MnDOT to act as the City agent in accepting federal funds on the City behalf for the construction, improvement, or enhancement of transportation financed either in whole or in part by federal funds, hereinafter referred to as the "Project(s)"; and

This agreement is intended to cover all federal aid projects initiated by the City and therefore has not specific State Project number tied to it, and

The Catalog of Federal Domestic Assistance number or CFDA number is 20.205, and

This agreement supersedes agreement number 84229 and;

MnDOT requires that the terms and conditions of this agency be set forth in an agreement.

THE PARTIES AGREE AS FOLLOWS:

I. DUTIES OF THE CITY

A. DESIGNATION. The City designates MnDOT to act as its agent in accepting federal funds in its behalf made available for the Project(s). Details on the required processes and procedures are available on the State Aid Website

B. STAFFING.

1. The City will furnish and assign a publicly employed licensed engineer, ("Project Engineer"), to be in responsible charge of the Project(s) and to supervise and direct the work to be performed under any construction contract let for the Project(s). In the alternative where the City elects to use a private consultant for construction engineering services, the City will provide a qualified, full-time public employee of the City, to be in responsible charge of the Project(s). The services of the City to be performed hereunder may not be assigned, sublet, or transferred unless the City is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the City

from its primary responsibility for performance of the work.

2. During the progress of the work on the Project(s), the City authorizes its Project Engineer to request in writing specific engineering and/or technical services from MnDOT, pursuant to Minnesota Statutes Section 161.39. Such services may be covered by other technical service agreements. If MnDOT furnishes the services requested, and if MnDOT requests reimbursement, then the City will promptly pay MnDOT to reimburse the state trunk highway fund for the full cost and expense of furnishing such services. The costs and expenses will include the current MnDOT labor additives and overhead rates, subject to adjustment based on actual direct costs that have been verified by audit. Provision of such services will not be deemed to make MnDOT a principal or co-principal with respect to the Project(s).

C. LETTING. The City will prepare construction contracts in accordance with Minnesota law and applicable Federal laws and regulations.

1. The City will solicit bids after obtaining written notification from MnDOT that the Federal Highway Administration ("FHWA") has authorized the Project(s). Any Project(s) advertised prior to authorization will not be eligible for federal reimbursement.

2. The City will prepare the Proposal for Highway Construction for the construction contract, which will include all of the federal-aid provisions supplied by MnDOT.

3. The City will prepare and publish the bid solicitation for the Project(s) as required by state and federal laws. The City will include in the solicitation the required language for federal-aid construction contracts as supplied by MnDOT. The solicitation will state where the proposals, plans, and specifications are available for the inspection of prospective bidders, and where the City will receive the sealed bids.

4. The City may not include other work in the construction contract for the authorized Project(s) without obtaining prior notification from MnDOT that such work is allowed by FHWA. Failure to obtain such notification may result in the loss of some or all of the federal funds for the Project(s).

5. The City will prepare and sell the plan and proposal packages and prepare and distribute any addendums, if needed.

6. The City will receive and open bids.

7. After the bids are opened, the City Council will consider the bids and will award the bid to the lowest responsible bidder, or reject all bids. If the construction contract contains a goal for Disadvantaged Business Enterprises, the City will not award the bid until it has received certification of the Disadvantaged Business Enterprise participation from the MnDOT Equal Employment Opportunity Office.

D. CONTRACT ADMINISTRATION.

1. The City will prepare and execute a construction contract with the lowest responsible bidder, hereinafter referred to as the "Contractor," in accordance with the special provisions and the latest edition of MnDOT's Standard Specifications for Construction and all amendments thereto.

2. The Project(s) will be constructed in accordance with plans, special provisions, and standard specifications of each Project. The standard specifications will be the latest edition of MnDOT Standard Specifications for Highway Construction, and all amendments thereto. The plans, special provisions, and standard specifications will be on file at the City Engineer's Office. The plans, special provisions, and specifications are incorporated into this agreement by reference as though fully set forth herein.

3. The City will furnish the personnel, services, supplies, and equipment necessary to properly supervise, inspect, and document the work for the Project(s). The services of the City to be performed hereunder may not be assigned, sublet, or transferred unless the City is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the City from its primary responsibility for performance of the work.

4. The City will document quantities in accordance with the guidelines set forth in the Construction Section of the Electronic State Aid Manual that were in effect at the time the work was performed.

5. The City will test materials in accordance with the Schedule of Materials Control in effect at the time each Project was let. The City will notify MnDOT when work is in progress on the Project(s) that requires observation by the Independent Assurance Inspector as required by the Independent Assurance Schedule.

6. The City may make changes in the plans or the character of the work, as may be necessary to complete the Project(s), and may enter into supplemental agreement(s) with the Contractor. The City will not be reimbursed for any costs of any work performed under a supplemental agreement unless MnDOT has notified the City that the subject work is eligible for federal funds and sufficient federal funds are available.

7. The City will request approval from MnDOT for all costs in excess of the amount of federal funds previously approved for the Project(s) prior to incurring such costs. Failure to obtain such approval may result in such costs being disallowed for reimbursement.

8. The City will prepare reports, keep records, and perform work so as to enable MnDOT to collect the federal aid sought by the City. Required reports are listed in the MnDOT State Aid Manual, Delegated Contract Process Checklist, available from MnDOT's authorized representative. The City will retain all records and reports in accordance with MnDOT's record retention schedule for federal aid projects.

9. Upon completion of the Project(s), the Project Engineer will determine whether the work will be accepted.

E. PAYMENTS.

1. The entire cost of the Project(s) is to be paid from federal funds made available by the FHWA and by other funds provided by the City. The City will pay any part of the cost or expense of the Project(s) that is not paid by federal funds.

2. The City will prepare partial estimates in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify each partial estimate. Following certification of the partial estimate, the City will make partial payments to the Contractor in accordance with the terms of the construction contract for the Project(s).

3. Following certification of the partial estimate, the City may request reimbursement for costs eligible for federal funds. The City's request will be made to MnDOT and will include a copy of the certified partial estimate.

4. Upon completion of the Project(s), the City will prepare a final estimate in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify the final estimate. Following certification of the final estimate, the City will make the final payment to the Contractor in accordance with the terms of the construction contract for the Project(s).

5. Following certification of the final estimate, the City may request reimbursement for costs eligible for federal funds. The City's request will be made to MnDOT and will include a copy of the certified final estimate along with the required records.

F. LIMITATIONS.

1. The City will comply with all applicable Federal, State, and local laws, ordinances, and regulations.

2. Nondiscrimination. It is the policy of the Federal Highway Administration and the State of Minnesota that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance (42 U.S.C. 2000d). Through expansion of the mandate for nondiscrimination in Title VI and through parallel legislation, the proscribed bases of discrimination include race, color, sex, national origin, age, and disability. In addition, the Title VI program has been extended to cover all programs, activities and services of an entity receiving Federal financial assistance, whether such programs and activities are Federally assisted or not. Even in the absence of prior discriminatory practice or usage, a recipient in administering a program or activity to which this part applies, is expected to take affirmative action to assure that no person is excluded from participation in, or is denied the benefits of, the program or activity on the grounds of race, color, national origin, sex, age, or disability. It is the responsibility of the City to carry out the above requirements.

3. Workers' Compensation. Any and all employees of the City or other persons while engaged in the performance of any work or services required or permitted by the City under this agreement will not be considered employees of MnDOT, and any and all claims that may arise under the Workers' Compensation Act of Minnesota on behalf of said employees, or other persons while so engaged, will in no way be the obligation or responsibility of MnDOT. The City will require proof of Workers' Compensation Insurance from any contractor and sub-contractor.

4. Utilities. The City will treat all public, private or cooperatively owned utility facilities which directly or indirectly serve the public and which occupy highway rights of way in conformance with 23 CFR 645 "Utilities" which is incorporated herein by reference.

G. AUDIT.

1. The City will comply with the Single Audit Act of 1984 and Office of Management and Budget (OMB) circular A-133, which are incorporated herein by reference.

2. As provided under Minnesota Statutes Section 16C.05, subdivision 5, all books, records, documents, and accounting procedures and practices of the City are subject to examination by the United States Government, MnDOT, and either the Legislative Auditor or the State Auditor as appropriate, for a minimum of seven years. The City will be responsible for any costs associated with the performance of the audit.

H. MAINTENANCE. The City assumes full responsibility for the operation and maintenance of any facility constructed or improved under this Agreement.

I. CLAIMS. The City acknowledges that MnDOT is acting only as the City's agent for acceptance and disbursement of federal funds, and not as a principal or co-principal with respect to the Project. The City will pay any and all lawful claims arising out of or incidental to the Project including, without limitation, claims related to contractor selection (including the solicitation, evaluation, and acceptance or rejection of bids or proposals), acts or omissions in performing the Project work, and any ultra vires acts. The City will indemnify, defend (to the extent permitted by the Minnesota Attorney General), and hold MnDOT harmless from any claims or costs arising out of or incidental to the Project(s), including reasonable attorney fees incurred by MnDOT. The City's indemnification obligation extends to any actions related to the certification of DBE participation, even if such actions are recommended by MnDOT.

J. Federal Funding Accountability and Transparency Act (FFATA). This Agreement requires the City to provide supplies and/or services that are funded in whole or in part by federal funds that are subject to FFATA. The City is responsible for ensuring that all applicable requirements, including but not limited to those set forth herein, of FFATA are met and that the City provides information to the MnDOT as required.

1. Reporting of Total Compensation of the City's Executives.

a. The City shall report the names and total compensation of each of its five most highly compensated executives for the City's preceding completed fiscal year, if in the City's preceding fiscal year it received:

i. 80 percent or more of the City's annual gross revenues from Federal procurement contracts and Federal financial assistance subject to the Transparency Act, as defined at 2 CFR 170.320 (and subawards); and

ii. $25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts), and Federal financial assistance subject to the Transparency Act (and subawards); and

iii. The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at http://www.sec.gov/answers/execomp.htm.).

Executive means officers, managing partners, or any other employees in management positions.

b. Total compensation means the cash and noncash dollar value earned by the executive during the City's preceding fiscal year and includes the following (for more information see 17 CFR 229.402(c)(2)):

i. Salary and bonus.

ii. Awards of stock, stock options, and stock appreciation rights. Use the dollar amount recognized for financial statement reporting purposes with respect to the fiscal year in accordance with the Statement of Financial Accounting Standards No. 123 (Revised 2004) (FAS 123R), Shared Based Payments.

iii. Earnings for services under non-equity incentive plans. This does not include group life, health, hospitalization or medical reimbursement plans that do not discriminate in favor of executives, and are available generally to all salaried employees.

iv. Change in pension value. This is the change in present value of defined benefit and actuarial pension plans.

v. Above-market earnings on deferred compensation which is not tax qualified.

vi. Other compensation, if the aggregate value of all such other compensation (e.g. severance, termination payments, value of life insurance paid on behalf of the employee, perquisites or property) for the executive exceeds $10,000.

2. The City must report executive total compensation described above to the MnDOT by the end of the month during which this agreement is awarded.

3. The City will obtain a Data Universal Numbering System (DUNS) number and maintain its DUNS number for the term of this agreement. This number shall be provided to MnDOT on the plan review checklist submitted with the plans for each project. More information about obtaining a DUNS Number can be found at: http://fedgov.dnb.com/webform/

4. The City's failure to comply with the above requirements is a material breach of this agreement for which the MnDOT may terminate this agreement for cause. The MnDOT will not be obligated to pay any outstanding invoice received from the City unless and until the City is in full compliance with the above requirements.

II. DUTIES OF MnDOT.

A. ACCEPTANCE. MnDOT accepts designation as Agent of the City for the receipt and disbursement of federal funds and will act in accordance herewith.

B. PROJECT ACTIVITIES.

1. MnDOT will make the necessary requests to the FHWA for authorization to use federal funds for the Project(s), and for reimbursement of eligible costs pursuant to the terms of this agreement.

2. MnDOT will provide to the City copies of the required Federal-aid clauses to be included in the bid solicitation and will provide the required Federal-aid provisions to be included in the Proposal for Highway Construction.

3. MnDOT will review and certify the DBE participation and notify the City when certification is complete. If certification of DBE participation (or good faith efforts to achieve such participation) cannot be obtained, then City must decide whether to proceed with awarding the contract. Failure to obtain such certification will result in the project becoming ineligible for federal assistance, and the City must make up any shortfall.

4. MnDOT will provide the required labor postings.

C. PAYMENTS.

1. MnDOT will receive the federal funds to be paid by the FHWA for the Project(s), pursuant to Minnesota Statutes § 161.36, Subdivision 2.

2. MnDOT will reimburse the City, from said federal funds made available to each Project, for each partial payment request, subject to the availability and limits of those funds.

3. Upon completion of the Project(s), MnDOT will perform a final inspection and verify the federal and state eligibility of all the payment requests. If the Project is found to have been completed in accordance with the plans and

specifications, MnDOT will promptly release any remaining federal funds due the City for the Project(s).

4. In the event MnDOT does not obtain funding from the Minnesota Legislature or other funding source, or funding cannot be continued at a sufficient level to allow for the processing of the federal aid reimbursement requests, the City may continue the work with local funds only, until such time as MnDOT is able to process the federal aid reimbursement requests.

D. AUTHORITY. MnDOT may withhold federal funds, where MnDOT or the FHWA determines that the Project(s) was not completed in compliance with federal requirements.

E. INSPECTION. MnDOT, the FHWA, or duly authorized representatives of the state and federal government will have the right to audit, evaluate and monitor the work performed under this agreement. The City will make available all books, records, and documents pertaining to the work hereunder, for a minimum of seven years following the closing of the construction contract.

III. TORT LIABILITY. Each party is responsible for its own acts and omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of any others and the results thereof. The Minnesota Tort Claims Act, Minnesota Statutes Section 3.736, governs MnDOT liability.

IV. ASSIGNMENT. Neither party will assign or transfer any rights or obligations under this agreement without prior written approval of the other party.

V. AMENDMENTS. Any amendments/supplements to this Agreement will be in writing and executed by the same parties who executed the original agreement, or their successors in office.

VI. AGREEMENT EFFECTIVE DATE. This agreement is effective upon execution by the appropriate State officials pursuant to Minnesota Statutes Section 16C.05.

VII. CANCELLATION. This agreement may be canceled by the City or MnDOT at any time, with or without cause, upon ninety (90) days written notice to the other party. Such termination will not remove any unfulfilled financial obligations of the City as set forth in this Agreement. In the event of such a cancellation the City will be entitled to reimbursement for MnDOT-approved federally eligible expenses incurred for work satisfactorily performed on the Project to the date of cancellation subject to the terms of this agreement.

VIII. DATA PRACTICES ACT. The parties will comply with the provisions of the Minnesota Government Data Practices Act (Minnesota Statutes chapter 13) as it applies to all data gathered, collected, created, or disseminated related to this Agreement.

Remainder of this page left intentionally blank

IN WITNESS WHEREOF, the parties have caused this Agreement to be duly executed intending to be bound thereby.

CITY OF RAMSEY

City certifies that the appropriate person(s) have executed the contract on behalf of the City as required by applicable articles, bylaws, resolutions or ordinances

By: _____

Title: CITY ADMINISTRATOR

Date: 11-9-11

By: _____

Title: Mayor

Date: 11-9-11

2. DEPARTMENT OF TRANSPORTATION

By: _____

Title: Director
State Aid for Local Transportation

Date: 12/11/11

3. COMMISSIONER OF ADMINISTRATION

By: _____

Date: 12/14/11

Councilmember Elvig introduced the following resolution and moved for its adoption:

RESOLUTION #11-11-215

RESOLUTION ACCEPTING THE STATE OF MINNESOTA AGENCY AGREEMENT NO. 99948 WITH THE DEPARTMENT OF TRANSPORTATION FOR PROJECTS INVOLVING THE DELEGATED CONTRACT PROCESS FOR RECEIVING FEDERAL TRANSPORTATION FUNDING

WHEREAS, the City anticipates partnering with the Minnesota Department of Transportation and the Federal Highway Administration on transportation improvements within the City of Ramsey.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1) That pursuant to Minnesota Stat. Sec. 161.36, the Commissioner of Transportation be appointed as Agent of the City of Ramsey to accept as its agent, federal funds which may be made available for eligible transportation related projects.

2) That the Mayor and City Administrator are hereby authorized and directed for and on behalf of the City to execute and enter into an agreement with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 99948", a copy of which said agreement was before the City Council and which is made a part hereof by reference.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember McGlone and upon vote being taken thereon, the following voted in favor thereof:

Mayor Ramsey
Councilmember Elvig
Councilmember McGlone
Councilmember Backous
Councilmember Strommen
Councilmember Tossey

and the following voted against the same:

none

and the following abstained:

none

and the following were absent:
Councilmember Wise

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 7th day of November 2011.

Mayor

ATTEST:

City Clerk

CERTIFICATION

State of Minnesota)
)
County of Anoka)
)
City of Ramsey)

I hereby certify that the foregoing Ramsey City Council Resolution #11-11-215 is a true and correct copy of the Resolution adopted by the City Council of the City of Ramsey at a meeting thereof held in the City of Ramsey, Minnesota, on the 13th day of September 2011, as disclosed by the records of said City in my possession.

Dated this the 7th day of November 2011.

City Clerk

(CITY SEAL)

DEPARTMENT OF TRANSPORTATION

Minnesota Department of Transportation
State Aid for Local Transportation
395 John Ireland Boulevard, MS 500
Saint Paul, MN 55155

December 1, 2017

Bruce Westby
7550 Sunwood Drive
Ramsey, MN, 55303

SUBJECT: **Agency Delegated Contracting Process Agreement**
Agency Agreement No. 1029992

Dear Mr. Westby:

Attached are two copies of the agency agreement between the City of Ramsey and MnDOT, which allows for MnDOT to act as the City's agent in accepting federal aid. This agreement is intended to cover all federally funded projects that the City is awarded funds for until revisions are needed to the agreement. It supersedes the agreement executed in or about 2003, which is referenced in this agreement.

While I do not anticipate that the requirements in Section 18.4 will apply to you, the language required by federal law and must be included in all federally funded project agreements as of October 1, 2010. Please review the agreement and if approved, have all two copies signed. A resolution similar to the attached example, must be passed. The certified resolution should then be placed as the last page in **each** of the two copies of the agreement. Please verify that the person/title authorized to sign as stated in the resolution, corresponds to the signature (person/title) on the signature page. Please return all two copies of the agreement to me for MnDOT signatures. A fully executed copy will be returned to you.

If you have any questions or need any revisions, please feel free to contact me at 651.366.3822.

Sincerely,

Lynnette Roshell

Lynnette Roshell, PE
Project Development Engineer

Enclosures

Cc: Dan Erickson – DSAE File

SAMPLE RESOLUTION FOR AGENCY AGREEMENT

BE IT RESOLVED, that pursuant to Minnesota Stat. Sec. 161.36, the Commissioner of Transportation be appointed as Agent of the City of Ramsey to accept as its agent, federal aid funds which may be made available for eligible transportation related projects.

BE IT FURTHER RESOLVED, the * (*Mayor/Chairman)* and the * *(Clerk/Auditor)* are hereby authorized and directed for and on behalf of the City of Ramsey to execute and enter into an agreement with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 1029992", a copy of which said agreement was before the City Council/County Board and which is made a part hereof by reference.

Titles of persons authorized to sign on behalf of the Local government

SAMPLE CERTIFICATION

STATE OF MINNESOTA

CITY OF_____

I hereby certify that the foregoing Resolution is a true and correct copy of the Resolution presented to and adopted by local agency name at a duly authorized meeting thereof held on the _____ day of _____, 20___, as shown by the minutes of said meeting in my possession.

_____

Clerk/Auditor

Notary Public

My Commission expires _____

(SEAL)

DEPARTMENT OF TRANSPORTATION

STATE OF MINNESOTA

AGENCY AGREEMENT

for

FEDERAL PARTICIPATION IN CONSTRUCTION

This agreement is entered into by and between the City of Ramsey ("Local Government") and the State of Minnesota acting through its Commissioner of Transportation ("MnDOT").

RECITALS

1. Pursuant to Minnesota Statutes Section 161.36, the Local Government desires MnDOT to act as the Local Government's agent in accepting federal funds on the Local Government's behalf for the construction, improvement, or enhancement of transportation financed either in whole or in part by Federal Highway Administration ("FHWA") federal funds, hereinafter referred to as the "Project(s)"; and

2. This agreement is intended to cover all federal aid projects initiated by the Local Government and therefore has no specific State Project number associated with it, and

2.1. The Catalog of Federal Domestic Assistance number or CFDA number is 20.205, and

2.2. This agreement supersedes agreement number old (99948)

2.3. This project is for construction not research and development.

2.4. MnDOT requires that the terms and conditions of this agency be set forth in an agreement.

AGREEMENT TERMS

1. Term of Agreement

1.1. Effective Date. This agreement will be effective on the date the MnDOT obtains all required signatures under Minn. Stat. §16C.05, Subd. 2. Upon the effective date, this agreement will supersede agreement 99948.

2. Local Government's Duties

2.1. **Designation.** The Local Government designates MnDOT to act as its agent in accepting federal funds in its behalf made available for the Project(s). Details on the required processes and procedures are available on the State Aid Website

2.2. **Staffing.**

2.2.1. The Local Government will furnish and assign a publicly employed licensed engineer, ("Project Engineer"), to be in responsible charge of the Project(s) and to supervise and direct the work to be performed under any construction contract let for the Project(s). In the alternative where the Local Government elects to use a private consultant for construction engineering services, the Local Government will provide a qualified, full-time public employee of the Local Government, to be in responsible charge of the Project(s). The services of the Local Government to be performed hereunder may not be assigned, sublet, or transferred unless the Local Government is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the Local Government from its primary responsibility for performance of the work.

2.2.2. During the progress of the work on the Project(s), the Local Government authorizes its Project Engineer to request in writing specific engineering and/or technical services from MnDOT, pursuant to Minnesota Statutes Section 161.39. Such services may be covered by other technical service agreements. If MnDOT furnishes the services requested, and if MnDOT requests reimbursement, then the Local Government will promptly pay MnDOT to reimburse the state trunk highway fund for the full cost and expense of furnishing such services. The costs and expenses will include the current MnDOT labor additives and overhead rates, subject to adjustment based on actual direct costs that have been verified by audit. Provision of such services will not be deemed to make MnDOT a principal or co-principal with respect to the Project(s).

2.3. **Pre-letting.** The Local Government will prepare construction contracts in accordance with Minnesota law and applicable Federal laws and regulations.

2.3.1. The Local Government will solicit bids after obtaining written notification from MnDOT that the FHWA has authorized the Project(s). Any Project(s) advertised prior to authorization **without permission** will not be eligible for federal reimbursement.

2.3.2. The Local Government will prepare the Proposal for Highway Construction for the construction contract, which will include all of the federal-aid provisions supplied by MnDOT.

2.3.3. The Local Government will prepare and publish the bid solicitation for the Project(s) as required by state and federal laws. The Local Government will include in the solicitation the required language for federal-aid construction contracts as supplied by MnDOT. The solicitation will state where the proposals, plans, and specifications are available for the inspection of prospective bidders, and where the Local Government will receive the sealed bids.

2.3.4. The Local Government may not include other work in the construction contract for the authorized Project(s) without obtaining prior notification from MnDOT that such work is allowed by FHWA. Failure to obtain such notification may result in the loss of some or all of the federal funds for the Project(s). All work included in a federal contract is subject to the same federal requirements as the federal project.

2.3.5. The Local Government will prepare and sell the plan and proposal packages and prepare and distribute any addenda, if needed.

2.3.6. The Local Government will receive and open bids.

2.3.7. After the bids are opened, the Local Government will consider the bids and will award the bid to the lowest responsible bidder, or reject all bids. If the construction contract contains a goal for Disadvantaged Business Enterprises, the Local Government will not award the bid until it has received certification of the Disadvantaged Business Enterprise participation from the MnDOT Office of Civil Rights.

2.3.8. The Local Government entity must disclose in writing any potential conflict of interest to the Federal awarding agency or pass through entity in accordance with applicable Federal awarding agency policy.

2.4. **Contract Administration.**

2.4.1. The Local Government will prepare and execute a construction contract with the lowest responsible bidder, hereinafter referred to as the "Contractor," in accordance with the special provisions and the latest edition of MnDOT's Standard Specifications for Construction and all amendments thereto. All contracts between the Local Government and third parties or subcontractors must contain all applicable provisions of this Agreement, including the applicable federal contract clauses, which are identified in Appendix II of 2 CFR 200, Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, and as provided in Section 18 of this agreement.

2.4.2. The Project(s) will be constructed in accordance with plans, special provisions, and standard specifications of each Project. The standard specifications will be the latest edition of MnDOT Standard Specifications for Highway Construction, and all amendments thereto. The plans, special provisions, and standard specifications will be on file at the Local Government Engineer's Office. The plans, special provisions, and specifications are incorporated into this agreement by reference as though fully set forth herein.

2.4.3. The Local Government will furnish the personnel, services, supplies, and equipment necessary to properly supervise, inspect, and document the work for the Project(s). The services of the Local Government to be performed hereunder may not be assigned, sublet, or transferred unless the Local Government is notified in writing by MnDOT that such action is permitted under 23 CFR 1.33 and 23 CFR 635.105 and state law. This written consent will in no way relieve the Local Government from its primary responsibility for performance of the work.

2.4.4. The Local Government will document quantities in accordance with the guidelines set forth in the Construction Section of the Electronic State Aid Manual that were in effect at the time the work was performed.

2.4.5. The Local Government will test materials in accordance with the Schedule of Materials Control in effect at the time each Project was let. The Local Government will notify MnDOT when work is in progress on the Project(s) that requires observation by the Independent Assurance Inspector as required by the Independent Assurance Schedule.

2.4.6. The Local Government may make changes in the plans or the character of the work, as may be necessary to complete the Project(s), and may enter into Change Order(s) with the Contractor. The Local Government will not be reimbursed for any costs of any work performed under a change order unless MnDOT has notified the Local Government that the subject work is eligible for federal funds and sufficient federal funds are available.

2.4.7. The Local Government will request approval from MnDOT for all costs in excess of the amount of federal funds previously approved for the Project(s) prior to incurring such costs. Failure to obtain such approval may result in such costs being disallowed for reimbursement.

2.4.8. The Local Government will prepare reports, keep records, and perform work so as to meet federal requirements and to enable MnDOT to collect the federal aid sought by the Local Government. Required reports are listed in the MnDOT State Aid Manual, Delegated Contract Process Checklist, available from MnDOT's authorized representative. The Local Government will retain all records and reports and allow MnDOT or the FHWA access to such records and reports for six years.

2.4.9. Upon completion of the Project(s), the Project Engineer will determine whether the work will be accepted.

2.5. **Limitations.**

2.5.1. The Local Government will comply with all applicable Federal, State, and local laws, ordinances, and regulations.

2.5.2. Nondiscrimination. It is the policy of the Federal Highway Administration and the State of Minnesota that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance (42 U.S.C. 2000d). Through expansion of the mandate for nondiscrimination in Title VI and through parallel legislation, the proscribed bases of discrimination include race, color, sex, national origin, age, and disability. In addition, the Title VI program has been extended to cover all programs, activities and services of an entity receiving Federal financial

assistance, whether such programs and activities are Federally assisted or not. Even in the absence of prior discriminatory practice or usage, a recipient in administering a program or activity to which this part applies, is expected to take affirmative action to assure that no person is excluded from participation in, or is denied the benefits of, the program or activity on the grounds of race, color, national origin, sex, age, or disability. It is the responsibility of the Local Government to carry out the above requirements.

2.5.3. Utilities. The Local Government will treat all public, private or cooperatively owned utility facilities which directly or indirectly serve the public and which occupy highway rights of way in conformance with 23 CFR 645 "Utilities" which is incorporated herein by reference.

2.6. **Maintenance.** The Local Government assumes full responsibility for the operation and maintenance of any facility constructed or improved under this Agreement.

3. MnDOT's Duties

3.1. **Acceptance.** MnDOT accepts designation as Agent of the Local Government for the receipt and disbursement of federal funds and will act in accordance herewith.

3.2. **Project Activities.**

3.2.1. MnDOT will make the necessary requests to the FHWA for authorization to use federal funds for the Project(s), and for reimbursement of eligible costs pursuant to the terms of this agreement.

3.2.2. MnDOT will provide to the Local Government copies of the required Federal-aid clauses to be included in the bid solicitation and will provide the required Federal-aid provisions to be included in the Proposal for Highway Construction.

3.2.3. MnDOT will review and certify the DBE participation and notify the Local Government when certification is complete. If certification of DBE participation (or good faith efforts to achieve such participation) cannot be obtained, then Local Government must decide whether to proceed with awarding the contract. Failure to obtain such certification will result in the project becoming ineligible for federal assistance, and the Local Government must make up any shortfall.

3.2.4. MnDOT will provide the required labor postings.

3.3. **Authority.** MnDOT may withhold federal funds, where MnDOT or the FHWA determines that the Project(s) was not completed in compliance with federal requirements.

3.4. **Inspection.** MnDOT, the FHWA, or duly authorized representatives of the state and federal government will have the right to audit, evaluate and monitor the work performed under this agreement. The Local Government will make available all books, records, and documents pertaining to the work hereunder, for a minimum of six years following the closing of the construction contract.

4. Time

4.1. The Local Government must comply with all the time requirements described in this agreement. In the performance of this agreement, time is of the essence

4.2. The period of performance is defined as beginning on the date of federal authorization and ending on the date defined in the federal financial system or federal agreement ("end date"). **No work completed** after the **end date** will be eligible for federal funding. Local Government must submit all contract close out paperwork to MnDOT, twenty four months prior to the **end date**.

5. Payment

5.1. **Cost.** The entire cost of the Project(s) is to be paid from federal funds made available by the FHWA and by other funds provided by the Local Government. The Local Government will pay any part of the cost or

expense of the Project(s) that is not paid by federal funds. MnDOT will receive the federal funds to be paid by the FHWA for the Project(s), pursuant to Minnesota Statutes § 161.36, Subdivision 2. MnDOT will reimburse the Local Government, from said federal funds made available to each Project, for each partial payment request, subject to the availability and limits of those funds.

5.2. **Indirect Cost Rate Proposal/Cost Allocation Plan.** If the Local Government seeks reimbursement for indirect costs and has submitted to MnDOT an indirect cost rate proposal or a cost allocation plan, the rate proposed will be used on a provisional basis. At any time during the period of performance or the final audit of a project, MnDOT may audit and adjust the indirect cost rate according to the cost principles in 2 CFR Part 200. MnDOT may adjust associated reimbursements accordingly.

5.3. **Reimbursement.** The Local Government will prepare partial estimates in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify each partial estimate. Following certification of the partial estimate, the Local Government will make partial payments to the Contractor in accordance with the terms of the construction contract for the Project(s).

5.3.1. Following certification of the partial estimate, the Local Government may request reimbursement for costs eligible for federal funds. The Local Government's request will be made to MnDOT and will include a copy of the certified partial estimate.

5.3.2. Upon completion of the Project(s), the Local Government will prepare a final estimate in accordance with the terms of the construction contract for the Project(s). The Project Engineer will certify the final estimate. Following certification of the final estimate, the Local Government will make the final payment to the Contractor in accordance with the terms of the construction contract for the Project(s).

5.3.3. Following certification of the final estimate, the Local Government may request reimbursement for costs eligible for federal funds. The Local Government's request will be made to MnDOT and will include a copy of the certified final estimate along with the required records.

5.3.4. Upon completion of the Project(s), MnDOT will perform a final inspection and verify the federal and state eligibility of all the payment requests. If the Project is found to have been completed in accordance with the plans and specifications, MnDOT will promptly release any remaining federal funds due the Local Government for the Project(s). If MnDOT finds that the Local Government has been overpaid, the Local Government must promptly return any excess funds

5.3.5. In the event MnDOT does not obtain funding from the Minnesota Legislature or other funding source, or funding cannot be continued at a sufficient level to allow for the processing of the federal aid reimbursement requests, the Local Government may continue the work with local funds only, until such time as MnDOT is able to process the federal aid reimbursement requests.

5.4. **Matching Funds.** Any cost sharing or matching funds required of the Local Government in this agreement must comply with 2 CFR 200.306.

5.5. **Federal Funds.** Payments under this Agreement will be made from federal funds. The Local Government is responsible for compliance with all federal requirements imposed on these funds and accepts full financial responsibility for any requirements including, but not limited to, 2 CFR Part 200 imposed by the Local Government's failure to comply with federal requirements. If, for any reason, the federal government fails to pay part of the cost or expense incurred by the Local Government, or in the event the total amount of federal funds is not available, the Local Government will be responsible for any and all costs or expenses incurred under this Agreement. The Local Government further agrees to pay any and all lawful claims arising out of or incidental to the performance of the work covered by this Agreement in the event the federal government does not pay the same.

5.6. **Closeout.** The Local Government must liquidate all obligations incurred under this Agreement for each project and submit all financial, performance, and other reports as required by the terms of this Agreement and the Federal award, twenty four months prior to the **end date** of the period of performance for each project. MnDOT will determine, at its sole discretion, whether a closeout audit is required prior to final payment approval. If a closeout audit is required, final payment will be held until the audit has been completed. Monitoring of any capital assets acquired with funds will continue following project closeout.

6. Conditions of Payment. All services provided by Local Government under this agreement must be performed to MnDOT's satisfaction, as determined at the sole discretion of MnDOT's Authorized Representative and in accordance with all applicable federal, state, and local laws, ordinances, rules, and regulations. The Local Government will not receive payment for work found by MnDOT to be unsatisfactory or performed in violation of federal, state, or local law.

7. Authorized Representatives

7.1. MnDOT's Authorized Representative is:

Name: Mitchell Rasmussen, or his successor.

Title: State Aid Engineer

Phone: 651-366-4831

Email: Mitch.rasmussen@state.mn.us

MnDOT's Authorized Representative has the responsibility to monitor Local Government's performance and the authority to accept the services provided under this agreement. If the services are satisfactory, MnDOT's Authorized Representative will certify acceptance on each invoice submitted for payment.

7.2. The Local Government's Authorized Representative is:

Name: Bruce Westby or his/her successor.

Title: Ramsey City Engineer

Phone: 763-427-1410

Email: bwestby@cityoframsey.com

If the Local Government's Authorized Representative changes at any time during this agreement, the Local Government will immediately notify MnDOT.

8. Assignment Amendments, Waiver, and Agreement Complete

8.1. **Assignment.** The Local Government may neither assign nor transfer any rights or obligations under this agreement without the prior written consent of MnDOT and a fully executed Assignment Agreement, executed and approved by the same parties who executed and approved this agreement, or their successors in office.

8.2. **Amendments.** Any amendments to this agreement must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original agreement, or their successors in office.

8.3. **Waiver.** If MnDOT fails to enforce any provision of this agreement, that failure does not waive the provision or MnDOT's right to subsequently enforce it.

8.4. **Agreement Complete.** This agreement contains all negotiations and agreements between MnDOT and the Local Government. No other understanding regarding this agreement, whether written or oral, may be used to bind either party.

8.5. **Severability.** If any provision of this Agreement or the application thereof is found invalid or unenforceable to any extent, the remainder of the Agreement, including all material provisions and the application of such provisions, will not be affected and will be enforceable to the greatest extent permitted by the law.

9. Liability and Claims

9.1. **Tort Liability.** Each party is responsible for its own acts and omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of any others and the results thereof. The Minnesota Tort Claims Act, Minnesota Statutes Section 3.736, governs MnDOT liability.

9.2. **Claims.** The Local Government acknowledges that MnDOT is acting only as the Local Government's agent for acceptance and disbursement of federal funds, and not as a principal or co-principal with respect to the Project. The Local Government will pay any and all lawful claims arising out of or incidental to the Project including, without limitation, claims related to contractor selection (including the solicitation, evaluation, and acceptance or rejection of bids or proposals), acts or omissions in performing the Project work, and any *ultra vires* acts. The Local Government will indemnify, defend (to the extent permitted by the Minnesota Attorney General), and hold MnDOT harmless from any claims or costs arising out of or incidental to the Project(s), including reasonable attorney fees incurred by MnDOT. The Local Government's indemnification obligation extends to any actions related to the certification of DBE participation, even if such actions are recommended by MnDOT.

10. Audits

10.1. Under Minn. Stat. § 16C.05, Subd.5, the Local Government's books, records, documents, and accounting procedures and practices of the Local Government, or other party relevant to this agreement or transaction, are subject to examination by MnDOT and/or the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the end of this agreement, receipt and approval of all final reports, or the required period of time to satisfy all state and program retention requirements, whichever is later. The Local Government will take timely and appropriate action on all deficiencies identified by an audit.

10.2. All requests for reimbursement are subject to audit, at MnDOT's discretion. The cost principles outlined in 2 CFR 200.400-.475 will be used to determine whether costs are eligible for reimbursement under this agreement.

10.3. If Local Government expends $750,000 or more in Federal Funds during the Local Government's fiscal year, the Local Government must have a single audit or program specific audit conducted in accordance with 2 CFR Part 200.

11. Government Data Practices. The Local Government and MnDOT must comply with the Minnesota Government Data Practices Act, Minn. Stat. Ch. 13, as it applies to all data provided by MnDOT under this agreement, and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the Local Government under this agreement. The civil remedies of Minn. Stat. §13.08 apply to the release of the data referred to in this clause by either the Local Government or MnDOT.

12. Workers Compensation. The Local Government certifies that it is in compliance with Minn. Stat. §176.181, Subd. 2, pertaining to workers' compensation insurance coverage. The Local Government's employees and agents will not be considered MnDOT employees. Any claims that may arise under the Minnesota Workers' Compensation Act on behalf of these employees and any claims made by any third party as a consequence of any act or omission on the part of these employees are in no way MnDOT's obligation or responsibility.

13. Governing Law, Jurisdiction, and Venue. Minnesota law, without regard to its choice-of-law provisions, governs this agreement. Venue for all legal proceedings out of this agreement, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

14. Termination; Suspension

14.1. **Termination by MnDOT.** MnDOT may terminate this agreement with or without cause, upon 30 days written notice to the Local Government. Upon termination, the Local Government will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed.

14.2. **Termination for Cause.** MnDOT may immediately terminate this agreement if MnDOT finds that there has been a failure to comply with the provisions of this agreement, that reasonable progress has not been made, that fraudulent or wasteful activity has occurred, that the Local Government has been convicted of a criminal offense relating to a state agreement, or that the purposes for which the funds were granted have not been or will not be fulfilled. MnDOT may take action to protect the interests of MnDOT of Minnesota, including the refusal to disburse additional funds and requiring the return of all or part of the funds already disbursed.

14.3. **Termination for Insufficient Funding.** MnDOT may immediately terminate this agreement if:

14.3.1. It does not obtain funding from the Minnesota Legislature; or

14.3.2. If funding cannot be continued at a level sufficient to allow for the payment of the services covered here. Termination must be by written or fax notice to the Local Government. MnDOT is not obligated to pay for any services that are provided after notice and effective date of termination. However, the Local Government will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed to the extent that funds are available. MnDOT will not be assessed any penalty if the agreement is terminated because of the decision of the Minnesota Legislature, or other funding source, not to appropriate funds. MnDOT will provide the Local Government notice of the lack of funding within a reasonable time of MnDOT's receiving that notice.

14.4. **Suspension.** MnDOT may immediately suspend this agreement in the event of a total or partial government shutdown due to the failure to have an approved budget by the legal deadline. Work performed by the Local Government during a period of suspension will be deemed unauthorized and undertaken at risk of non-payment.

15. **Data Disclosure.** Under Minn. Stat. § 270C.65, Subd. 3, and other applicable law, the Local Government consents to disclosure of its social security number, federal employer tax identification number, and/or Minnesota tax identification number, already provided to MnDOT, to federal and state tax agencies and state personnel involved in the payment of state obligations. These identification numbers may be used in the enforcement of federal and state tax laws which could result in action requiring the Local Government to file state tax returns and pay delinquent state tax liabilities, if any.

16. **Fund Use Prohibited.** The Local Government will not utilize any funds received pursuant to this Agreement to compensate, either directly or indirectly, any contractor, corporation, partnership, or business, however organized, which is disqualified or debarred from entering into or receiving a State contract. This restriction applies regardless of whether the disqualified or debarred party acts in the capacity of a general contractor, a subcontractor, or as an equipment or material supplier. This restriction does not prevent the Local Government from utilizing these funds to pay any party who might be disqualified or debarred after the Local Government's contract award on this Project.

17. **Discrimination Prohibited by Minnesota Statutes §181.59.** The Local Government will comply with the provisions of Minnesota Statutes §181.59 which requires that every contract for or on behalf of the State of Minnesota, or any county, city, town, township, school, school district or any other district in the state, for materials, supplies or construction will contain provisions by which Contractor agrees: 1) That, in the hiring of common or skilled labor for the performance of any work under any contract, or any subcontract, no Contractor, material supplier or vendor, will, by reason of race, creed or color, discriminate against the person or persons who are citizens of the United States or resident aliens who are qualified and available to perform the work to which the employment relates; 2) That no Contractor, material supplier, or vendor, will, in any manner, discriminate against, or

intimidate, or prevent the employment of any person or persons identified in clause 1 of this section, or on being hired, prevent or conspire to prevent, the person or persons from the performance of work under any contract on account of race, creed or color; 3) That a violation of this section is a misdemeanor; and 4) That this contract may be canceled or terminated by the state of Minnesota, or any county, city, town, township, school, school district or any other person authorized to contracts for employment, and all money due, or to become due under the contract, may be forfeited for a second or any subsequent violation of the terms or conditions of this Agreement.

18. **Appendix II 2 CFR Part 200 Federal Contract Clauses.** The Local Government agrees to comply with the following federal requirements as identified in 2 CFR 200, Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, and agrees to pass through these requirements to its subcontractors and third party contractors, as applicable. In addition, the Local Government shall have the same meaning as "Contractor" in the federal requirements listed below.

18.1. **Remedies.** Contracts for more than the simplified acquisition threshold currently set at $150,000, which is the inflation adjusted amount determined by the Civilian Agency Acquisition Council and Defense Acquisition Regulations Council (Councils) as authorized by 41 U.S.C. 1908, must address administrative, contractual, or legal remedies in instances where contractors violate or breach contract terms, and provide for such sanctions and penalties as appropriate.

18.2. **Termination.** All contracts in excess of $10,000 must address termination for cause and for convenience by the non-Federal entity including the manner by which it will be effected and the basis for settlement.

18.3. **Equal Employment Opportunity.** Except as otherwise provided under 41 CFR Part 60, all contracts that meet the definition of "federally assisted construction contract" in 41 CFR Part 60-1.3 must include the equal opportunity clause provided under 41 CFR 60-1.4(b), in accordance with Executive Order 11246, "Equal Employment Opportunity" (30 FR 12319, 12935, 3 CFR Part, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, "Amending Executive Order 11246 Relating to Equal Employment Opportunity," and implementing regulations at 41 CFR part 60, "Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor."

18.4. **Davis-Bacon Act, as amended.** (40 U.S.C. 3141-3148) When required by Federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-Federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 CFR 5, "Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-Federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency. The contracts must also include a provision for compliance with the Copeland "Anti-Kickback" Act (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency.

18.5. **Contract Work Hours and Safety Standards Act.** (40 U.S.C. 3701-3708) Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708). Where applicable, all contracts awarded by the non-Federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for

compliance with 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5). Under 40 U.S.C. 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence.

18.6. **Rights to Inventions Made Under a Contract or Agreement.** If the Federal award meets the definition of "funding agreement" under 37 CFR §401.2 (a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that "funding agreement," the recipient or subrecipient must comply with the requirements of 37 CFR Part 401, "Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements," and any implementing regulations issued by the awarding agency.

18.7. **Clean Air Act (42 U.S.C. 7401-7671q.) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1387), as amended.** Contracts and subgrants of amounts in excess of $150,000 must contain a provision that requires the non-Federal award to agree to comply with all applicable standards, orders or regulations issued under the Clean Air Act (42 U.S.C. 7401-7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. 1251-1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA).

18.8. **Debarment and Suspension.** (Executive Orders 12549 and 12689) A contract award (see 2 CFR 180.220) must not be made to parties listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), "Debarment and Suspension." SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549.

18.9. **Byrd Anti-Lobbying Amendment.** (31 U.S.C. 1352) Contractors that apply or bid for an award exceeding $100,000 must file the required certification. Each tier certifies to the tier above that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant or any other award covered by 31 U.S.C. 1352. Each tier must also disclose any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award. Such disclosures are forwarded from tier to tier up to the non-Federal award.

18.10. **Procurement of Recovered Materials.** See 2 CFR 200.322 Procurement of Recovered Materials.

18.11. **Drug-Free Workplace.** In accordance with 2 C.F.R. § 32.400, the Local Government will comply with the Drug-Free Workplace requirements under subpart B of 49 C.F.R. Part 32.

18.12. **Nondiscrimination.** The Local Government hereby agrees that, as a condition of receiving any Federal financial assistance under this agreement, it will comply with Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. § 2000d), related nondiscrimination statutes (i.e., 23 U.S.C. § 324, Section 504 of the Rehabilitation Act of 1973 as amended, and the Age Discrimination Act of 1975), and applicable regulatory requirements to the end that no person in the United States shall, on the grounds of race, color, national origin, sex, handicap, or age be excluded from participation in, be denied the benefits of, or otherwise be

subjected to discrimination under any program or activity for which the Local Government receives Federal financial assistance. The specific requirements of the Department of Transportation Civil Rights assurances (required by 49 C.F.R. §§ 21.7 and 27.9) are incorporated in the agreement.

18.13. **Federal Funding Accountability and Transparency Act (FFATA).**

18.13.1. This Agreement requires the Local Government to provide supplies and/or services that are funded in whole or in part by federal funds that are subject to FFATA. The Local Government is responsible for ensuring that all applicable requirements, including but not limited to those set forth herein, of FFATA are met and that the Local Government provides information to the MnDOT as required.

a. Reporting of Total Compensation of the Local Government's Executives.

b. The Local Government shall report the names and total compensation of each of its five most highly compensated executives for the Local Government's preceding completed fiscal year, if in the Local Government's preceding fiscal year it received:

i. 80 percent or more of the Local Government's annual gross revenues from Federal procurement contracts and Federal financial assistance subject to the Transparency Act, as defined at 2 CFR 170.320 (and subawards); and

ii. $25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts), and Federal financial assistance subject to the Transparency Act (and subawards); and

iii. The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at http://www.sec.gov/answers/execomp.htm.).

Executive means officers, managing partners, or any other employees in management positions.

c. Total compensation means the cash and noncash dollar value earned by the executive during the Local Government's preceding fiscal year and includes the following (for more information see 17 CFR 229.402(c)(2)):

i. Salary and bonus.

ii. Awards of stock, stock options, and stock appreciation rights. Use the dollar amount recognized for financial statement reporting purposes with respect to the fiscal year in accordance with the Statement of Financial Accounting Standards No. 123 (Revised 2004) (FAS 123R), Shared Based Payments.

iii. Earnings for services under non-equity incentive plans. This does not include group life, health, hospitalization or medical reimbursement plans that do not discriminate in favor of executives, and are available generally to all salaried employees.

iv. Change in pension value. This is the change in present value of defined benefit and actuarial pension plans.

v. Above-market earnings on deferred compensation which is not tax qualified.

18.13.2. Other compensation, if the aggregate value of all such other compensation (e.g. severance, termination payments, value of life insurance paid on behalf of the employee, perquisites or property) for the executive exceeds $10,000.

18.13.3. The Local Government must report executive total compensation described above to the MnDOT by the end of the month during which this agreement is awarded.

18.13.4. The Local Government will obtain a Data Universal Numbering System (DUNS) number and maintain its DUNS number for the term of this agreement. This number shall be provided to MnDOT on the plan review checklist submitted with the plans for each project. More information about obtaining a DUNS Number can be found at: http://fedgov.dnb.com/webform/

18.13.5. The Local Government's failure to comply with the above requirements is a material breach of this agreement for which the MnDOT may terminate this agreement for cause. The MnDOT will not be obligated to pay any outstanding invoice received from the Local Government unless and until the Local Government is in full compliance with the above requirements.

[THE REMAINDER OF THIS PAGE HAS INTENTIONALLY BEEN LEFT BLANK.]

City of Ramsey
Local Government certifies that the appropriate person(s) have executed the contract on behalf of the Local Government as required by applicable articles, bylaws, resolutions or ordinances

By:_____

Title:_____

Date:_____

By:_____

Title:_____

Date:_____

DEPARTMENT OF TRANSPORTATION

By:_____

Title:_____

Date:_____

COMMISSIONER OF ADMINISTRATION

By:_____

Date:_____

Public Works Committee **6. 1.**

Meeting Date: 01/16/2018

By: Bruce Westby, Engineering/Public Works

Title:

Staff Updates on Improvement Projects and Items of Interest

Purpose/Background:

The purpose of this case is to update the Public Works Committee on current and proposed improvement projects within the City, and on other items of interest.

City Improvement Projects

- **Riverdale Drive Extension - Traprock St. to Ramsey Blvd. (#16-20)**
  - Construction is substantially complete
  - Final completion will occur in 2018
- **Puma Street Utilities Extensions (#17-10)**
  - Construction is substantially complete
  - Final completion will occur in 2018
- **The COR Regional Infiltration Basin**
  - Will request authorization to prepare Plans & Specifications soon
  - Construction will occur in 2018
- **Bunker Lake Boulevard and Puma Street Improvements**
  - Bolton & Menk is developing final Plans & Specifications
  - Bids are anticipated to be received in March 2018
  - Construction anticipated to begin in May 2018
  - Final completion anticipated in September 2018

Anoka County Improvement Projects

- **Hanson Boulevard/CSAH 78 Grade Separation @ BNSF Railway Crossing (2017)**
  - Reconstruct County State Aid Highway 78 (CSAH 78) / Hanson Boulevard to a 4-lane divided section
  - Construct a grade-separated overpass for Burlington Northern Sante Fe (BNSF) railway crossing
- **Hanson Boulevard/CSAH 78 Reconstruction (2018)**
  - Expand CSAH 78 / Hanson Blvd between 139th Ave and CSAH 18 / Crosstown Blvd to 4-lane divided section
- **Foley Boulevard/CSAH 11 Grade Separation @ BNSF Railway Crossing**
  - Project is currently unscheduled / unfunded

MnDOT Improvement Projects

- **Trunk Highway 10 Cable Median Barrier Installation (2018)**
  - Install cable median barrier along Highway 10 between Thurston Avenue and Highway 101
- **Ferry Street / Trunk Highway 47 Grade Separation @ BNSF Railway Crossing (2017)**
  - Preliminary design in progress

Items of Interest

Timeframe:

Staff estimates that 5 minutes will be needed for updates and discussion.

Observations/Alternatives:
NA

Funding Source:
NA

Recommendation:
NA

Action:
No formal action required. For Committee review and discussion purposes only.

Attachments

No file(s) attached.

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/11/2018 07:13 AM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:38 PM
Form Started By: Bruce Westby		Started On: 01/10/2018 12:26 PM
Final Approval Date: 01/11/2018		

Public Works Committee **6. 2.**

Meeting Date: 01/16/2018

By: Bruce Westby, Engineering/Public Works

Title:

Review Future Topics Calendar

Purpose/Background:

Attached is a calendar of future topics for review and discussion by the Public Works Committee. The list includes topics drawn from Committee requests received during meetings and/or topics previously discussed by the Committee that are not yet resolved. All dates shown are estimated based on availability of information, staff workload, and competing objectives and are therefore subject to change.

Timeframe:

Staff estimates 5 minutes will be necessary to review the future topics calendar and address Committee questions.

Observations/Alternatives:

NA

Funding Source:

NA

Recommendation:

NA

Action:

No formal action required. For Committee review and discussion purposes only.

Attachments

Jan2018 PWC Calendar

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	01/10/2018 01:34 PM
Kurt Ulrich	Kurt Ulrich	01/11/2018 03:39 PM
Form Started By: Bruce Westby		Started On: 01/10/2018 12:26 PM
Final Approval Date: 01/11/2018		

Public Works Committee Future Topics Calendar *

Date	Topics for Discussion – Committee Action
February 2018	Sunfish Lake Sedimentation Basin Improvements *(Westby)*
February 2018	Gibbon Street & 173rd Avenue Drainage Improvements *(Westby)*
September 2018	Well Siting Study - Well #9 *(Westby)*
April 2018	Sunwood Drive Roundabout Landscaping *(Riemer)*
Future	County Ditch Maintenance / Buffer Law *(Westby)*
Date	**Topics for Discussion – Regulatory**
Future	Sunfish Lake Boulevard Speed Zone Study Results *(Westby)*
Future	Wellhead Protection Plan Update *(Westby)*
Date	**Topics for Discussion – Policy**
Future	Landscaped Median Maintenance Policy *(Riemer)*
June 2018	Draft Trail Maintenance Policy *(Westby)*
July 2018	Draft Stormwater Pond Maintenance Policy *(Westby)*
Date	**Topics for Discussion – Planning and Budget**
February 2018	Municipal State Aid System (MSAS) Revisions *(Westby)*
Future	Review 1996 and 2007 (unadopted) TH 47 Corridor Studies *(Westby)*
Future	Public Works Facility Review/Update *(Riemer/Brama)*
Future	Comprehensive Plan for Long-Term Water Supply *(Westby)*
Date	**Topics for Discussion – Staff Updates**
Future	Water Conservation Opportunities / Incentives *(Westby)*

* Dates are estimated and are subject to change based on availability of information, staff workload, and competing objectives.

Our Mission: To work together to resposibly grow our community, and to provide quality, cost-effective, and efficient government services.

CC Regular Session **6. 1.**

Meeting Date: 02/12/2018

By: Chris Anderson, Community Development

Information

Title:

PUBLIC HEARING: Adopt Ordinance #18-06 Vacating Drainage and Utility Easements and Trail Easement within Outlot A Brookfield Second Addition; Case of Brookfield Land, LLC

Purpose/Background:

In May of 2017, the City Council adopted Resolution #17-05-111, which among other things, approved vacating existing, underlying drainage and utility easements and a temporary trail easement encumbering outlots associated with the first and second additions of Brookfield. The approved resolution apparently was not specific enough in describing the underlying easements to be vacated as Brookfield Land LLC's title company has verified that they still exist (even after the recording of the approved resolution).

The purpose of this case is to reprocess the vacation of the underlying drainage and utility easements dedicated on the recorded plats of Brookfield First Addition and Brookfield Second Addition, which lie within Outlot A, Brookfield Second Addition, as well as the temporary trail easement described in Document Numbers 2013477.002 and 2013477.003.

Notification:

Staff attempted to notify all Property Owners within a 350 foot radius of the Subject Property of the Public Hearing via Standard US Mail. The Public Hearing was also published in the City's official newsletter, the Anoka County Union Herald.

Observations/Alternatives:

As previously noted, in May of 2017, the City Council adopted Resolution #17-05-111, which in addition to approving the Final Plat for Brookfield 8th Addition, also approved the vacation of these underlying easements. The plat of Brookfield 8th Addition (already recorded) dedicated new drainage and utility easements as required by City Code. Furthermore, a new Trail Easement was provided that connects the new sidewalk to the Trott Brook Trail, so the public still has full access to that amenity. This action will simply clean up and confirm the easement vacations that City Council had previously approved via Resolution #17-05-111.

The Ordinance was introduced by City Council at the January 23, 2018 meeting and is now eligible for adoption.

Alternatives:

Alternative 1: Adopt Ordinance #18-06 vacating drainage and utility easements on the recorded plats of Brookfield First and Second Additions, which lie within Outlot A Brookfield Second Addition, along with the temporary trail easement within Outlot A, Brookfield Second Addition, created in Document Numbers 2013477.002 and 2013477.003. The City Council previously approved these vacations in 2017, but the document language was not

specific enough for the vacation to be reflected in the title work. The Final Plat of Brookfield 8th Addition dedicated new drainage and utility easements and a separate trail easement was also executed to ensure a connection between the new public sidewalk and the existing Trott Brook Trail. Staff supports this alternative.

Alternative 2: Do not adopt Ordinance #18-06. This would result in potential structure encroachments within old, underlying drainage and utility easements that are no longer needed. The City Council previously approved these vacations when Resolution #17-05-111 was approved. Staff does not support this alternative.

Funding Source:

All costs associated with this request are the responsibility of the Applicant.

Recommendation:

Staff recommends adopting Ordinance #18-06 to vacate the existing, underlying drainage and utility easements on the recorded plats of Brookfield First Addition and Brookfield Second Addition, which lie within Outlot A, Brookfield Second Addition, along with the temporary trail easement within Outlot A, Brookfield Second Addition, created in Document Numbers 2013477.002 and 2013477.003.

Action:

Motion to waive the Charter requirement to read the ordinance aloud and adopt Ordinance #18-06 to vacate the existing, underlying drainage and utility easements on the recorded plats of Brookfield First Addition and Brookfield Second Addition.

Roll Call Vote

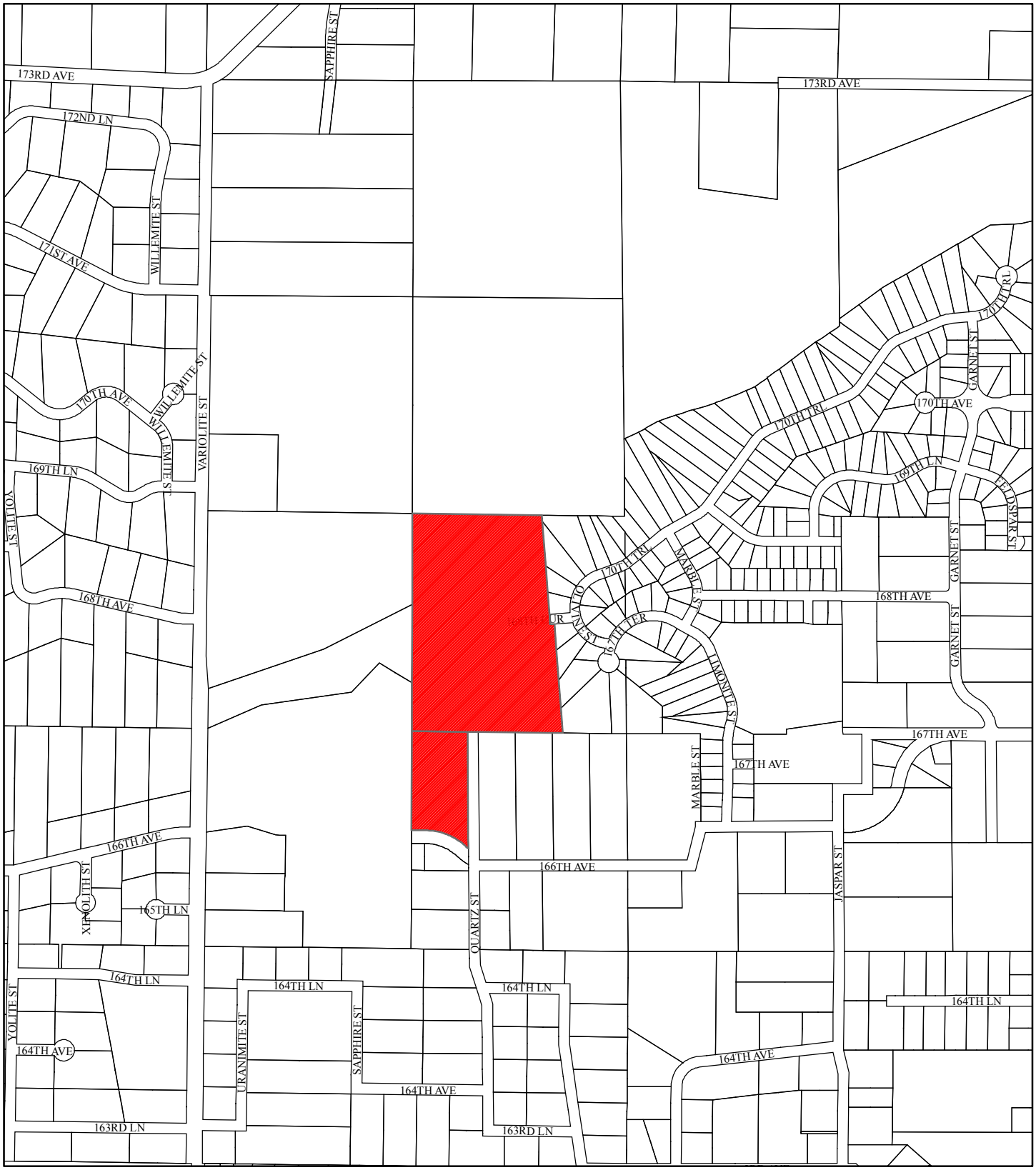
Councilmember Shryock
Councilmember Riley
Councilmember LeTourneau
Councilmember Kuzma
Councilmember Johns
Mayor Strommen

Attachments

Site Location Map
Approved Resolution #17-05-111 (executed and recorded)
Legal Description and Exhibit for D/U Easements to be Vacated
Legal Description and Exhibit for Trail Easement to be Vacated
DRAFT City Council Meeting Minutes Dated January 23, 2018
Ordinance #18-06

Form Review

Inbox	Reviewed By	Date
Tim Gladhill	Tim Gladhill	02/08/2018 09:01 AM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:13 PM
Form Started By: Chris Anderson		Started On: 02/06/2018 09:02 AM
Final Approval Date: 02/08/2018		



City of RAMSEY

Brookfield 8th Addition

Legend

Site

Parcels

N

0 1,050 2,100 Feet

Record ID 4029775

RECEIVED
JUL 07 2017

CERTIFICATION

State of Minnesota)
)
County of Anoka)
)
City of Ramsey)

2173399.014

I hereby certify that the foregoing Resolution #17-05-111 is a true and correct copy of the Resolution adopted by the City Council of the City of Ramsey at a meeting thereof held in the City of Ramsey, Minnesota, on the 9th day of May, 2017, as disclosed by the records of said City in my possession.

Dated this the 22nd day of June, 2017.

City Clerk

(CITY SEAL)

The foregoing instrument was acknowledged before me this 22nd day of June, 2017, by Jo Ann M. Thieling, City Clerk for the City of Ramsey, Minnesota.

Signature of Notary

JOANN E SHAW
Notary Public
Minnesota
My Commission Expires January 31, 2020

Councilmember Kuzma introduced the following resolution and moved for its adoption:

RESOLUTION #17-05-111

RESOLUTION GRANTING APPROVAL OF FINAL PLAT, EASEMENT VACATIONS, EASEMENT ACCEPTANCE, AND AGREEMENTS RELATED TO BROOKFIELD 8TH ADDITION

WHEREAS, Brookfield Land, LLC, hereafter referred to as "Developer", properly applied for final plat approval of the following described property located in the City of Ramsey:

Outlot A, Brookfield 2nd Addition

AND

TRACT A:

That part of the North 200 feet of the South 677.6 feet (as measured along the West line) of the Southeast Quarter of the Southeast Quarter of Section 9, Township 32, Range 25, lying West of the East 933 feet (as measured along the North line) of the Southeast Quarter of the Southeast Quarter thereof, Anoka County, Minnesota.

AND

That part of the Southeast Quarter of the Southeast Quarter of Section 9, Township 32, Range 25, Anoka County, Minnesota, lying West of the East 933 feet (as measured along the North line of said Southeast Quarter of the Southeast Quarter) thereof and lying North of the South 677.6 feet, as measured along the West line of said Southeast Quarter of the Southeast Quarter, thereof.

EXCEPT THE FOLLOWING THREE PARCELS:

EXCEPTION 1: The east 33.00 feet of Tract A.

EXCEPTION 2: An 80.00 foot strip of land over, under and across Tract A. The center line of said strip of land is described as follows: Commencing at the southwest corner of said Tract A; thence North 00 degrees 25 minutes 01 seconds East, assumed bearing, along the west line of said Tract A, a distance of 203.11 feet to the point of beginning of said center line; thence South 89 degrees 01 minutes 26 seconds East a distance of 87.41 feet; thence southeasterly a distance of 222.37 feet along a tangential curve concave to the southwest having a central angle of 39 degrees 48 minutes 52 seconds and a radius of 320.00 feet; thence South 49 degrees 12 minutes 34 seconds East, tangent to last described curve, a distance of 30.56 feet; thence southeasterly a distance of 40.03 feet along a tangential curve concave to the northeast having a central angle of 07 degrees 10 minutes 01 seconds and a radius of 320.00 feet to the west line of the east 33.00 feet of said Tract A and there terminating.

The side lines of said strip of land are prolonged or shortened to terminate on said west line of Tract A and said west line of the east 33.00 feet of Tract A.

EXCEPTION 3: That part of Tract A lying southerly of the southerly boundary of Exception 2.

-or upon recording-

Lots 1-9, Block 1 (inclusive) and Lots 1-16, Block 2 (inclusive) BROOKFIELD 8TH ADDITION

(the 'Subject Property');

WHEREAS, the City of Ramsey received a sketch plan for Brookfield 8th Addition from Brookfield Land LLC on June 14, 2016; and

WHEREAS, the Planning Commission reviewed the sketch plan on July 21, 2016; and;

WHEREAS, on October 6, 2016, the Ramsey Planning Commission conducted a public hearing regarding the proposed preliminary plat; and

WHEREAS, the Ramsey Environmental Policy Board (EPB) considered tree preservation, landscape plan, and potential wetland impacts pertaining to the preliminary plat on September 19, 2016; and

WHEREAS, on October 25, 2016, the City Council reviewed the preliminary plat; and

WHEREAS, on January 27, 2017, the City of Ramsey received an application and final plat plans for Brookfield 8th Addition from Capstone Homes; and

WHEREAS, on January 27, 2017, the City of Ramsey received an application and plans for the vacation of an existing trail easement and the vacation of an existing drainage and utility easement located on the subject property; and

WHEREAS, Brookfield 8th Addition was a continuation of the Brookfield Addition; and

WHEREAS, on February 28, 2017, the City Council conducted a public hearing regarding the proposed easement vacations; and

WHEREAS, on February 28, 2017, the City Council reviewed the final plat and easement vacation applications and tabled action on the requests until the contingencies regarding the Comprehensive Plan Amendment and the watermain loop cost-share were resolved; and

WHEREAS, on March 21, 2017, the Public Works Committee reviewed the request for the City's participation in a cost share to complete a looping of the watermain to 166th Ave NW; and

WHEREAS, on April 17, 2017, the Environmental Policy Board reviewed the Oak Wilt Management Plan; and

WHEREAS, on May 9, 2017, the City Council reviewed the final plat and easement vacation applications, as well as the Oak Wilt Management Plan, Development Agreement, and Tree Clearing and Grading Agreement.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY , STATE OF MINNESOTA, as follows:

1. That the Ramsey City Council hereby approves the vacation of an existing trail easement and drainage and utility easement in accordance with the plans submitted to the City by the Applicant dated January 27, 2017, revised April 13, 2017, contingent upon recording of the Final Plat of BROOKFIELD 8TH ADDITION.
2. That the Ramsey City Council hereby accepts the Pedestrian and Bicycle Trail Easement.
3. That the Ramsey City Council hereby grants final plat approval to BROOKFIELD 8TH ADDITION in accordance with relevant City Codes contingent upon compliance with the City Staff Review Letter dated February 24, 2017, revised May 5, 2017, contingent on approval of the City Engineer.
4. That the Ramsey City Council hereby approves the Grading and Tree Clearing Agreement for BROOKFIELD 8TH ADDITION and authorizes the Mayor and City Administrator to sign on behalf of the City.
5. That the Ramsey City Council hereby approves the Development Agreement for BROOKFIELD 8TH ADDITION and authorizes the Mayor and City Administrator to sign on behalf of the City.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember Johns, and upon vote being taken thereon, the following voted in favor thereof: and the following voted against the same:

Mayor Strommen
Councilmember Kuzma
Councilmember Johns
Councilmember Riley
Councilmember Shryock
Councilmember Williams

and the following voted against the same:

None

and the following abstained:

None

and the following were absent:

Councilmember LeTourneau

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 9th day of May, 2017.

Mayor

ATTEST:

City Clerk

ANOKA COUNTY MINNESOTA
Document No.: 2173399.014 ABSTRACT
I hereby certify that the within instrument was filed in this office for record on: 06/19/2017 12:13:00 PM
Fees/Taxes In the Amount of $46.00
JONELL M. SAWYER
Anoka County Property Tax
Administrator/Recorder/Registrar of Titles
JMB, Deputy

Record ID: 4029775

1/27/17

PROPOSED DESCRIPTION FOR THE VACATION OF THE DRAINAGE AND UTILITY EASEMENTS FOR BROOKFIELD EIGHTH ADDITION

All of the drainage and utility easements as dedicated on the recorded plats of BROOKFIELD FIRST ADDITION AND BROOKFIELD SECOND ADDITION, which lie within Outlot A, BROOKFIELD SECOND ADDITION, Anoka County, Minnesota.

OFFICIAL PLAT

Book 72 of Abst Page 37

BROOKFIELD FIRST ADDITION

CITY OF RAMSEY
COUNTY OF ANOKA
SEC. 9 & 10, T. 32, R. 25

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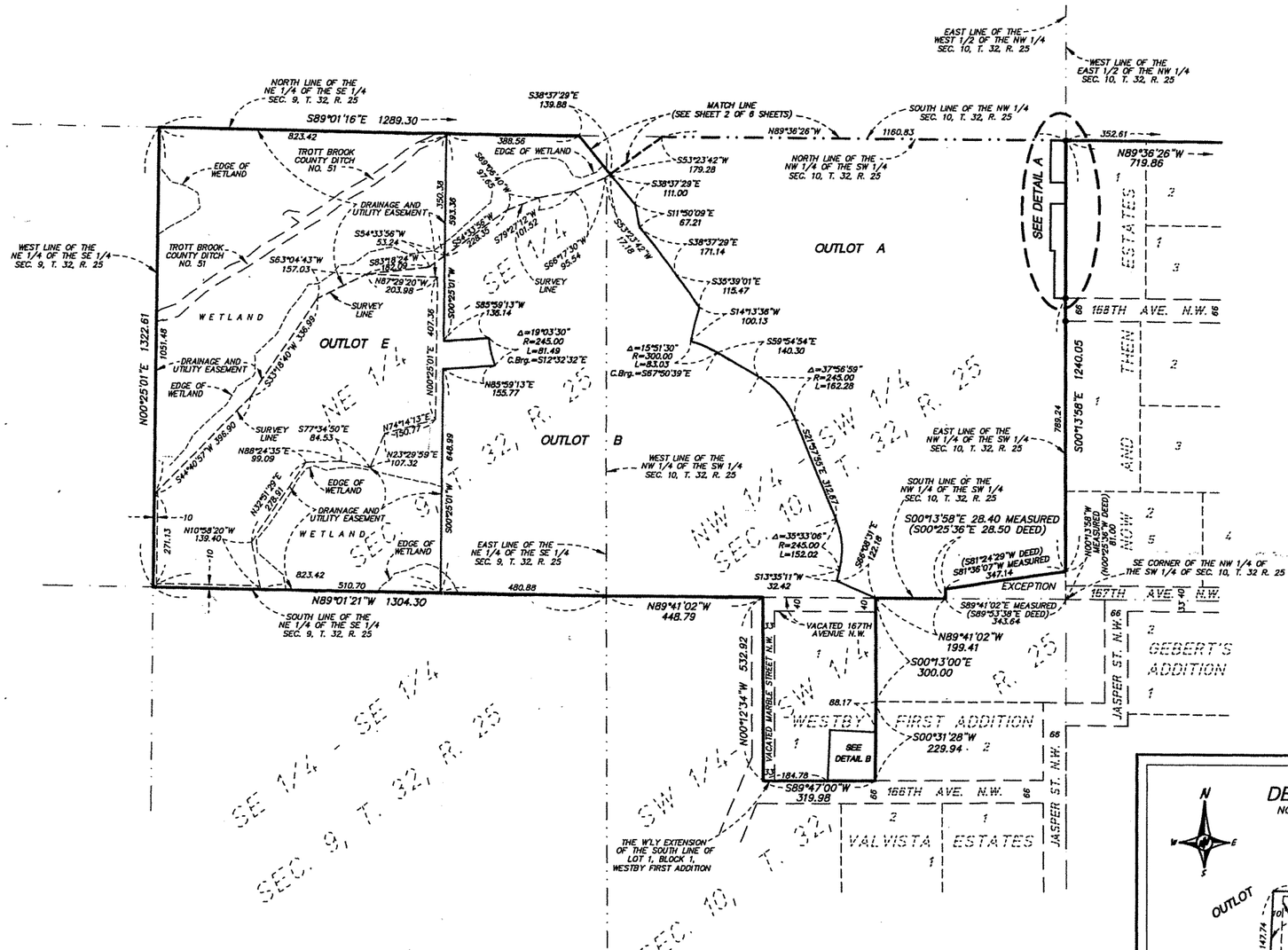
0 200 400
SCALE IN FEET
1 INCH = 200 FEET

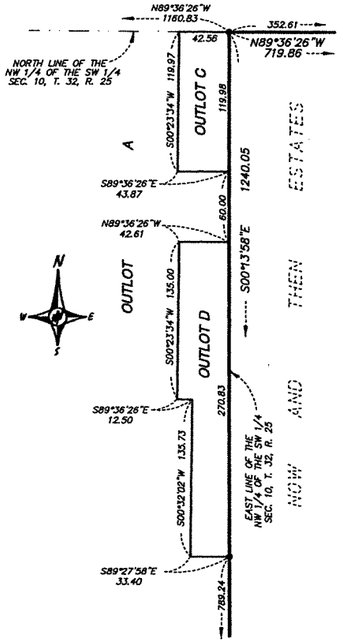
FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 32, RANGE 25 IS ASSUMED TO HAVE A BEARING OF SOUTH 89 DEGREES 01 MINUTES 16 SECONDS EAST.

● DENOTES IRON PIPE MONUMENT FOUND

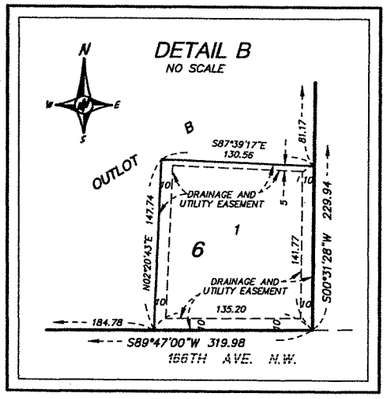
ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. No. 25287



DETAIL A
NO SCALE



DETAIL B
NO SCALE



PASSE ENGINEERING, INC.
REGISTERED PROFESSIONAL ENGINEERS
LICENSED LAND SURVEYORS

SHEET 3 OF 6 SHEETS

OFFICIAL PLAT

BROOKFIELD SECOND ADDITION

CITY OF RAMSEY
COUNTY OF ANOKA
SEC'S 9 & 10, T. 32, R. 25
Book 74 Page 20

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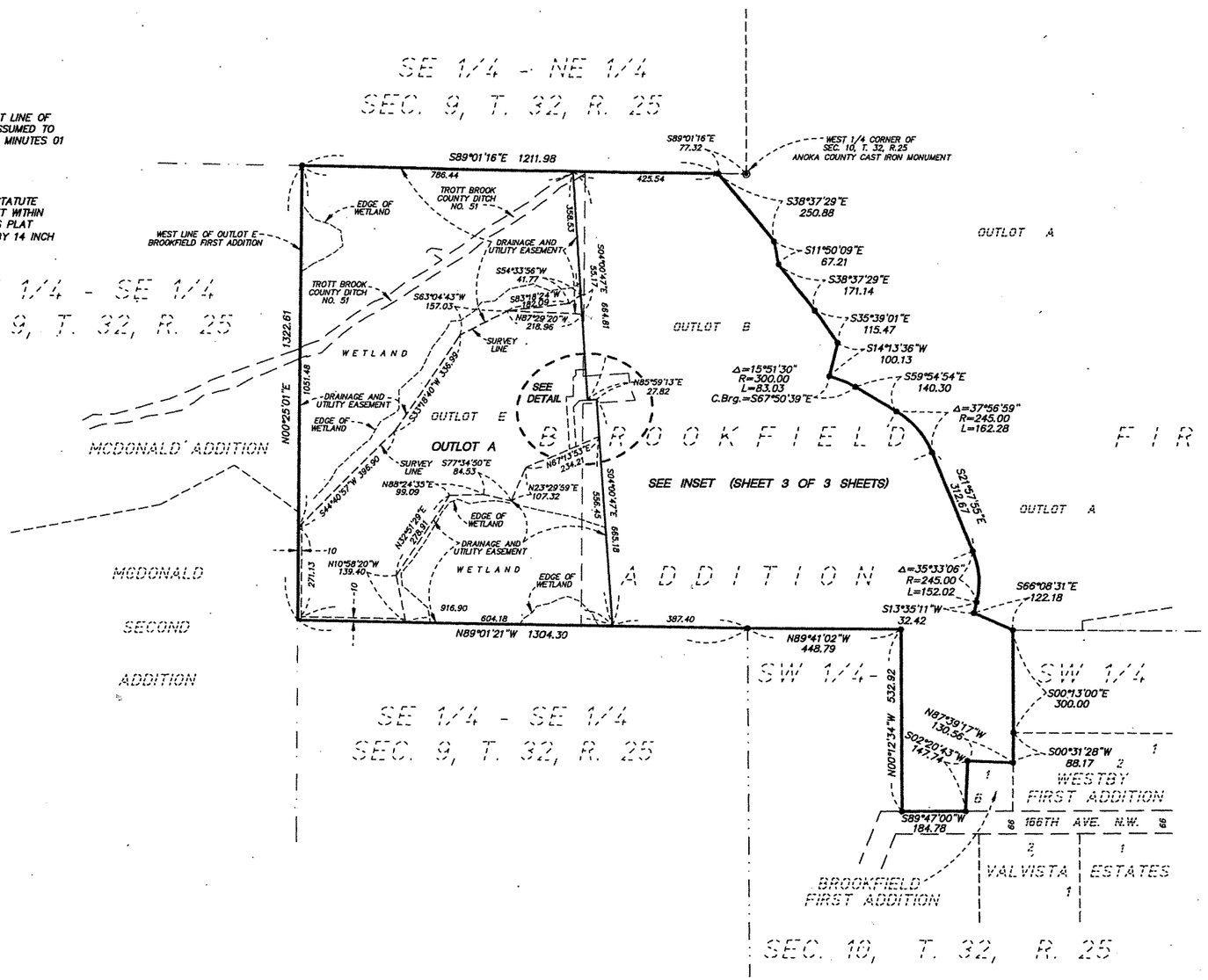
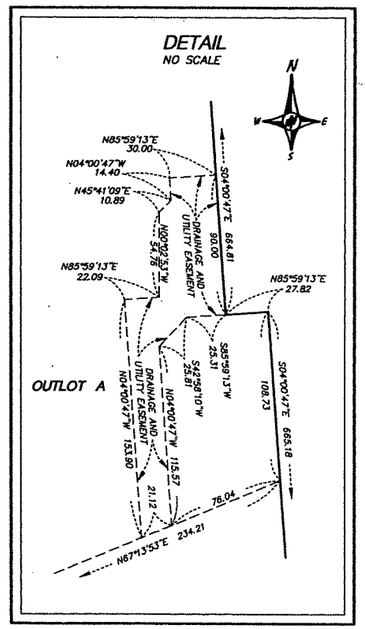
SCALE IN FEET
1 INCH = 200 FEET

FOR THE PURPOSES OF THIS PLAT, THE WEST LINE OF OUTLOT E, BROOKFIELD FIRST ADDITION IS ASSUMED TO HAVE A BEARING OF NORTH 00 DEGREES 25 MINUTES 01 SECONDS EAST.

● DENOTES IRON PIPE MONUMENT FOUND

ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. No. 25287

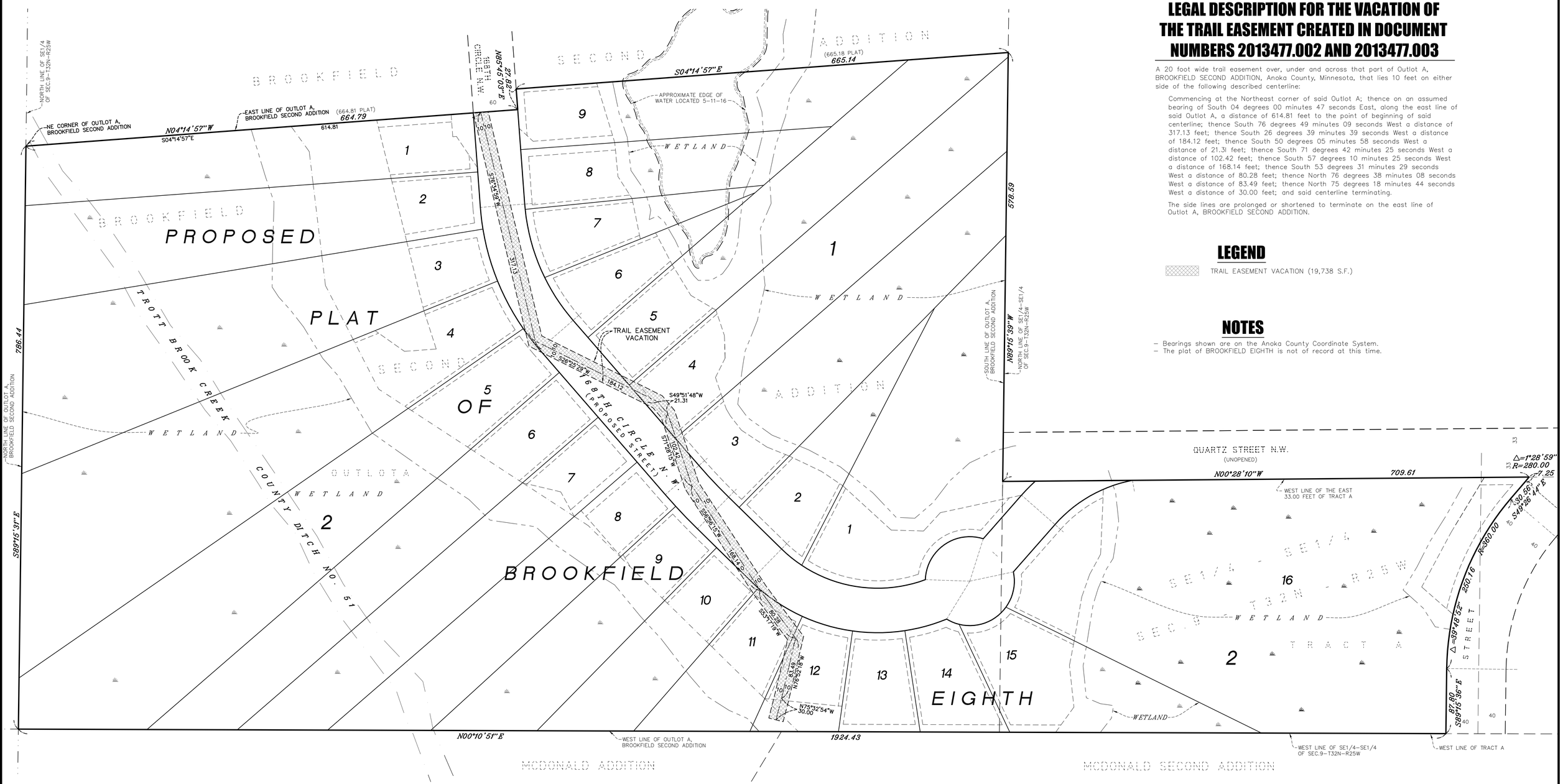




PASSE ENGINEERING, INC.
REGISTERED PROFESSIONAL ENGINEERS
LICENSED LAND SURVEYORS

SKETCH AND DESCRIPTION

~for~ BROOKFIELD EIGHTH ADDITION
~of~ VACATION OF TRAIL EASEMENT


NORTH LINE OF SE1/4 OF SEC.9–T32N–R25W
NE CORNER OF OUTLOT A, BROOKFIELD SECOND ADDITION
N04°14'57"W
S04°14'57"E
EAST LINE OF OUTLOT A, BROOKFIELD SECOND ADDITION (664.81 PLAT) 664.79
614.81
BROOKFIELD SECOND ADDITION
(665.18 PLAT) 665.14
S04°14'57"E
N89°45'03"E 27.22
60
APPROXIMATE EDGE OF WATER LOCATED 5–11–16
WETLAND
TRAIL EASEMENT VACATION
S36°25'29"W 184.12
S49°51'48"W 21.31
S12°18'15"W 104.42
S36°25'15"W 168.14
S34°47'09"W 317.13
S53°17'9"W 80.28
N15°52'18"W 83.49
N75°32'54"W 30.00
10
10
10

7.02: Consider Introducing Ordinance #18-06 Vacating Drainage and Utility Easements and Trail Easement within Outlot A Brookfield Second Addition; Case of Brookfield Land, LLC

Community Development Director Gladhill reviewed the staff report and recommendation to adopt Ordinance #18-06 to vacate the existing, underlying drainage and utility easements on the recorded plats of Brookfield First Addition and Brookfield Second Addition, which lie within Outlot A, Brookfield Second Addition, along with the temporary trail easement within Outlot A, Brookfield Second Addition, created in Document Numbers 2013477.002 and 2013477.003.

Motion by Councilmember LeTourneau, seconded by Councilmember Johns, to introduce Ordinance #18-06 vacating drainage and utility easements and trail easement within Outlot A Brookfield Second Addition.

Motion carried. Voting Yes: Mayor Strommen, Councilmembers LeTourneau, Johns, Kuzma, Riley, and Shryock. Voting No: None.

DRAFT

ORDINANCE #18-06

CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

AN ORDINANCE VACATING DRAINAGE AND UTILITY EASEMENTS AND TRAIL EASEMENT WITHIN OUTLOT A BROOKFIELD SECOND ADDITION.

SECTION 1. AUTHORITY

This ordinance is adopted pursuant to and under the authority of the Home Rule Charter of the City of Ramsey, Section 12.06 and Minnesota Statutes 412.851.

SECTION 2. VACATION

The following described drainage and utility easements, as indicated by Exhibit A attached hereto, are hereby vacated, to-wit:

> All of the drainage and utility easements as dedicated on the recorded plats of BROOKFIELD FIRST ADDITION AND BROOKFIELD SECOND ADDITION, which lie within Outlot A, BROOKFIELD SECOND ADDITION, Anoka County, Minnesota.

-and-

The following described trail easement within Outlot A, BROOKFIELD SECOND ADDITION, Anoka County, Minnesota, as indicated by Exhibit B attached hereto and established by Document Numbers 2013477.002 and 2013477.003, is hereby vacated, to-wit:

> Commencing at the Northeast corner of said Outlot A; thence on an assumed bearing of South 04 degrees 00 minutes 47 seconds East, along the east line of said Outlot A, a distance of 614.81 feet to the point of beginning of said centerline; thence South 76 degrees 49 minutes 09 seconds West a distance of 317,13 feet; thence South 26 degrees 39 minutes 39 seconds West a distance of 184.12 feet; thence South 50 degrees 05 minutes 58 seconds West a distance of 21-31 feet; thence South 71 degrees 42 minutes 25 seconds West a distance of 102-42 feet; thence South 57 degrees 10 minutes 25 seconds West a distance of 168,14 feet; thence South 53 degrees 31 minutes 29 seconds West a distance of 80,28 feet; thence North 76 degrees 38 minutes 08 seconds West a distance of 83,49 feet; thence North 75 degrees 18 minutes 44 seconds West a distance of 30.00 feet; and said centerline terminating.
> The side lines are prolonged or shortened to terminate on the east line of Outlot A, BROOKFIELD SECOND ADDITION.

SECTION 3. EFFECTIVE DATE

This ordinance becomes effective 30 days after its passage and publication, subject to City Charter Section 5.04.

PASSED by the City Council of the City of Ramsey, Minnesota the 13th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Clerk

Introduction date:
Posting dates:
Adoption date:
Publication date:
Effective date:

Exhibit A
Legal Description and Exhibit for Drainage and Utility Easements Vacation

All of the drainage and utility easements as dedicated on the recorded plats of BROOKFIELD FIRST ADDITION AND BROOKFIELD SECOND ADDITION, which lie within Outlot A, BROOKFIELD SECOND ADDITION, Anoka County, Minnesota.

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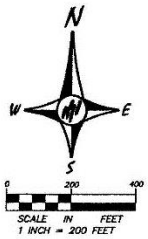
OFFICIAL PLAT

Book 72 of Abst Page 37

BROOKFIELD FIRST ADDITION

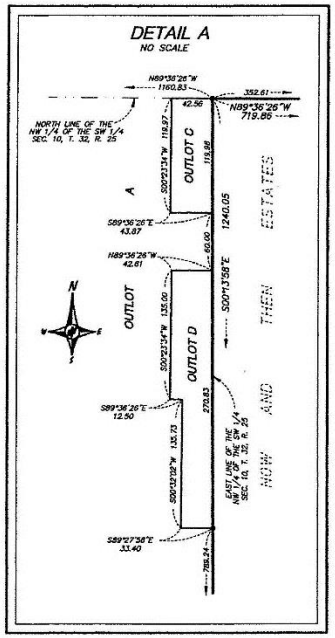
CITY OF RAMSEY
COUNTY OF ANOKA
SEC. 9 & 10, T. 32, R. 25

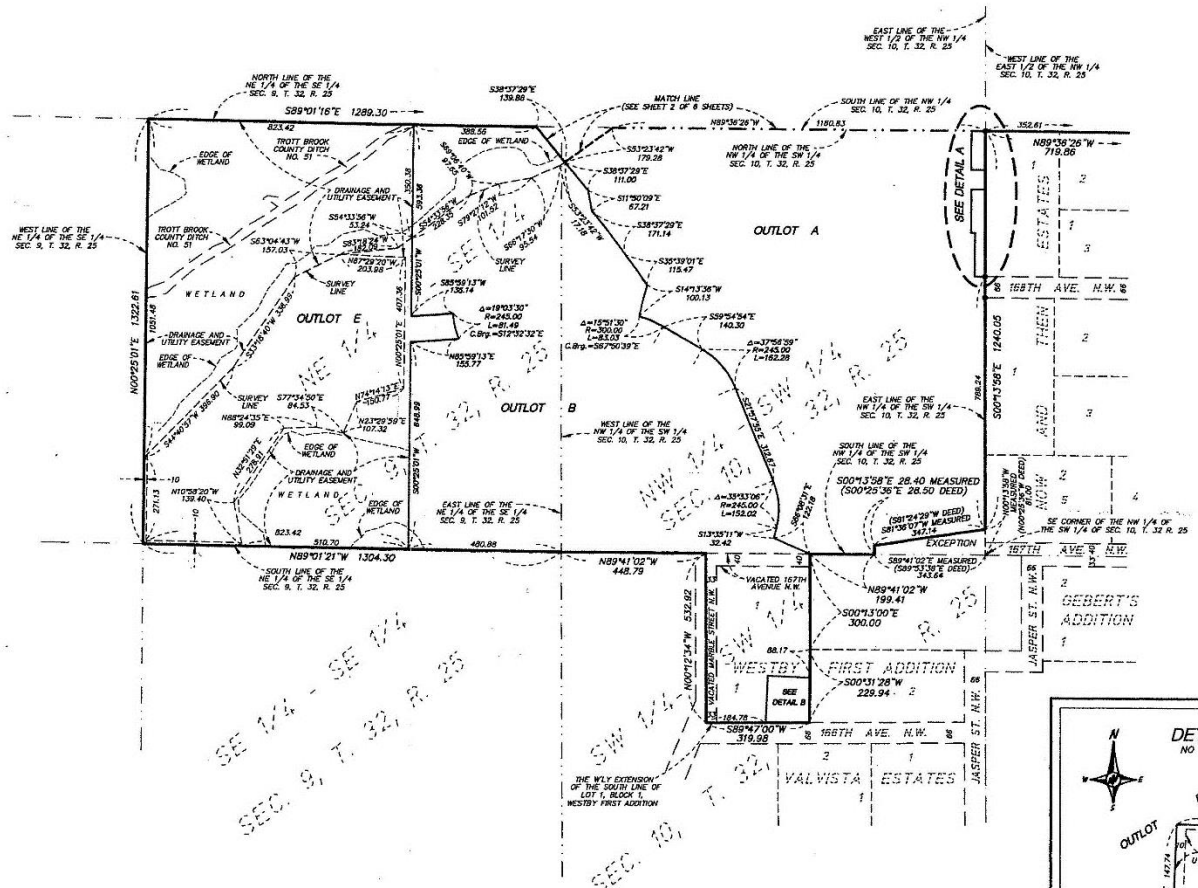


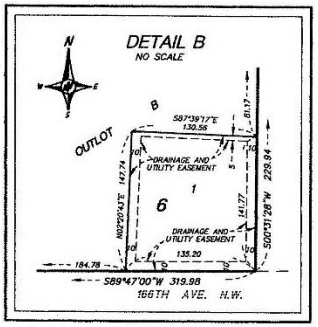
FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 32, RANGE 25 IS ASSUMED TO HAVE A BEARING OF SOUTH 89 DEGREES 01 MINUTES 16 SECONDS EAST.

• DENOTES IRON PIPE MONUMENT FOUND

ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. No. 25287





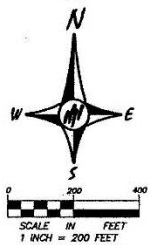


PASSE ENGINEERING, INC.
REGISTERED PROFESSIONAL ENGINEERS
LICENSED LAND SURVEYORS

OFFICIAL PLAT

BROOKFIELD SECOND ADDITION

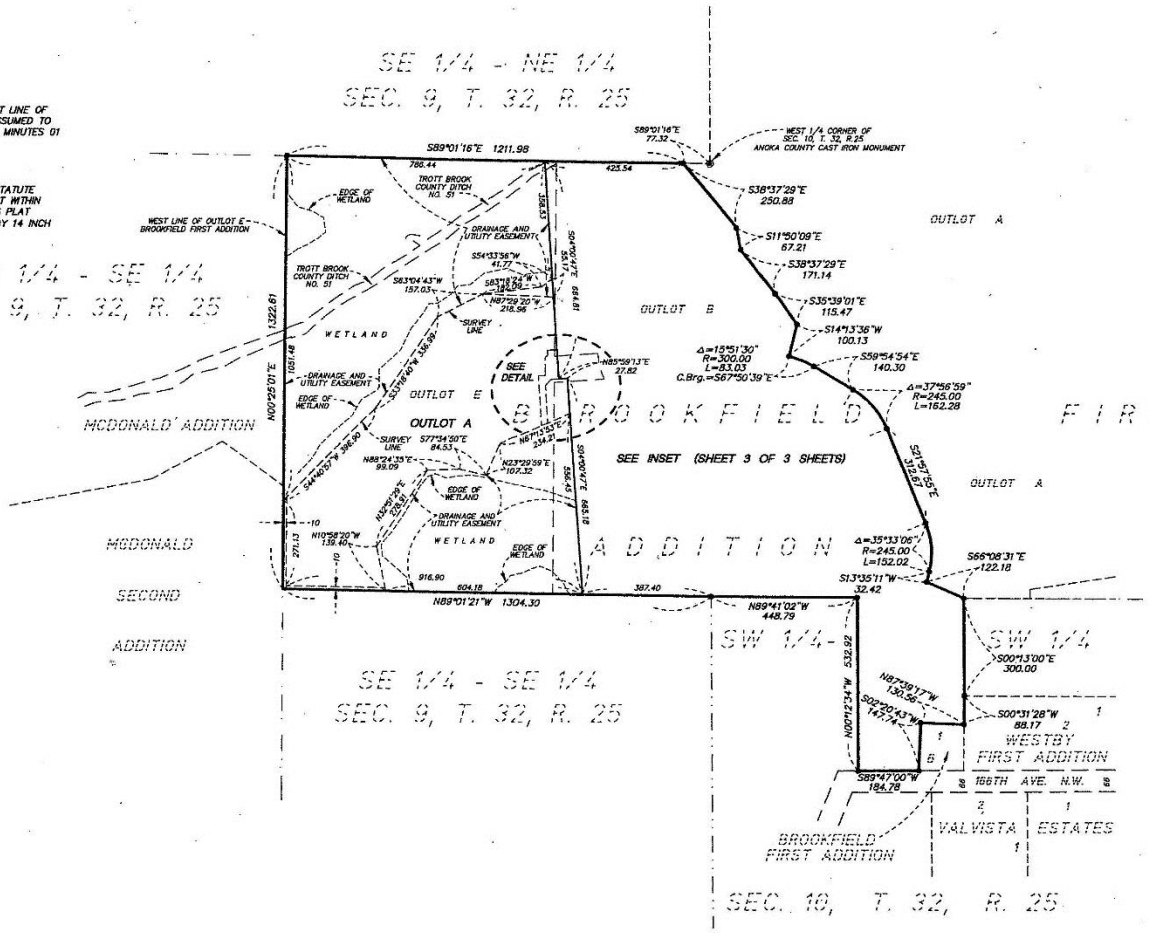
CITY OF RAMSEY
COUNTY OF ANOKA
SEC'S 9 & 10, T. 32, R. 25
Book 74 Page 20

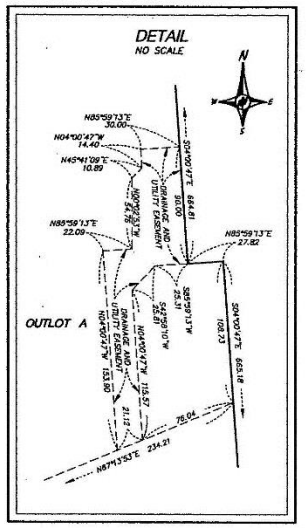


FOR THE PURPOSES OF THIS PLAT, THE WEST LINE OF OUTLOT E, BROOKFIELD FIRST ADDITION IS ASSUMED TO HAVE A BEARING OF NORTH 00 DEGREES 25 MINUTES 01 SECONDS EAST.

● DENOTES IRON PIPE MONUMENT FOUND

ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. No. 25287



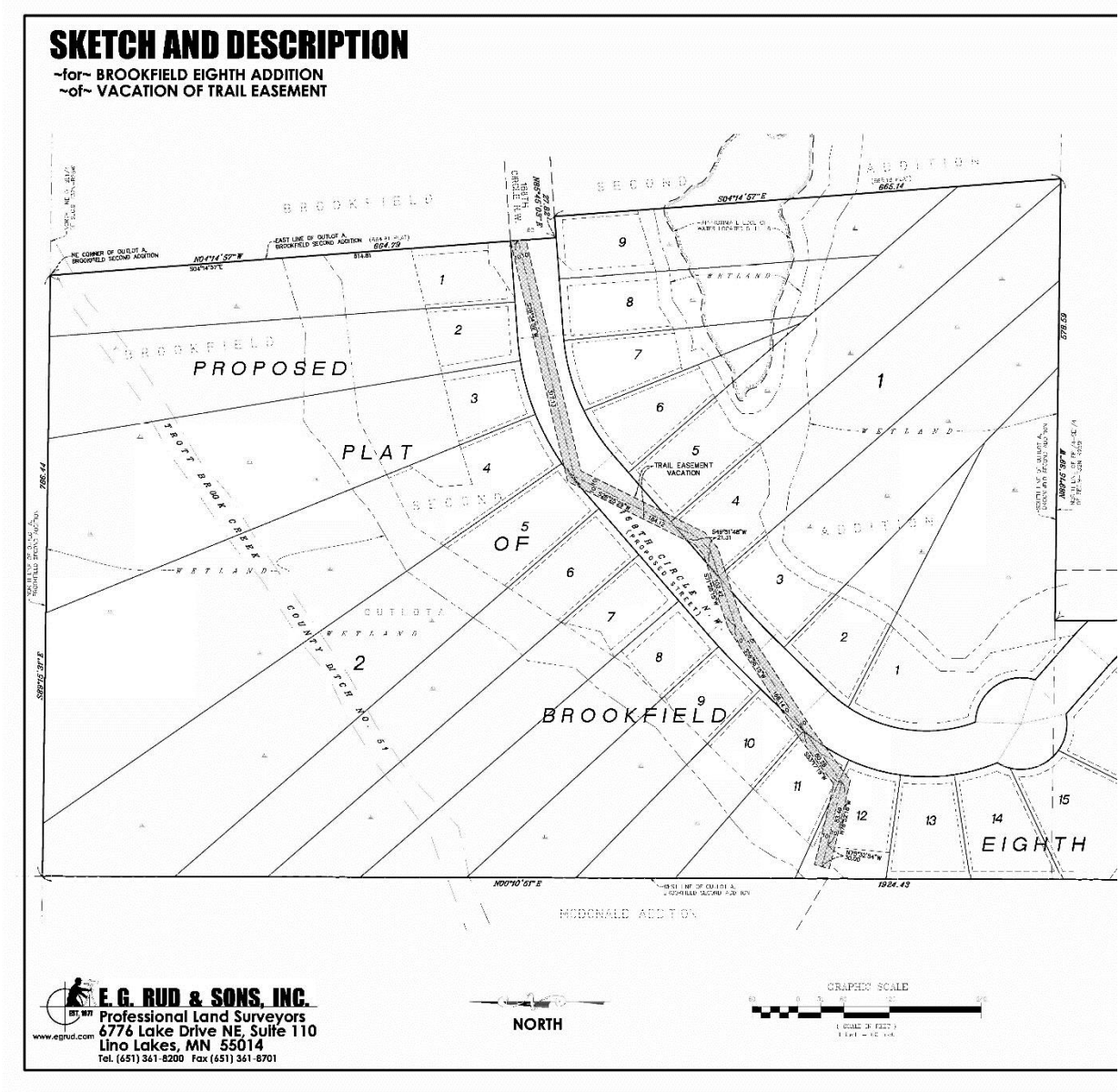


PASSE ENGINEERING, INC.
REGISTERED PROFESSIONAL ENGINEERS
LICENSED LAND SURVEYORS

Exhibit B
Legal Description and Exhibit for Trail Easement Vacation
(Easement created by Document Numbers 2013477.002 and 2013477.003)

Commencing at the Northeast corner of said Outlot A; thence on an assumed bearing of South 04 degrees 00 minutes 47 seconds East, along the east line of said Outlot A, a distance of 614.81 feet to the point of beginning of said centerline; thence South 76 degrees 49 minutes 09 seconds West a distance of 317,13 feet; thence South 26 degrees 39 minutes 39 seconds West a distance of 184.12 feet; thence South 50 degrees 05 minutes 58 seconds West a distance of 21-31 feet; thence South 71 degrees 42 minutes 25 seconds West a distance of 102-42 feet; thence South 57 degrees 10 minutes 25 seconds West a distance of 168,14 feet; thence South 53 degrees 31 minutes 29 seconds West a distance of 80,28 feet; thence North 76 degrees 38 minutes 08 seconds West a distance of 83,49 feet; thence North 75 degrees 18 minutes 44 seconds West a distance of 30.00 feet; and said centerline terminating.

The side lines are prolonged or shortened to terminate on the east line of Outlot A, BROOKFIELD SECOND ADDITION.



Our Mission: To work together to resposibly grow our community, and to provide quality, cost-effective, and efficient government services.

CC Regular Session **7. 1.**

Meeting Date: 02/12/2018

Submitted For: Tim Gladhill, Community Development

By: Eric Maass, Community Development

Information

Title:

Review Comprehensive Plan Amendment, Zoning Amendment, and Site Plan for Ramsey Elementary Campus 2 (Project #17-109)

Purpose/Background:

The purpose of this case is to review the Comprehensive Plan Amendment to reguide the property from Low Density Residential to Public/Quasi Public; the Zoning Amendment to rezone from R-1 Residential (MUSA) to Public/Quasi Public; and the Site Plan for Ramsey Elementary Campus 2. This case is being reviewed based on the standards within the B-1 General Business Zoning District. This is in keeping with the City's past practice for similar projects.

Focus this evening should be on the internal, private site improvements. There has been significant discussion about public improvements to Nowthen Boulevard (County State Aide Highway 5). It is anticipated that turn lanes and a traffic signal will be added at the entrance. However, those improvements have not yet been shown on the plan set. With that in mind, final approval will not be considered until the February 27 City Council meeting. However, Staff recommends having a discussion on the private site improvements in the meantime, in case there were any major changes desired. This will help avoid any significant delays to the project.

Notification:

City Staff attempted to notify all property owners within 700 feet of the Subject Property of the request via U.S. mail and published a notice of public hearing in the Anoka Union Herald, the City's official newspaper.

Observations/Alternatives:

While the proposed zoning is Public/Quasi Public, Staff finds that the setbacks and dimensional standards the project should be measured by is the B-1 General Business District. While a public use, a school does project certain intensities into the area that need to be assessed and mitigated in order to be compatible with surrounding properties. As a result, this case is being reviewed per City Code Section 117-118 entitled B-1 General Business District. This is in keeping with the City's past practice for similar situations.

As proposed, the Site Plan appears to meet the requirements of the zoning ordinance with minor alterations as outlined in the Staff Review Letter.

During the public hearing held at the Planning Commission meeting, residents to the north of the subject property expressed concern over the increased activity and the effect the noise could have on their properties. The Applicant is currently proposing more landscaping than is required by the City Code and so a portion of the currently proposed landscaping could potentially be shifted to the north property line to provide the additional buffering. The School District indicated that they would be willing to work with the City to install trees and landscaping on the top

of a berm to alleviate the concerns of the property owners to the north.

The Planning Commission unanimously recommended adoption of the Comprehensive Plan Amendment, Rezoning, and Site Plan requests contingent upon compliance with the Staff Review Letter and alterations to the Landscaping Plan to address the need for additional screening along the northern boundary.

Alternatives:

Alternative 1: If the City Council is supportive of the project as currently presented, it should adopt Resolution #18-004 approving the Comprehensive Plan Amendment to reguide the subject property from Low Density Residential (LDR) to Public/Quasi Public. It should also adopt Ordinance #18-003 approving the Zoning Amendment to rezone the subject property from R-1 Residential (MUSA) to Public/Quasi Public and adopt Resolution #18-005 approving the requested Site Plan. The project would seem to be a benefit to the community and compatible with the surrounding land use. Staff supports this alternative.

Alternative 2: If the City Council is supportive of the requested Comprehensive Plan Amendment as well as the requested Zoning Amendment but is not supportive of the Site Plan as currently presented, it should adopt Resolution #18-004 Approving the Comprehensive Plan Amendment as well as Ordinance #18-003 rezoning the subject property and table action on the Site Plan application and direct the Applicant to amend the Site Plan accordingly. Staff is not opposed to this alternative.

Alternative 3: If the City Council is not supportive of the requested Comprehensive Plan Amendment, it should state its findings and deny the Comprehensive Plan Amendment and requested Zoning Amendment, as well as the Site Plan, as it would not be compliant with the land use of the property. Staff does not support this alternative.

Funding Source:

All costs associated with processing the Application are the responsibility of the Applicant. There are no City Funds proposed to be utilized for the construction of this project.

Recommendation:

The Planning Commission and Staff recommend adoption of Resolution #18-004 Approving the Comprehensive Plan Amendment and Ordinance #18-03 Rezoning the Subject Property from R-1 Residential (MUSA) to Public / Quasi Public, as well as Resolution #18-005 Approving the Site Plan for Ramsey Elementary Campus 2.

Action:

No action is being requested this evening. The desire is to seek consensus on the internal site improvements and the concept of adding turn lanes and traffic signals at the proposed main entrance to the school. Formal action will tentatively be requested at the February 27 City Council Meeting.

Attachments

Site Location Map
Ramsey Elementary Campus 2 Plan Set
Staff Review Letter
01-04-18 Planning Commissoin Meeting Minutes
Resolution #18-004 Approving Comprehensive Plan Amendment
Ordinance #18-003 Rezoning Subject Property from R-1 MUSA to Public
Resolution #18-005 Approving Site Plan for Ramsey Elementary Campus 2

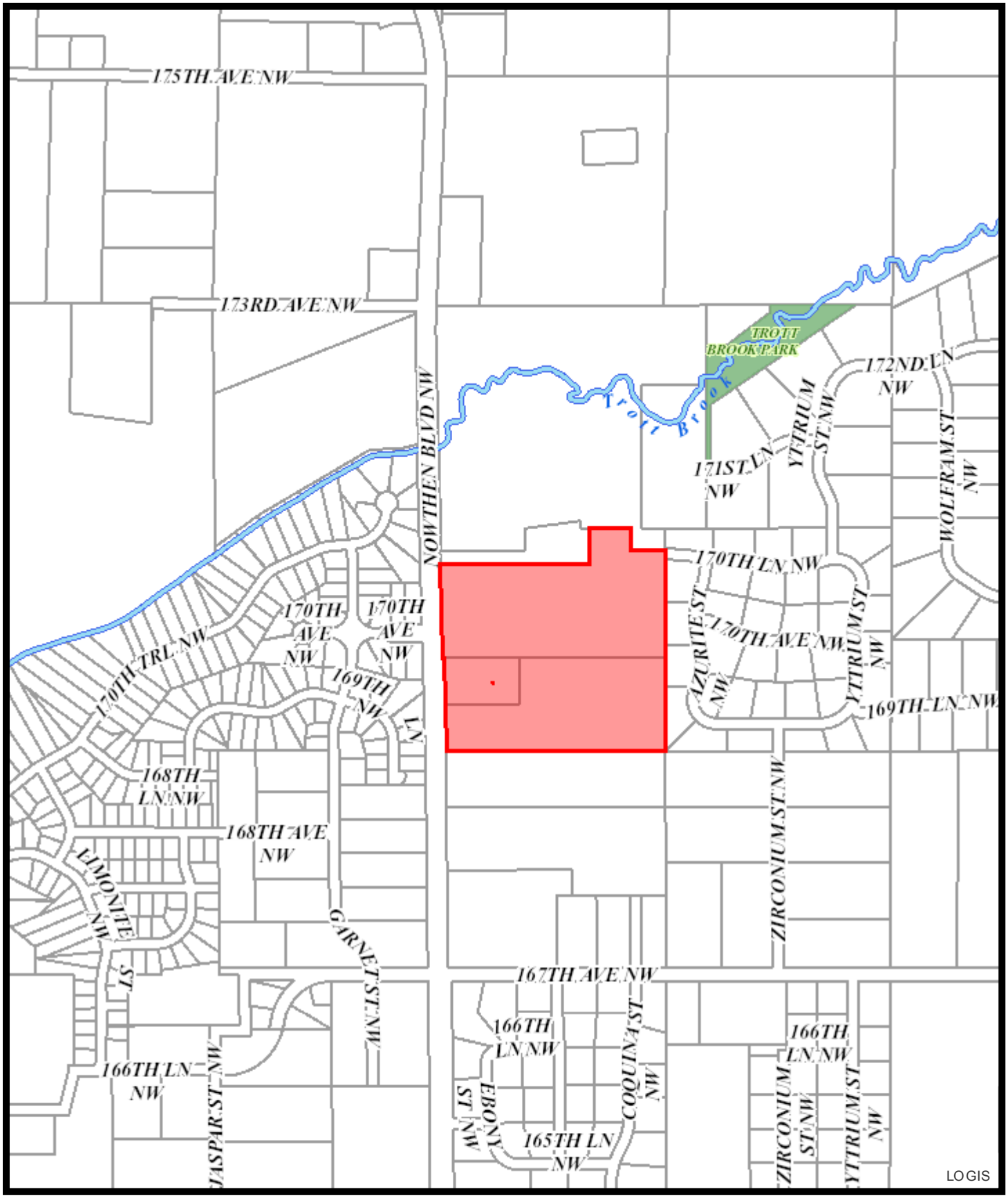
Form Review

Inbox	Reviewed By	Date

Tim Gladhill	Tim Gladhill	02/08/2018 09:11 AM
Chris Anderson	Chris Anderson	02/08/2018 03:39 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:44 PM
Form Started By: Eric Maass		Started On: 02/07/2018 09:18 AM
Final Approval Date: 02/08/2018		

Site Location Map

Anoka Hennepin School Dist. #11



Feet

0 190380 760 1,140 1,520

Print Date: November 20, 2017

NO.	ROOM NAME
B100	CORRIDOR
B101	VESTIBULE
B102	PASSAGE
B103	CAFETERIA / GYM
B104	TABLE STORAGE
B105	GYM STORAGE
B106	STAFF DINING
B107	COOLER
B108	FREEZER
B109	PLAYGROUND EQUIPMENT
B110	DRY / GENERAL STORAGE
B111	CUSTODIAL OFFICE
B112	LOCKER / MAINT
B113	TOILET
B114	KITCHEN

NO.	ROOM NAME
B115	WARE WASHING
B116	NOT USED
B117	SERVING
B118	PASSAGE
B119	KITCHEN OFFICE
B120	TOILET
B121	LOCKER
B122	PASSAGE
B123	RECEIVING
B124	BUILDING STORAGE
B125	CHAIR STORAGE
B126	GYM STORAGE
B127	BOILER ROOM
B128	ELECTRICAL ROOM
B129	FIRE PUMP

NO.	ROOM NAME
C100	STAIR
C101	PASSAGE
C102	HAND WASHING
C103	BOYS TOILET
C104	GIRLS TOILET
C105	F.T.L.A.
C106	F.T.L.A.
C107	SPECIAL SERVICES
C108	STORAGE
C109	CLASSROOM
C110	CLASSROOM
C111	CLASSROOM
C112	CLASSROOM
C113	STAIR
C114	CLASSROOM
C115	CLASSROOM
C116	CLASSROOM
C117	CLASSROOM

NO.	ROOM NAME
D100	STAIR
D101	PASSAGE
D102	HAND WASHING
D103	BOYS TOILET
D104	GIRLS TOILET
D105	F.T.L.A.
D106	F.T.L.A.
D107	SPECIAL SERVICES
D108	STORAGE
D109	CLASSROOM
D110	CLASSROOM
D111	CLASSROOM
D112	CLASSROOM
D113	STAIR
D114	CLASSROOM
D115	CLASSROOM
D116	CLASSROOM
D117	CLASSROOM

NO.	ROOM NAME
D118	VESTIBULE
D119	VESTIBULE
D120	CORRIDOR
D121	NOT USED
D122	CORRIDOR
D123	SPECIAL SERV. STAFF OFFICE
D124	SPECIAL SERV. CLASSROOM
D125	SPECIAL SERV. CLASSROOM
D126	SPECIAL SERV. CLASSROOM
D127	STORAGE
D128	JANITOR CLOSET
D129	STAFF TOILET
D130	STAFF TOILET
D131	MSI CLASSROOM
D132	CLOSET
D133	SENSORY ROOM
D134	PASSAGE
D135	TOILET / SHOWER

NO.	ROOM NAME
D136	MSI CLASSROOM
D137	WORK ROOM
D138	HEAD END
D139	STORAGE
D140	COMPUTER LAB
D141	CIRCULATION DESK
D142	MEDIA CENTER
D143	JANITOR CLOSET
D144	STAFF WORK ROOM
D145	E.B.D. CLASSROOM
D146	S.S.A. CLASSROOM
D147	S.S.A. OFFICE
D148	ELEVATOR
D149	CORRIDOR
D150	CORRIDOR
D151	STAIR

NO.	ROOM NAME
A100	CORRIDOR
A101	VESTIBULE
A102	GENERAL OFFICE
A103	CONFERENCE ROOM
A104	WORK ROOM
A105	VOLUNTEER WORK ROOM
A106	HALLWAY
A107	PRINCIPAL'S OFFICE
A108	ASST. PRINC. OFFICE
A109	ASST. PRINC. OFFICE
A110	COAT CLOSET
A111	STAFF TOILET
A112	TOILET
A113	STAFF TOILET
A114	NURSE GENERAL OFFICE
A115	NURSE OFFICE
A116	COMMUNITY ED. OFFICE
A117	PHY.ED. OFFICE
A118	GYM STORAGE
A119	TECHNOLOGY CLOSET
A120	JANITOR CLOSET

NO.	ROOM NAME
A121	CORRIDOR
A122	CORRIDOR
A123	CORRIDOR
A124	VESTIBULE
A125	ART
A126	KILN
A127	STORAGE
A128	ART
A129	MUSIC
A130	STORAGE
A131	MUSIC
A132	GYM VESTIBULE
A133	WOMEN'S TOILET
A134	STAIR
A135	TECHNOLOGY CLOSET
A136	GYM VESTIBULE
A137	MEN'S TOILET
A138	TOILET
A139	JANITOR CLOSET
A140	GYMNASIUM
A141	GYMNASIUM

NO.	ROOM NAME
E100	PASSSAGE
E101	CLASSROOM
E102	CLASSROOM
E103	CONFERENCE ROOM
E104	TOILET
E105	ELEVATOR MACHINE ROOM
E106	CONFERENCE ROOM
E107	F.T.L.A.
E108	PASSAGE
E109	KINDERGARTEN CLASSROOM
E110	TOILET
E111	KINDERGARTEN CLASSROOM
E112	TOILET
E113	KINDERGARTEN CLASSROOM
E114	TOILET
E115	STAIR
E116	KINDERGARTEN CLASSROOM
E117	TOILET

NO.	ROOM NAME
E118	S.S. EVALUATION
E119	S.S. EVALUATION
E120	STORAGE
E121	KINDERGARTEN CLASSROOM
E122	TOILET

1 A1.1 FIRST FLOOR REFERENCE PLAN

1/16" = 1'-0"

ATS&R

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PLANNING TECHNOLOGY
INTERIOR DESIGN LANDSCAPE ARCHITECTURE

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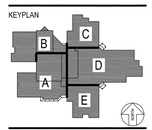
CONSULTANTS

REVISIONS

New Elementary School - Ramsey Site
Anoka Hennepin Schools
Anoka-Hennepin Schools, ISD No. 11
2727N Ferry Street, Anoka MN 55303

SIGNATURE / SEAL

KEYPLAN



DRAWN BY
TDC

CHECKED BY
DMM

ISSUED FOR
CITY SUBMITTAL

ISSUE DATE
December 7, 2017

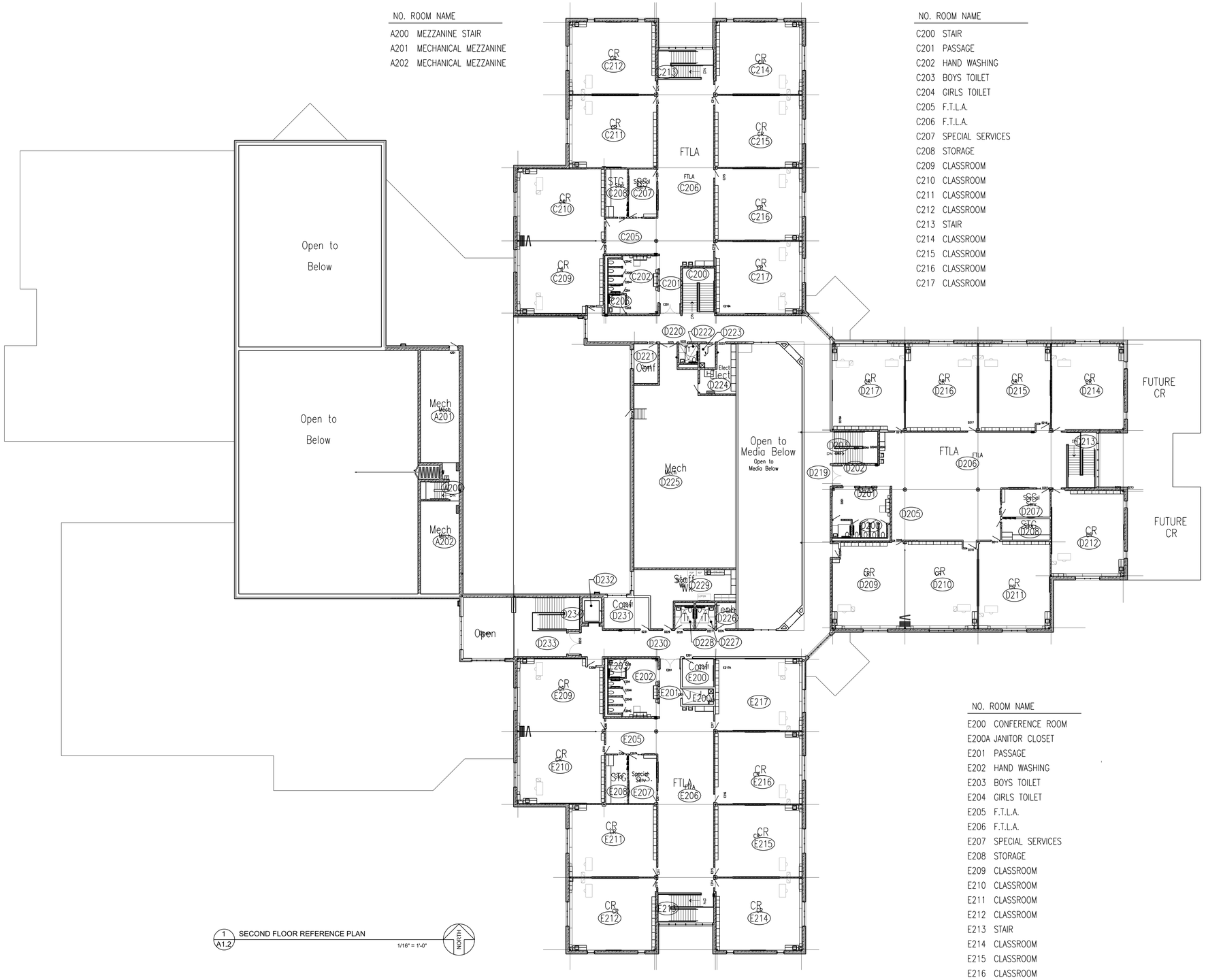
SHEET NAME
FIRST FLOOR REFERENCE PLAN

ATS&R PROJECT NO.
17018

REVISION NO.

SHEET NUMBER
A1.1

File - R:\dwg\2017\17018 Anoka-Hennepin-Ramsey Elem\A01\A1-1.dwg Date - Dec 06, 2017 Time - 2:48pm


Open to Below
Open to Below
Mech A201
Mech A202
Open to Media Below
Open to Media Below
Mech D225
FTLA
FUTURE CR
FUTURE CR
Open
Open to Below
FTLA
Special Serv.
Mech
Elect
Elect
Comm
Comm
Comm
Comm
Stor
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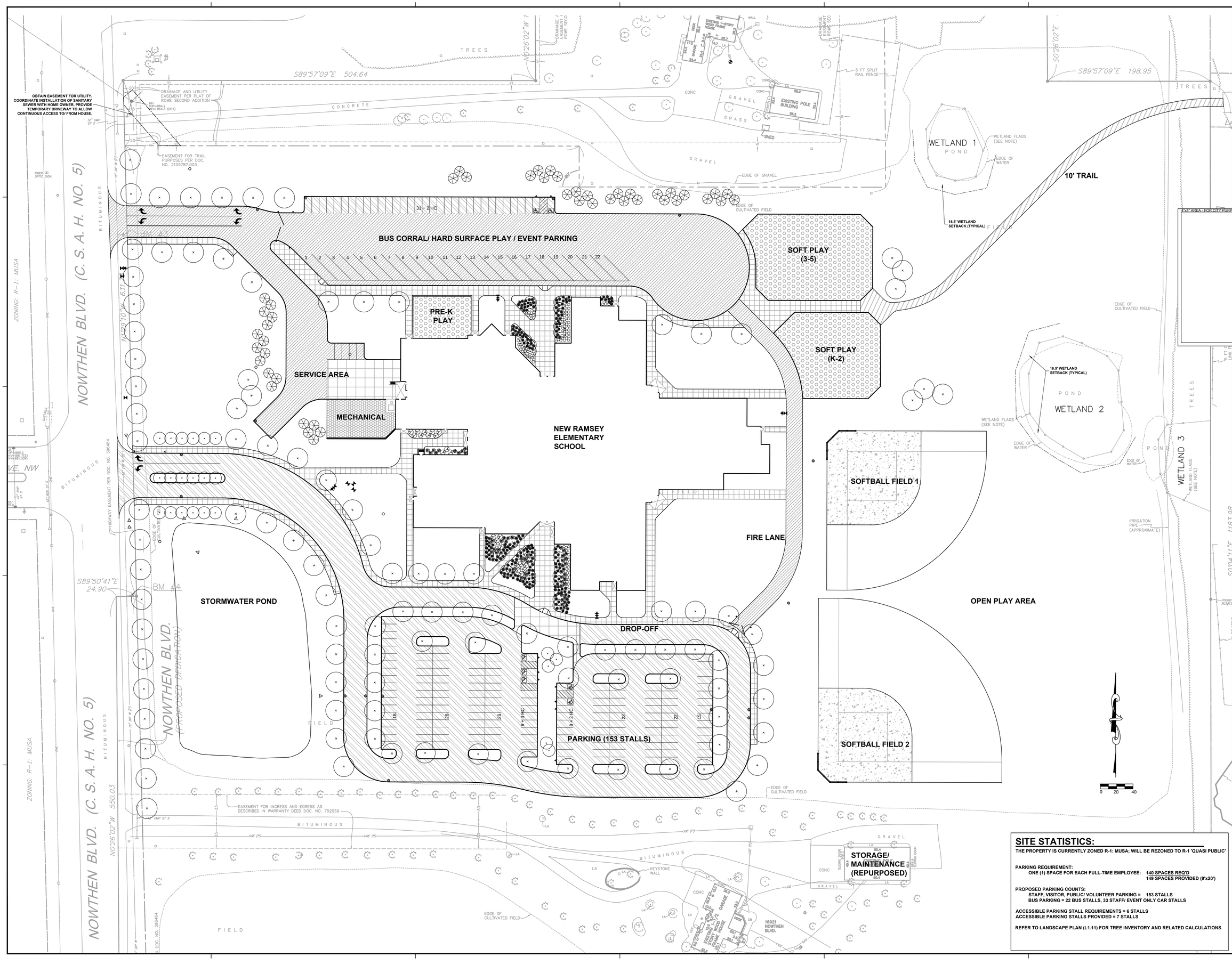
Stor



SITE STATISTICS:

THE PROPERTY IS CURRENTLY ZONED R-1: MUSA; WILL BE REZONED TO R-1 'QUASI PUBLIC'

PARKING REQUIREMENT:
ONE (1) SPACE FOR EACH FULL-TIME EMPLOYEE: 140 SPACES REQ'D
149 SPACES PROVIDED (9'x20')

PROPOSED PARKING COUNTS:
STAFF, VISITOR, PUBLIC/ VOLUNTEER PARKING = 153 STALLS
BUS PARKING = 22 BUS STALLS, 33 STAFF/ EVENT ONLY CAR STALLS

ACCESSIBLE PARKING STALL REQUIREMENTS = 6 STALLS
ACCESSIBLE PARKING STALLS PROVIDED = 7 STALLS

REFER TO LANDSCAPE PLAN (L1.11) FOR TREE INVENTORY AND RELATED CALCULATIONS

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LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA
ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

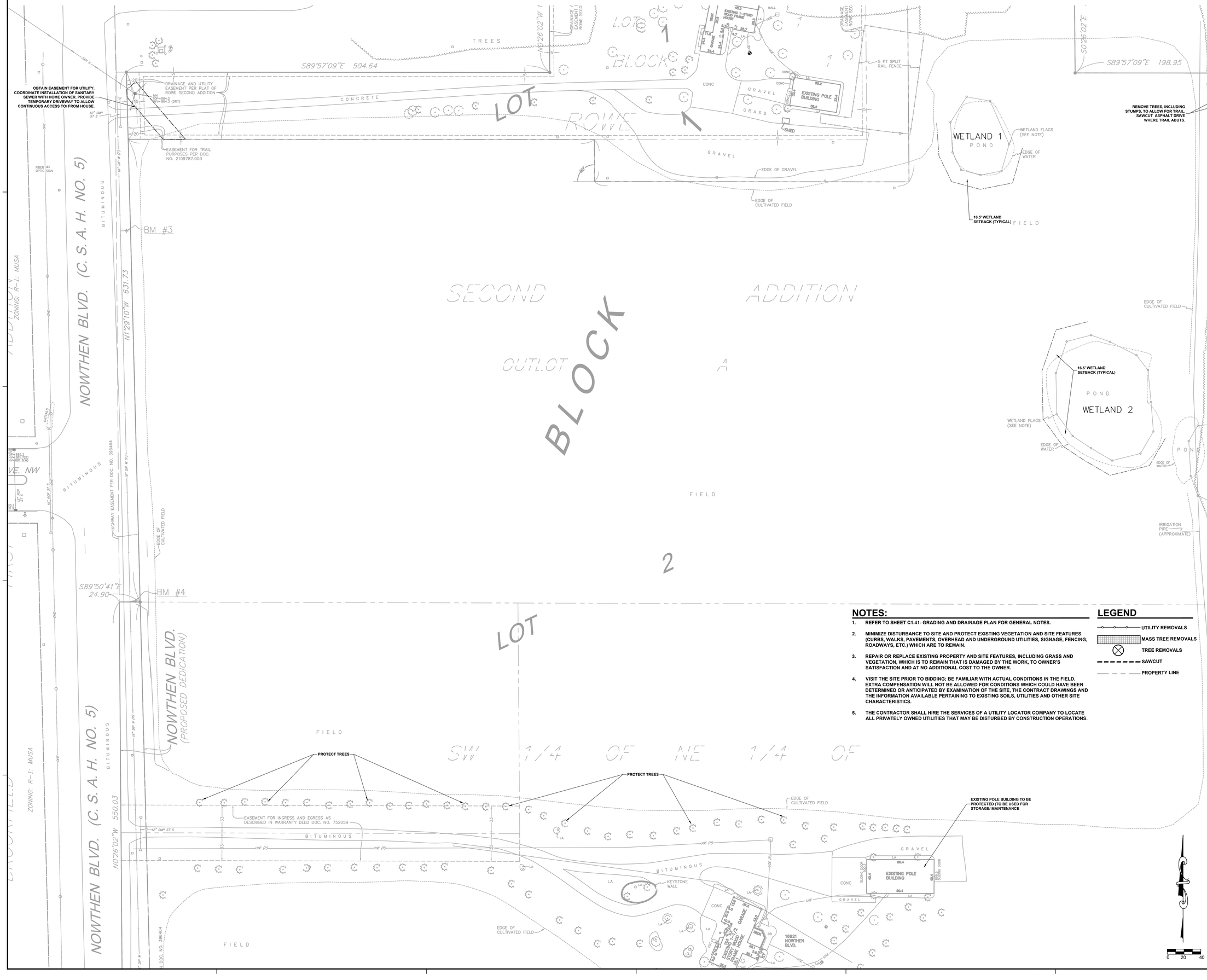
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SITE REFERENCE PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.00



NOTES:

1. REFER TO SHEET C1.41- GRADING AND DRAINAGE PLAN FOR GENERAL NOTES.
2. MINIMIZE DISTURBANCE TO SITE AND PROTECT EXISTING VEGETATION AND SITE FEATURES (CURBS, WALKS, PAVEMENTS, OVERHEAD AND UNDERGROUND UTILITIES, SIGNAGE, FENCING, ROADWAYS, ETC.) WHICH ARE TO REMAIN.
3. REPAIR OR REPLACE EXISTING PROPERTY AND SITE FEATURES, INCLUDING GRASS AND VEGETATION, WHICH IS TO REMAIN THAT IS DAMAGED BY THE WORK, TO OWNER'S SATISFACTION AND AT NO ADDITIONAL COST TO THE OWNER.
4. VISIT THE SITE PRIOR TO BIDDING; BE FAMILIAR WITH ACTUAL CONDITIONS IN THE FIELD. EXTRA COMPENSATION WILL NOT BE ALLOWED FOR CONDITIONS WHICH COULD HAVE BEEN DETERMINED OR ANTICIPATED BY EXAMINATION OF THE SITE, THE CONTRACT DRAWINGS AND THE INFORMATION AVAILABLE PERTAINING TO EXISTING SOILS, UTILITIES AND OTHER SITE CHARACTERISTICS.
5. THE CONTRACTOR SHALL HIRE THE SERVICES OF A UTILITY LOCATOR COMPANY TO LOCATE ALL PRIVATELY OWNED UTILITIES THAT MAY BE DISTURBED BY CONSTRUCTION OPERATIONS.

LEGEND

- UTILITY REMOVALS
- MASS TREE REMOVALS
- TREE REMOVALS
- SAWCUT
- PROPERTY LINE

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AJA

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ANOKA-HENNEPIN SCHOOL DISTRICT NO. 11

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REVISIONS

DRAWN BY

CHECKED BY
JRP

ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SITE REMOVALS PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.11

OBTAIN EASEMENT FOR UTILITY. COORDINATE INSTALLATION OF SANITARY SEWER WITH HOME OWNER. PROVIDE TEMPORARY DRIVEWAY TO ALLOW CONTINUOUS ACCESS TO/ FROM HOUSE.

NOWTHEN BLVD. (C. S. A. H. NO. 5)

ZONING: R-1: MUSA

BITUMINOUS

FIBER OPTIC SIGN

CATTAILS

N1°29'10"W 631.73

W LINE OF THE NE 1/4 SEC. 10

HIGHWAY EASEMENT PER DOC. NO. 396464

S89°57'09"E 504.64

N0°26'02"W 1

DRAINAGE AND UTILITY EASEMENT PER PLAT OF ROWE SECOND ADDITION

EASEMENT FOR TRAIL PURPOSES PER DOC. NO. 2109787.003

555.8

LOT 1 BLOCK 1 ROWE SECOND ADDITION

TREES

CONCRETE

GRAVEL

GRASS

CONC

EXISTING 1-STORY WOOD FRAME HOUSE

EXISTING POLE BUILDING

SHED

GARAGE

DECK

WALL

5 FT SPLIT RAIL FENCE

PARRALLEL

S LINE OF LOT 1, BLOCK 1, ROWE 2ND ADD.

SE CORNER OF LOT 1

EDGE OF GRAVEL

EDGE OF CULTIVATED FIELD

PARALLEL WITH S LINE OF LOT 1

260.0

62.71

50.0

375.0

S0°26'02"E

S89°57'09"E 198.95

WETLAND 1

POND

WETLAND FLAGS (SEE NOTE)

EDGE OF WATER

16.5' WETLAND SETBACK (TYPICAL)

10' TRAIL

R245.00'

4.4± AREA - FOR CITY PURPOSES

BM #3

BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING

306.00'

20.00'

32.95'

88.00'

R4.00'

R25.00'

R75.00'

R8.00'

R55.00'

R30.00'

R20.00'

R35.00'

R65.00'

50.00'

SERVICE AREA

MECHANICAL

PRE-K PLAY

SECOND ADDITION

OUTLOT A

BLOCK 1

SOFT PLAY (3-5)

142.37'

105.00'

SOFT PLAY (K-2)

R65.00'

R58.00'

15.00'

20.00'

R100.00'

R66.00'

NEW RAMSEY ELEMENTARY SCHOOL

Match Line

FIELD

SOFTBALL FIELD 1

25.00'

170.00'

55.00'

R60.00'

FIRE LANE

10.00'

WETLAND 2

POND

WETLAND FLAGS (SEE NOTE)

EDGE OF WATER

16.5' WETLAND SETBACK (TYPICAL)

WETLAND 3

POND

WETLAND FLAGS (SEE NOTE)

EDGE OF WATER

TREES

IRRIGATION PIPE (APPROXIMATE)

S0°26'02"E

R6.00'

24.00'

13.00'

18.00'

R30.00'

R134.00'

R135.00'

R40.00'

STORMWATER POND

S89°50'41"E 24.90

1101.95

BM #4

NOWTHEN BLVD. (PROPOSED DEDICATION)

N1°29'10"W

475.17

28.00'

162.00'

126.00'

DROP-OFF

24.00'

R54.00'

R25.00'

R4.00'

PARKING (153 STALLS)

190.50'

99.00'

135.00'

R105.00'

R300.00'

R6.00'

R60.00'

SOFTBALL FIELD 2

200.00'

R50.00'

25.00'

EASEMENT FOR INGRESS AND EGRESS AS DESCRIBED IN WARRANTY DEED DOC. NO. 752059

33

BITUMINOUS

N0°26'02"W 550.03

550.22

550.00

EDGE OF CULTIVATED FIELD

KEYSTONE WALL

STORAGE/ MAINTENANCE (REPURPOSED)

GRAVEL

CONC

16921 NOWTHEN BLVD.

STONE

BRICK

WOOD

GARAGE

DECK

0 20 40

NOTES:

1. REFER TO SHEET C1.40, OVERALL GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. ALL APPLICABLE DIMENSIONS ARE TO FACE OF CURB, EDGE OF PAVEMENT, CENTERLINE OF FENCE, OR PROPERTY LINE UNLESS OTHERWISE NOTED.
3. CHECK ALL PLAN AND DETAIL DIMENSIONS AND VERIFY SAME BEFORE FIELD LAYOUT.
4. SIGNAGE SHALL BE INSTALLED 18" BEHIND THE BACK OF CURB OR EDGE OF PAVEMENT.

LEGEND

- BASELINE FOR DIMENSIONS
- BUILDING STOOP - REFER TO ARCHITECTURAL PLANS
- PROPERTY LINE

ATS&R

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AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA

ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY

JRP

ISSUED FOR

AGENCY REVIEW

ISSUE DATE

12/08/2017

SHEET NAME

SITE LAYOUT PLAN

ATS&R PROJECT NO.

17119

SHEET NUMBER

C1.21

NOTES:

1. REFER TO SHEET C1.41, GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. CHECK ALL PLAN AND DETAIL DIMENSIONS AND VERIFY SAME BEFORE FIELD LAYOUT.
3. SIGNAGE SHALL GENERALLY BE INSTALLED 18" BEHIND THE BACK OF CURB.
4. ALL DISTURBED AREAS OUTSIDE THE BUILDING PAD WHICH ARE NOT DESIGNATED TO BE PAVED SHALL RECEIVE AT LEAST 4" OF TOPSOIL - REFER TO DETAIL 16/L1.13 - AND SHALL BE SODDED OR SEEDED.
5. WHERE NEW SOD MEETS EXISTING TURF, EXISTING TURF EDGE SHALL BE CUT TO ALLOW FOR A CONSISTENT, UNIFORM STRAIGHT EDGE. JAGGED OR UNEVEN EDGES WILL NOT BE ACCEPTABLE. REMOVE TOPSOIL AT JOINT BETWEEN EXISTING AND NEW AS REQUIRED TO ALLOW NEW SOD SURFACE TO BE FLUSH WITH EXISTING.
6. FAILURE OF TURF DEVELOPMENT: IN THE EVENT THE CONTRACTOR FAILS TO PROVIDE AN ACCEPTABLE TURF, THE CONTRACTOR SHALL RE-SOD OR RE-SEED ALL APPLICABLE AREAS, AT NO ADDITIONAL COST TO THE OWNER, TO THE SATISFACTION OF THE ENGINEER.

SITE STATISTICS:

THE PROPERTY IS CURRENTLY ZONED R-1: MUSA; WILL BE REZONED TO R-1 'QUASI PUBLIC'

PARKING REQUIREMENT:
ONE (1) SPACE FOR EACH FULL-TIME EMPLOYEE: 140 SPACES REQ'D
149 SPACES PROVIDED (9'x20')

PROPOSED PARKING COUNTS:
STAFF, VISITOR, PUBLIC/ VOLUNTEER PARKING = 153 STALLS
BUS PARKING = 22 BUS STALLS, 33 STAFF/ EVENT ONLY CAR STALLS

ACCESSIBLE PARKING STALL REQUIREMENTS = 6 STALLS
ACCESSIBLE PARKING STALLS PROVIDED = 7 STALLS

REFER TO LANDSCAPE PLAN (L1.11) FOR TREE INVENTORY AND RELATED CALCULATIONS

NOWTHEN BLVD. (C. S. A. H. NO. 5)
ZONING: R-1: MUSA
BITUMINOUS
FIBER HD OPTIC SIGN
N01°29'10"W 631.72
N01°26'02"W 1320.75
S01°26'02"E
S89°57'09"E 198.95
EASEMENT FOR TRAIL PURPOSES PER DOC. NO. 2109787.003
HIGHWAY EASEMENT PER DOC. NO. 396464
EASEMENT FOR INGRESS AND EGRESS AS DESCRIBED IN WARRANTY DEED DOC. NO. 752059
N01°26'02"W 550.03
S89°50'41"E 24.90
BM #4
NOWTHEN BLVD. (PROPOSED DEDICATION)
BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING
31 + 2 HC
SOFT PLAY (3-5)
SOFT PLAY (K-2)
PRE-K PLAY
SERVICE AREA
MECHANICAL
NEW RAMSEY ELEMENTARY SCHOOL
FIRE LANE
STORMWATER POND
DROP-OFF
PARKING (153 STALLS)
9 + 3 HC
OPEN PLAY AREA
SOFTBALL FIELD 1
SOFTBALL FIELD 2
STORAGE/ MAINTENANCE (REPURPOSED)
16921 NOWTHEN BLVD.
EXISTING 1-STORY WOOD FRAME HOUSE
EXISTING POLE BUILDING
SHED
GARAGE
WELL
SEPTIC
5 FT SPLIT RAIL FENCE
WETLAND 1
POND
WETLAND 2
WETLAND 3
WETLAND FLAGS (SEE NOTE)
EDGE OF WATER
16.5' WETLAND SETBACK (TYPICAL)
10' TRAIL
EDGE OF CULTIVATED FIELD
EDGE OF GRAVEL
IRRIGATION PIPE (APPROXIMATE)
KEYSTONE WALL
4'x4' AREA - FOR CITY PURPOSES
TREES
GRAVEL
GRASS
CONC
BITUMINOUS
FIELD

LEGEND

- REFERENCE KEY TO SITE DETAILS (DETAIL I.D NUMBER (TOP), DETAIL SHEET NUMBER (BOTTOM))
- PROPOSED CONCRETE SLAB
- PROPOSED LIGHT DUTY BITUMINOUS PAVEMENT
- PROPOSED MEDIUM DUTY BITUMINOUS PAVEMENT
- PROPOSED HEAVY DUTY PAVEMENT
- PROPOSED SOFT PLAY AREA
- PROPOSED LANDSCAPE ROCK BED
- PROPOSED TRAFFIC CONTROL SIGN
- SIGNAGE KEY NOTE
- PAINTED ACCESSIBLE SYMBOL
- PROPOSED MANHOLE (MH)
- PROPOSED CATCH BASIN (CB)
- PROPOSED FLARED END SECTION (FES)
- PROPOSED HYDRANT (HYD)
- PROPOSED GATE VALVE (GV)
- PROPOSED FLAGPOLE
- PROPOSED BUILDING STOOP - REFER TO ARCHITECTURAL PLANS
- PROPERTY LINE

0 20 40

ATS&R
ARMSTRONG TORSETH SKOLD & RYDEEN INC
ARCHITECTURE PLANNING INTERIOR DESIGN
ENGINEERING TECHNOLOGY LANDSCAPE ARCHITECTURE
8501 GOLDEN VALLEY ROAD
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CONSULTANTS

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LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA

ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SITE FINISHING PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.31

LEGEND

- REFERENCE KEY TO SITE DETAILS — DETAIL, I.D NUMBER (TOP) — DETAIL SHEET NUMBER (BOTTOM)
- EXISTING CONTOUR
- EXISTING SPOT ELEVATION
- 905 — PROPOSED CONTOUR
- PROPOSED SPOT ELEVATION — ME = MATCH EXISTING — EOF = EMERGENCY OVERFLOW (05.6)
- PROPOSED GRADING LIMITS
- B8–1 — APPROXIMATE SOIL BORING LOCATION
- PROPOSED MANHOLE (MH)
- PROPOSED CATCH BASIN (CB)
- PROPOSED FLARED END SECTION (FES)
- PROPOSED HYDRANT (HYD)
- PROPOSED GATE VALVE (GV)
- PROPOSED POST INDICATOR VALVE (PIV)
- PROPOSED BUILDING STOOP - REFER TO ARCHITECTURAL PLANS
- PROPERTY LINE

GENERAL NOTES

1. ALL CONSTRUCTION MUST COMPLY WITH APPLICABLE STATE AND LOCAL ORDINANCES.
2. THE CONTRACTOR WILL BE RESPONSIBLE FOR AND SHALL PAY FOR ALL CONSTRUCTION STAKING / LAYOUT.
3. THE CONTRACTOR SHALL OBTAIN AND PAY FOR ALL RELATED CONSTRUCTION PERMITS, INCLUDING THE NPDES PERMIT FROM THE MPCA. SUBMIT A COPY OF ALL PERMITS TO THE CITY.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL SIGNAGE (CONSTRUCTION ZONES) NECESSARY TO CONSTRUCT PROPOSED IMPROVEMENTS. ALL SIGNAGE LAYOUTS MUST BE DESIGNED BY THE CONTRACTOR AND APPROVED BY LOCAL AUTHORITIES.
5. INSTALL CONTROL FENCING AND BARRICADING AS NECESSARY TO PROTECT THE PUBLIC.
6. INSPECT SITE AND REVIEW SOIL BORINGS TO DETERMINE EXTENT OF WORK AND NATURE OF MATERIALS TO BE HANDLED.
7. REFER TO SPECIFICATIONS FOR DEWATERING REQUIREMENTS.
8. CHECK ALL PLAN AND DETAIL DIMENSIONS AND VERIFY SAME BEFORE FIELD LAYOUT.
9. REFER TO ARCHITECTURAL PLANS FOR BUILDING AND STOOP DIMENSIONS AND LAYOUT.
10. REFER TO THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) NARRATIVE, PART OF SECTION 01 89 13, FOR EROSION CONTROL REQUIREMENTS. SECTION 31 00 00 SHALL BE RESPONSIBLE FOR FULL IMPLEMENTATION OF THE SWPPP.
11. MAINTAIN ADJACENT PROPERTY AND PUBLIC STREETS CLEAN FROM CONSTRUCTION CAUSED DIRT AND DEBRIS ON A DAILY BASIS. PROTECT DRAINAGE SYSTEMS FROM SEDIMENTATION AS A RESULT OF CONSTRUCTION RELATED DIRT AND DEBRIS.
12. MAINTAIN DUST CONTROL DURING GRADING OPERATIONS.
13. ALL EROSION CONTROL METHODS SHALL COMPLY WITH MPCA AND LOCAL REGULATIONS.
14. CONTRACTOR SHALL MINIMIZE DISTURBANCE TO SITE AND PROTECT EXISTING SITE FEATURES (INCLUDING TURF AND VEGETATION) WHICH ARE TO REMAIN.
15. PROPOSED CONTOURS AND SPOT ELEVATIONS ARE SHOWN TO FINISH GRADE UNLESS OTHERWISE NOTED.
16. PROPOSED ELEVATIONS SHOWN TYPICALLY AS 94.1 OR 94 SHALL BE UNDERSTOOD TO MEAN 894.1 OR 894.
17. SPOT ELEVATIONS SHOWN IN PARKING LOTS, DRIVES AND ROADS INDICATE GUTTER GRADES, UNLESS NOTED OTHERWISE. SPOT ELEVATIONS WITH LABELS OUTSIDE THE BUILDING PERIMETER INDICATE PROPOSED GRADES OUTSIDE THE BUILDING. SPOT ELEVATIONS WITH LABELS INSIDE THE BUILDING PERIMETER INDICATE PROPOSED FINISH FLOOR ELEVATIONS.
18. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR DETERMINING QUANTITIES OF CUT, FILL AND WASTE MATERIALS TO BE HANDLED, AND FOR AMOUNT OF GRADING TO BE DONE IN ORDER TO COMPLETELY PERFORM ALL WORK INDICATED ON THE DRAWINGS. IMPORT SUITABLE MATERIAL AND EXPORT UNSUITABLE / EXCESS / WASTE MATERIAL AS REQUIRED. ALL COSTS ASSOCIATED WITH IMPORTING AND EXPORTING MATERIALS SHALL BE INCIDENTAL TO THE CONTRACT.
19. NO FINISHED SLOPES SHALL EXCEED 3.5' HORIZONTAL TO 1' VERTICAL (3.5:1), UNLESS OTHERWISE NOTED.
20. ALL DISTURBED AREAS OUTSIDE THE BUILDING PAD WHICH ARE NOT DESIGNATED TO BE PAVED OR RECEIVE AGLIME, SHALL RECEIVE AT LEAST 4" OF TOPSOIL - REFER TO DETAIL 16/L1.13 - AND SHALL BE SEEDED OR SODDED. REFER TO SHEET L1.11- LANDSCAPING PLAN, FOR SOD AND SEED LOCATIONS. ALL OTHER AREAS DISTURBED BY CONSTRUCTION NOT SPECIFICALLY IDENTIFIED TO RECEIVE A CERTAIN SEED MIX SHALL BE SEEDED WITH SEED MIX #1.
21. WHERE NEW SOD MEETS EXISTING SOD, EXISTING SOD EDGE SHALL BE CUT TO ALLOW FOR A CONSISTENT, UNIFORM STRAIGHT EDGE. JAGGED OR UNEVEN EDGES WILL NOT BE ACCEPTABLE. REMOVE TOPSOIL AT JOINT BETWEEN EXISTING AND NEW AS REQUIRED TO ALLOW NEW SOD SURFACE TO BE FLUSH WITH EXISTING.
22. FAILURE OF TURF DEVELOPMENT: IN THE EVENT THE CONTRACTOR FAILS TO PROVIDE AN ACCEPTABLE TURF, THE CONTRACTOR SHALL RE-SEED OR RE-SOD ALL APPLICABLE AREAS, AT NO ADDITIONAL COST TO THE OWNER, TO THE SATISFACTION OF THE ENGINEER.
23. ANY MANHOLE, CATCH BASIN, STORM SEWER, SANITARY SEWER, DRAINTILE OR OTHER POTENTIAL SOURCE FOR CONTAMINATION SHALL BE INSTALLED AT LEAST 10 FEET HORIZONTALLY FROM ANY WATERMAIN PER MINNESOTA PLUMBING CODE. THIS ISOLATION DISTANCE SHALL BE MEASURED FROM THE OUTER EDGE OF THE PIPE TO THE OUTER EDGE OF THE CONTAMINATION SOURCE (OUTER EDGE OF STRUCTURES OR PIPING OR SIMILAR).
24. LOCATE ALL EXISTING UTILITIES, VERIFY LOCATION, SIZE AND INVERT ELEVATION OF ALL EXISTING UTILITIES. VERIFY LOCATIONS, SIZES AND ELEVATIONS OF SAME BEFORE BEGINNING CONSTRUCTION.
25. A POST CONSTRUCTION TEST WILL BE CONDUCTED ON THE INFILTRATION BASIN BY FILLING THE BASIN TO A MINIMUM DEPTH OF 6 INCHES WITH WATER AND MONITORING THE NECESSARY AMOUNT OF TIME TO DRAIN. THE COON CREEK WATERSHED DISTRICT SHALL BE NOTIFIED 72 HOURS PRIOR TO TESTING TO WITNESS THE RESULTS.

OBTAIN EASEMENT FOR UTILITY. COORDINATE INSTALLATION OF SANITARY SEWER WITH HOME OWNER. PROVIDE TEMPORARY DRIVEWAY TO ALLOW CONTINUOUS ACCESS TO/ FROM HOUSE.

BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING

PRE-K PLAY

SOFT PLAY (3-5)

SOFT PLAY (K-2)

SERVICE AREA

MECHANICAL

NEW RAMSEY ELEMENTARY SCHOOL

STORMWATER POND
BOTTOM ELEVATION = 873.00
SURFACE AREA @ NWL = 0.973 ACRES
NWL = 883.50
HWL = 886.15
EOF = 886.00

DROP-OFF

PARKING (153 STALLS)

FIRE LANE

SOFTBALL FIELD 1

SOFTBALL FIELD 2

OPEN PLAY AREA

STORAGE/ MAINTENANCE (REPURPOSED)

10' TRAIL

16.5' WETLAND SETBACK (TYPICAL)

WETLAND 1

WETLAND 2

WETLAND 3

POND

Match Line

ZONING: R-1: MUSA

NOWTHEN BLVD. (C.S.A.H. NO. 5)

4"x4" AREA - FOR CITY PURPOSES

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ISSUE DATE
12/08/2017

SHEET NAME
GRADING AND DRAINAGE PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.41

LEGEND

- REFERENCE KEY TO SITE DETAILS — DETAIL I.D NUMBER (TOP) / DETAIL SHEET NUMBER (BOTTOM)
- EXISTING CONTOUR
- EXISTING SPOT ELEVATION
- PROPOSED CONTOUR
- PROPOSED SPOT ELEVATION — ME = MATCH EXISTING; EOF = EMERGENCY OVERFLOW
- PROPOSED GRADING LIMITS
- PROPOSED SANITARY SEWER
- PROPOSED STORM SEWER
- PROPOSED WATERMAIN
- PROPOSED MANHOLE (MH)
- PROPOSED CATCH BASIN (CB)
- PROPOSED FLARED END SECTION (FES)
- PROPOSED HYDRANT (HYD)
- PROPOSED GATE VALVE (GV)
- PROPOSED POST INDICATOR VALVE (PIV)
- PROVIDE MINIMUM 18" VERTICAL SEPARATION AT CROSSING - PROVIDE VERTICAL BENDS IN WATERMAIN AS REQUIRED TO ACCOMPLISH
- PROPOSED BUILDING STOOP - REFER TO ARCHITECTURAL PLANS
- PROPERTY LINE

NOTES

1. REFER TO SHEET C1.41- GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. ALL 8" WATERMAIN PIPE SHALL BE DIP CLASS 52 AND ALL 6" WATERMAIN PIPE SHALL BE DIP CLASS 53. ALL WATERMAIN SHALL HAVE MINIMUM 8'-0" BURY (TOP OF PIPE TO FINISH GRADE). DIP SHALL BE ENCASED WITH POLYETHYLENE FILM CONFORMING TO ASTM D 1248-889.
3. ALL SANITARY SEWER PIPE SHALL BE PVC PIPE (ASTM D 3034, SDR 26), UNLESS OTHERWISE NOTED. SANITARY SEWER INSTALLATION SHALL BE IN ACCORDANCE WITH ASTM D2321.
4. ALL STORM SEWER PIPE SHALL BE RCP, CLASS III (MIN.), WITH FLEXIBLE WATERTIGHT JOINTS IN ACCORDANCE WITH ASTM C-361 OR PVC PIPE (ASTM D3034, SDR 35) INSTALLED IN ACCORDANCE WITH ASTM D2321, UNLESS OTHERWISE NOTED.
5. FLEXIBLE JOINTS AT STORM SEWER PIPE CONNECTIONS TO STRUCTURES:
   a. IN ACCORDANCE WITH MINNESOTA PLUMBING CODE, PROVIDE FLEXIBLE JOINTS AT ALL PIPE CONNECTIONS TO ALL STORM SEWER STRUCTURES.
   b. ACCEPTABLE MANUFACTURERS / PRODUCTS:
      i. FERNCO, "CONCRETE MANHOLE ADAPTORS" OR "LARGE-DIAMETER WATERSTOPS"
      ii. PRESS-SEAL, WATERSTOP GROUTING RINGS"
      iii. OR APPROVED EQUAL.
7. WATERMAIN SHALL BE INSTALLED AT LEAST 10 FEET HORIZONTALLY FROM ANY MANHOLE, CATCH BASIN, STORM SEWER, SANITARY SEWER, DRAINTILE OR OTHER POTENTIAL SOURCE FOR CONTAMINATION PER MINNESOTA PLUMBING CODE. THIS ISOLATION DISTANCE SHALL BE MEASURED FROM THE OUTER EDGE OF THE PIPE TO THE OUTER EDGE OF THE CONTAMINATION SOURCE (OUTER EDGE OF STRUCTURES OR PIPING OR SIMILAR).
8. ANY MANHOLE, CATCH BASIN, STORM SEWER, SANITARY SEWER, DRAINTILE OR OTHER POTENTIAL SOURCE FOR CONTAMINATION SHALL BE INSTALLED AT LEAST 10 FEET HORIZONTALLY FROM ANY WATERMAIN PER MINNESOTA PLUMBING CODE. THIS ISOLATION DISTANCE SHALL BE MEASURED FROM THE OUTER EDGE OF THE PIPE TO THE OUTER EDGE OF THE CONTAMINATION SOURCE (OUTER EDGE OF STRUCTURES OR PIPING OR SIMILAR).
9. LOCATE ALL EXISTING UTILITIES, VERIFY LOCATION, SIZE AND INVERT ELEVATION OF ALL EXISTING UTILITIES. VERIFY LOCATIONS, SIZES AND ELEVATIONS OF SAME BEFORE BEGINNING CONSTRUCTION.
10. PRIOR TO CONSTRUCTION OF PROPOSED BUILDING UTILITY SERVICES (STORM, SANITARY SEWER, WATERMAIN), VERIFY ALL PROPOSED BUILDING UTILITY SERVICE PIPE SIZES, LOCATIONS AND ELEVATIONS WITH MECHANICAL PLANS. COORDINATE CONSTRUCTION AND CONNECTIONS WITH MECHANICAL CONTRACTOR.
11. CONTRACTOR SHALL STAKE LIMITS OF WALKS AND CURBING PRIOR TO INSTALLATION OF GATE VALVES, CATCH BASINS AND MANHOLES. GATE VALVE AND MANHOLE LOCATIONS SHALL BE ADJUSTED TO AVOID PLACEMENT OF THESE STRUCTURES IN WALKS AND CURB AND GUTTER. CURB AND GUTTER SHALL BE STAKED TO ALLOW CURB INLET TYPE CATCH BASINS TO BE PROPERLY LOCATED IN LINE WITH CURBING.

OBTAIN EASEMENT FOR UTILITY. COORDINATE INSTALLATION OF SANITARY SEWER WITH HOME OWNER. PROVIDE TEMPORARY DRIVEWAY TO ALLOW CONTINUOUS ACCESS TO/ FROM HOUSE.

MH 1 (EXISTING)
RIM = 884.2
INV. = 864.30 (EXISTING - FIELD VERIFY)
INV. = 875.70 SE
PROVIDE INSIDE DROP AT EXISTING STRUCTURE. RECONSTRUCT AS REQUIRED. PROVIDE RUBBER BOOT AT CONNECTION.

MH 2
RIM = 886.9
INV. = 878.00
48" ID
R-1642

109' - 6" @ 2.11%

CB 10
RIM = 888.9
INV. = 885.60 S
INV. = 885.90 E
60" ID
R-3067-V

61' - 21" RCP @ 0.49%

CB 11
RIM = 890.5
INV. = 886.20 W
INV. = 886.20 E
48" ID
R-3067-V

303' - 21" RCP @ 0.30%

CB 12
RIM = 892.0
INV. = 887.10 W
INV. = 887.30 E
48" ID
R-3067-V

CB 13
RIM = 890.9
INV. = 888.00
48" ID
R-3067-V

156' - 15" PVC @ 0.45%

BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING

HYD 5 & 6" GV

WET TAP EXISTING 16" WM & 8" GV

8" WM

193' - 24" PVC @ 0.36%

300' - 6" @ 2.13%

PRE-K PLAY

HYD 1 & 6" GV

MH 3
RIM = 892.4
INV. = 884.40
48" ID
R-1642

57' - 6" @ 2.81%

BS 1
INV. = 886.00 = MECH 89'-0"
XXX DFU

BD 2
INV. = 888.00 = MECH 91'-0"
34,150 SF

MH 102
RIM = 895.8
INV. = 884.80 S
INV. = 884.90 N
INV. = 886.00 E
60" ID
R-1642

SERVICE AREA

172' - 15" PVC @ 1.17%

66' - 24" PVC @ 0.61%

SOFT PLAY (3-5)

SOFT PLAY (K-2)

HYD 2 & 6" GV

WET TAP EXISTING 16" WM & 8" GV

CB 15
RIM = 886.4
INV. = 883.95
48" ID
R-3067-V

CB 9
RIM = 889.8
INV. = 884.04 S
INV. = 884.40 E
72" ID
R-3067-V

MECHANICAL

NEW RAMSEY ELEMENTARY SCHOOL

8" FIRE & DOMESTIC

8" GV

CB 7
RIM = 893.5
INV. = 889.40
48" ID
R-2501

SOFTBALL FIELD 1

CB 14
RIM = 886.4
INV. = 883.65
48" ID
R-3067-V

51' - 12" RCP @ 0.60%

120' - 27" RCP @ 0.45%

FES 3
INV. = 883.50
12" APRON

25' - 12" RCP @ 0.60%

FES 4
INV. = 883.00
24" APRON

38' - 24" RCP @ 0.53%

FES 2
INV. = 883.50
27" APRON

OCS 1

46' - 24" RCP @ 0.00%

FES 5
INV. = 875.00
24" APRON

MH 101
RIM = 895.0
INV. = 886.60 S
INV. = 890.00 E
48" ID
R-1642

BD 1
INV. = 890.65 = MECH 92'-4"
56,310 SF

32' - 15" PVC @ 2.03%

FIRE LANE

177' - 12" PVC @ 0.68%

STORMWATER POND
BOTTOM ELEVATION = 873.00
SURFACE AREA @ NWL = 0.973 ACRES
NWL = 883.50
HWL = 886.15
EOF = 886.00

223' - 18" PVC @ 0.45%

HYD 3 & 6" GV

DROP-OFF

CB 6
RIM = 891.3
INV. = 887.60 W
INV. = 888.20 E
48" ID
R-2501

OPEN PLAY AREA

139' - 18" RCP @ 0.43%

CB 3
RIM = 890.2
INV. = 884.40 W
INV. = 885.20 E
INV. = 885.60 N
INV. = 886.30 S
72" ID
R-3067-V

21' - 27" RCP @ 0.51%

25' - 27" RCP @ 0.79%

FES 1
INV. = 883.50
27" APRON

402' - 24" RCP @ 0.27%

CB 5A
RIM = 890.1
INV. = 886.60 W
INV. = 887.00 NE
INV. = 887.60 S
60" ID
R-3067-V

46' - 21" RCP @ 0.43%

28' - 27" RCP @ 0.62%

CB 1
RIM = 890.5
INV. = 883.67 W
INV. = 883.90 E
72" ID
R-3067-V

CB 2
RIM = 890.5
INV. = 884.10 W
INV. = 884.30 E
72" ID
R-3067-V

104' - 12" RCP @ 0.68%

PARKING (153 STALLS)

10' - 12" RCP @ 0.98%

CB 4
RIM = 890.9
INV. = 886.30 W
INV. = 886.40 E
60" ID
R-3067-V

CB 5B
RIM = 890.2
INV. = 887.70
48" ID
R-3067-V

SOFTBALL FIELD 2

CB 8
RIM = 890.6
INV. = 887.00
48" ID
R-3067-V

STORAGE/ MAINTENANCE (REPURPOSED)

WETLAND 1
B-9
POND

WETLAND 2
POND

WETLAND 3

10' TRAIL

16.5' WETLAND SETBACK (TYPICAL)

B-1 B-2 B-3 B-4 B-5 B-6 B-7 B-8 B-10 B-11

4"x4" AREA - FOR CITY PURPOSES

0 20 40

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TYPED OR PRINTED NAME

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DRAWN BY

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ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SITE UTILITY PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.51

APPROXIMATE EROSION CONTROL DEVICE QUANTITIES

SILT FENCE = 5,290 L.F.

SEDIMENT CONTROL LOG = 110 L.F.

ROCK CONSTRUCTION ENTRANCES = 150 C.Y.

EROSION CONTROL BLANKET = 9,320 S.Y.

SEDIMENT CONTROL DEVICE AT STORM SEWER INLET = 14

LEGEND

- REFERENCE KEY TO SITE DETAILS — DETAIL I.D NUMBER (TOP) / DETAIL SHEET NUMBER (BOTTOM) — e.g. 1 / C2.11
- EXISTING CONTOUR
- PROPOSED CONTOUR — 905
- PROPOSED SPOT ELEVATION — ME = MATCH EXISTING; EOF = EMERGENCY OVERFLOW — 05.6
- PROPOSED GRADING LIMITS
- PROPOSED STORM SEWER
- PROPOSED MANHOLE (MH) — 9 / C2.11, 15 / C2.11
- PROPOSED CATCH BASIN (CB) — 10 / C2.11
- PROPOSED FLARED END SECTION (FES) — 3 / C2.11, 11 / C2.11
- PROPOSED SILT FENCE — 1 / C2.11
- PROPOSED SEDIMENT CONTROL LOG — 4 / C2.11
- PROPOSED ROCK CONSTRUCTION ENTRANCE — 5 / C2.11
- PROPOSED EROSION CONTROL BLANKET
- SEDIMENT CONTROL DEVICE AT STORM SEWER INLET — A / 2 / C2.11

NOTES

1. REFER TO SHEET C1.40, OVERALL GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. REFER TO SWPPP NARRATIVE (SECTION 01 89 13) FOR CONSTRUCTION SEQUENCING AND EROSION CONTROL REQUIREMENTS.
3. MAINTAIN ADJACENT PROPERTY AND PUBLIC STREETS CLEAN FROM CONSTRUCTION CAUSED DIRT AND DEBRIS ON A DAILY BASIS. PROTECT DRAINAGE SYSTEMS FROM SEDIMENTATION AS A RESULT OF CONSTRUCTION RELATED DIRT AND DEBRIS.
4. MAINTAIN DUST CONTROL DURING GRADING OPERATIONS.
5. ALL EROSION CONTROL METHODS SHALL COMPLY WITH MPCA AND OTHER LOCAL REGULATIONS.
6. IF EROSION AND SEDIMENT CONTROL MEASURES TAKEN ARE NOT ADEQUATE AND RESULT IN DOWNSTREAM SEDIMENT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING OUT DOWNSTREAM STORM SEWERS AS NECESSARY, INCLUDING ASSOCIATED RESTORATION.
7. SEDIMENT CONTROL DEVICE AT STORM SEWER INLETS. AT THE INLETS TO ALL STORM SEWER STRUCTURES, PROVIDE A PRODUCT FROM THE FOLLOWING LIST. ACCEPTABLE PRODUCTS:
   - A. WIMCO TOP SLAB™ MODEL RD 27.
   - B. INFRASAFE® SEDIMENT CONTROL BARRIER, DISTRIBUTED BY ROYAL ENVIRONMENTAL SYSTEMS, INC. SCB'S SHALL BE SIZED SPECIFICALLY FOR THE STRUCTURE AND CASTING SPECIFIED. SCB'S SHALL BE EQUIPPED WITH FRAME AND PERFORATED SHROUD AND SHALL BE WRAPPED ON THE OUTSIDE, COVERING THE PERFORATED WALL ONLY, WITH A GEOTEXTILE SOCK.
   - C. DANDY BAG® OR DANDY BAG II® DISTRIBUTED BY BROCK WHITE COMPANY, ST. PAUL, MN (615) 647-0950. DANDY BAG SHALL BE USED ONLY FOR CURB INLETS AFTER PAVEMENT (BINDER COURSE OR WEAR COURSE) IS INSTALLED OR AT EXISTING PAVED AREAS.
   - D. INFRASAFE® DEBRIS COLLECTION DEVICE BY ROYAL ENVIRONMENTAL SYSTEMS, INC., DISTRIBUTED BY ESS BROTHERS, 9350 COUNTY ROAD 19, CORCORAN, MN 55357 DCD'S SHALL BE SIZED SPECIFICALLY FOR THE STRUCTURE AND CASTING SPECIFIED. PROVIDE FILTER BAGS AND TIES FOR COMPLETE INSTALLATION.
   - E. OR APPROVED EQUAL.
8. PERIMETER EROSION CONTROL DEVICES (SILT FENCE, ROCK ENTRANCE, INLET PROTECTION, ETC.) INSTALLED BY THE CONTRACTOR SHALL BE INSPECTED BY THE CITY PRIOR TO ANY LAND DISTURBING ACTIVITIES. CONTRACTOR MUST PROVIDE 24 HOUR NOTICE TO THE CITY FOR INSPECTION.

EXCERPT FROM THE SWPPP NARRATIVE

The following is from the Storm Water Pollution Prevention Plan Narrative, Section 01 89 13 of the Project Manual. In accordance with Section 31 00 00, the Contractor shall be responsible for full implementation of and maintenance required by the SWPPP Narrative until the Notice of Termination is approved by the MPCA. Should differences arise between the SWPPP Narrative information described below and the information contained within the SWPPP Narrative, bound into the Project Manual, the SWPPP in the Project Manual shall govern.

V. General Construction Sequence (in conjunction with the Construction Manager's Construction Schedule)

A. Erosion Control Devices, noted herein, include:
1. Silt fence
2. Sediment Control Device at storm sewer inlets
3. Sediment log
4. Rock construction entrance
5. Rock check dams
6. Rip rap
7. Storm water treatment basins
8. Temporary sediment basins
9. Storm sewer systems
10. Temporary outlet pipes
11. Flotation Silt Curtain
12. Floating Head Skimmer
13. Erosion control blanket
14. Temporary seeding
15. Final seeding / sodding
16. Temporary / permanent vegetation
17. Other features identified by the Minnesota Pollution Control Agency, City or Engineer as a Best Management Practice (BMP) device.

B. Contractor shall apply for NPDES Phase II Permit within 24 hours of award of Contract.
1. The Contractor shall post the permit in the job site trailer or other suitable temporary storage area.

C. Review the SWPPP and its sequencing and requirements. The Contractor shall notify the Engineer if site conditions, construction sequencing, or other items are different or require modification from this written SWPPP. The Engineer will review the suggested modifications and amend the SWPPP accordingly.

D. Following review of the SWPPP plans commence with the following construction sequence:
1. Install perimeter silt fence where indicated on the Drawings. Silt fence shall be as specified in Section 31 25 00.
2. Have silt fence and other erosion control devices inspected by local authorities, as required by the local authority.
3. Construct the rock construction entrance.
4. Rough grade the stormwater ponds.
5. All stripped topsoil shall be stockpiled and remain on-site for re-use unless otherwise noted.
6. Construct permanent outlet control structure for pond, then install temporary outlet devices.
7. Use the stormwater treatment basin as a temporary sediment basins. The following requirements apply to discharge from the temporary sediment basins:
   - a. Water from this basins shall not be discharged without being free of sediment and suspended materials.
   - b. Construct floating head skimmer devices with flocculent and temporarily attach devices to OCS. Discharge through OCS must go through the floating head skimmer devices until all upstream areas receive final stabilization.
   - c. Provide water treatment per Mn/DOT 3875.
   - d. Monitor pH and turbidity of discharge water every hour until performance is determined. The goal of pH is 7.0. If turbidity exceeds a defined number, a flocculent recirculation system must be installed. Alkaline pH adjustments shall be in the form of CO2 sparging.
   - e. After pH and turbidity performance is deemed suitable by the Engineer, take readings from the respective outfall pipes twice per week: Samples shall be collected in a clear plastic bottle. Samples will be considered passing if a persons hand is clearly visible through the bottle. Tests that do not pass require the Contractor to modify erosion control or engage contingency plan.
8. Construct temporary berms or swales to direct water to the rough graded basins.
9. Provide temporary seeding of the basin.
10. Strip and stockpile topsoil in the area of the proposed building. Provide temporary seed and mulch on stockpile as described herein.
11. Begin rough grading for the building pad.
12. Establish the concrete truck washout area and post with a sign.
13. Begin footing construction.
14. Complete the grading of the building pad.
15. Begin building construction.
16. Strip topsoil from paved areas. Stockpile for reuse. Provide temporary seed and mulch as described herein.
17. Begin rough grading the paved areas.
18. Rough grade the play fields.
19. Place topsoil on play fields and provide temporary seeding and mulch. Install aglime.
20. Construct the sanitary sewer system.
21. Construct the permanent storm sewer system.
22. Construct permanent storm sewer system for the stormwater treatment basin. Construct rip-rap at the end of the flared end sections within 24 hours of pipe construction.
23. Construct the watermain system.
24. Construct Sediment Control Devices at proposed storm sewer inlets (hay bales around castings and silt fence under castings will not be acceptable).
25. Spread topsoil and finish grade the outlying areas. Topsoil spreading shall include all areas except around the building until the exterior building work is complete.
26. Rough and finish grade the paved areas subgrade to specified tolerances following the procedures identified in Section 31 00 00 Earthwork.
27. Once pavement subgrade testing is complete, construct the stabilized aggregate base course. This will serve as temporary stabilization for the parking lot.
28. Construct curb and gutter and concrete walks. This will serve as permanent stabilization for the walk areas.
29. Construct the curbing work at the soft play area. Install the draintile and surfacing systems and coordinate scheduling of this work with the Owner's installation of the playground equipment.
30. Protect the soft play area by installing erosion control devices on the upstream side of the area. Do not allow site soils /sedimentation within the soft play area.
31. Construct the first lift of pavement in the parking lot and bus corral/ service area. This will serve as permanent stabilization.
32. Rough and finish grade bituminous path subgrade following the procedures identified in Section 31 00 00 Earthwork.
33. Once pavement subgrade testing is complete, construct the stabilized aggregate base course. This will serve as temporary stabilization for the paths.
34. Construct the pavement for the bituminous paths. This will serve as permanent stabilization for the paths.
35. Prepare play fields and outlying areas for permanent seeding (permanent stabilization) in accordance with the specified seeding dates.
36. Complete exterior building work.
37. Spread topsoil around the building area.
38. All disturbed areas outside the building pad which are not designated to be paved shall receive at least 4" of topsoil (refer to Detail 16/L1.13) and shall be sodded, seeded or planted.
39. Prior to final sodding, seeding and planting, all placed topsoil material shall be reviewed by the Engineer/ Landscape Architect. Refer to specifications for placement, grading, tilling, compaction, and protection requirements.
40. Finish grade topsoil and prepare these areas for sod.
41. Sod the areas around the building. Use a temporary irrigation system to keep sod adequately watered.
42. Remove temporary outlet devices.
43. Provide final lift of pavement and pavement markings.
44. Provide final stabilization and cleanup of the site.

E. Provide maintenance to erosion control devices and BMP's to comply with the requirements of the permit.

F. Re-install all sediment control practices that have been adjusted or removed to accommodate short-term activates, such as passage of construction vehicles or equipment, immediately after the short-term activity has been completed. All sediment control practices shall be re-installed before the next precipitation event if the short term activity is not complete.

G. Inspect erosion control devices and provide routine maintenance as follows:
1. Inspect erosion control a minimum of once per week and after each rain event measuring 0.5" or more. Record inspection on log posted in Contractor's construction trailer or other suitable temporary storage area.
   - a. Records of each inspection and maintenance activity shall include:
     - (1) Date and time of inspections
     - (2) Name of person conducting inspection
     - (3) Findings of inspections, including recommendations for corrective actions
     - (4) Corrective actions taken (including dates, times, and party completing maintenance activities
     - (5) Date and amount of all rainfall events greater than one quarter inch (0.25 inch) in 24 hours
     - (6) Documentation of changes made to the SWPPP as required by the NPDES General Stormwater Permit for Construction Activity (MN R100001)
   - b. Inspections are not required where the ground is frozen. The required inspections and maintenance schedule must begin within 24 hours after runoff occurs at the site or 24 hours prior to resuming construction, whichever comes first.
2. Provide maintenance for all devices as follows:
   - a. Silt fences, sediment logs, and erosion control devices at storm sewer inlets shall be inspected for depth of sediment, tears, to see if fabric is securely attached to support posts or structure, and to see that posts and devices are securely in place.
   - b. Silt fences, sediment logs and erosion control devices at storm sewer inlets, and other erosion control devices shall be cleaned when sediment reaches 1/3 the height of the erosion control device, within 24 hours.
   - c. Rock construction entrances shall be inspected for clogging of river rock. River rock that has become clogged with sediment shall be removed and replaced with fresh river rock.
   - d. Repairs or replacements to all erosion control devices shall occur within 24 hours of discovery.
   - e. Temporary diversion berms shall be inspected and any breaches promptly repaired.
   - f. Tracked sediment from construction vehicles on to public streets and paved areas (including paved areas on the construction site) shall be removed within 24 hours of discovery.
   - g. Removal of sediment and restabilization of Surface Waters shall be accomplished within 7 days of discovery (**note: surface waters include curb and gutter, pavements, storm sewer, swales, or other similar storm water conveyance devices**).
   - h. Inlet protection may be removed if a local unit of government directs the permitee to do so because of a specific safety concern.

H. Provide dewatering of excavations as identified in Section 31 00 00.

I. Temporary Soil Stockpiles:
1. Temporary soil stockpiles shall not be placed in surface waters of the state, including surface conveyances such as curb and gutter, swales, or ditches.
2. Install silt fence at the base of the temporary soil stockpile (full perimeter).
3. Temporary soil stockpiles shall be seeded with temporary seed mix and hydromulch when stockpiles are left inactive for seven (7) days. Note, this does not apply to aggregate stockpiles or other stockpiles without significant silt, clay or organic components (clean aggregate stockpiles, clean rock, clean sand and similar clean aggregates).

J. Stabilize denuded areas within the following number of days of last construction activity (temporary or permanent) in that area:
1. Within 7 days, except:
   - a. Temporary soil stockpiles shall be treated with appropriate erosion control measure, including silt fence and temporary seeding when stockpiles are left inactive for periods longer than 7 days. Note, this does not apply to aggregate stockpiles or other stockpiles without significant silt, clay or organic components (clean aggregate stockpiles, clean rock, clean sand and similar clean aggregates).

K. Provide maintenance of all seeded / sodded areas until fully established.

L. Provide cleaning of storm sewer system at the completion of the project. Cleaning shall include removal of accumulated sediment from all surface waters as defined by the permit (for example, curb and gutter, pavements, swales, and storm sewer piping and structures).

M. Remove silt fence and erosion control devices at storm sewer inlets following full establishment of site vegetation. Dispose materials properly off-site.

N. Apply for Notice of Termination (NOT) with MPCA. NOT must be submitted within 30 days after:
1. Site has undergone Final Stabilization (at least 80% vegetative cover), and
2. Removal of all temporary erosion control measures (silt fence, etc.), and
3. Final cleanout and maintenance of all permanent storm water facilities, and
4. Completion of all maintenance activities and site cleanup.

4"x4" AREA - FOR CITY PURPOSES

ATS&R
ARMSTRONG TORSETH SKOLD & RYDEEN INC
ARCHITECTURE PLANNING INTERIOR DESIGN
ENGINEERING TECHNOLOGY LANDSCAPE ARCHITECTURE
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CONSULTANTS

ANDERSON - JOHNSON ASSOCIATES, INC. — LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA
ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

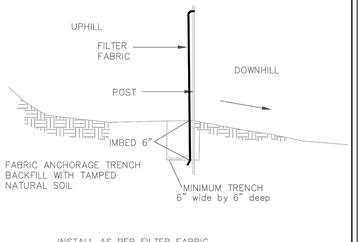
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SEDIMENT AND EROSION CONTROL PLAN (SWPPP)

ATS&R PROJECT NO.
17119

SHEET NUMBER
C1.61



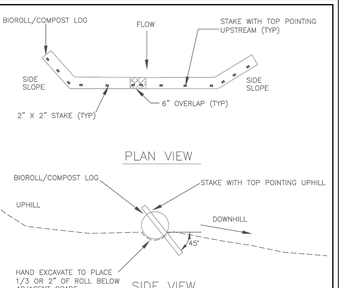
INSTALL AS PER FILTER FABRIC MANUFACTURER'S RECOMMENDATIONS

SILT FENCE DETAIL

NO SCALE

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: SILT FENCE
	CITY PLATE No.	ERO–1

1 C2.11 **SILT FENCE**

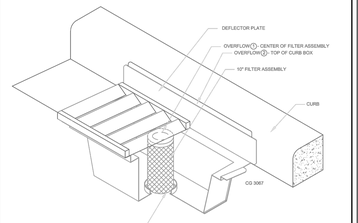


NO SCALE

NOTE:
STAKE INTO GROUND WITH WOOD STAKES DRIVING STAKE 6" INTO GROUND AND PROTRUDING 2" ABOVE LOG
WOOD STAKES ARE A MINIMUM 0.5" X 2" X 16" AND PLACED EVERY 1' UNLESS PRECLUDED BY A ROCK
WHEN MORE THAN 1 BIOROLL/COMPOST LOG IS NEEDED, OVERLAP ENDS A MINIMUM OF 6" AND STAKE
WOOD STAKES ARE DRIVEN THROUGH BACK HALF OF BIOROLL OR COMPOST LOG AT 45° ANGLE WITH TOP OF STAKE POINTING UPHILL

APPROVED: 3 – 2016	City of RAMSEY	STANDARD DETAILS: BIO ROLL (COMPOST LOG)
	CITY PLATE No.	ERO–4

4 C2.11 **BIO ROLL (SEDIMENT LOG)**



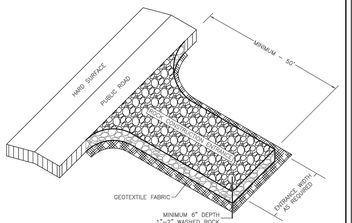
INLET PROTECTION – WIMCO OR EQUAL

N.T.S.

NOTE:
THIS INLET PROTECTION SHALL BE USED IMMEDIATELY FOLLOWING CURB & GUTTER CONSTRUCTION. INLET PROTECTION SHALL REMAIN INSTALLED AND MAINTAINED UNTIL ALL HOME CONSTRUCTION IS COMPLETE.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: INLET PROTECTION
	CITY PLATE No.	ERO–2

2 C2.11 **INLET PROTECTION**

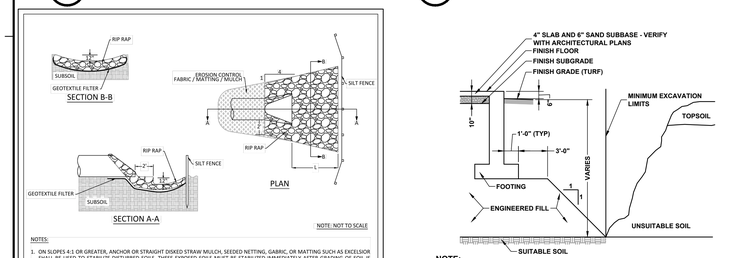


NOTE:
1. MINIMUM CONSTRUCTION ENTRANCE WIDTH EQUAL TO PROPOSED ROADWAY WIDTH.
2. WIDTH OF RADIUS AS REQUIRED TO ENSURE VEHICLES DO NOT TRACK ONTO PUBLIC ROAD.
3. MAINTENANCE AS REQUIRED TO PREVENT TRACKING ONTO PUBLIC ROADS. THIS MAY REQUIRE TOP DRESSING WITH ADDITIONAL ROCK OR REMOVAL AND REINSTALLATION OF THE ENTRANCE AS NEEDED.

NOT TO SCALE

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: ROCK CONSTRUCTION ENTRANCE
	CITY PLATE No.	ERO–5

5 C2.11 **ROCK CONSTRUCTION ENTRANCE**



NOTE: NOT TO SCALE

NOTES:
1. ON SLOPES 4:1 OR GREATER, ANCHOR OR STRAIGHT DISKED STRAW MULCH, SEEDED NETTING, GABRIC, OR MATTING SUCH AS EXCELSOR SHALL BE USED TO STABILIZE DISTURBED SOILS. THESE EXPOSED SOILS MUST BE STABILIZED IMMEDIATELY AFTER GRADING OF SOIL IS COMPLETE.
2. A SKIRTING OF EROSION CONTROL FABRIC OR MULCH MUST BE USED TO PROTECT OUTLETS AS ILLUSTRATED REGARDLESS OF SLOPE.
3. RIP RAP IS CLASS III PLACED 18" THICK.
4. FOR PIPE GREATER THAN 48" DIAMETER OR 58" SPAN, QUANTITY OF GEOTEXTILE FABRIC AND RIP RAP WILL BE HANDLED IN A CASE BY CASE MANNER.
5. GEOTEXTILE FABRIC SHALL COVER THE BOTTOM AND SIDES OF THE AREA EXCAVATED FOR THE RIP RAP MATERIAL.

RIP RAP AT RCP OUTLETS

DIA. OF PIPE (IN.)	L (FT.)	GEOTEXTILE FABRIC (SY)	18" DEPTH RIP RAP (CY) TYP.
15	8	19.6	4.4
18	8	20.8	4.8
21	10	25.6	5.4
24	10	27.4	6.1
30	12	33.4	7.6
36	12	35.2	9.3
42	14	43.5	11.1
48	16	50.5	13.3
54	18	57.8	15.7
60	20	66.5	18.2

RIP RAP AT RCP-A OUTLETS

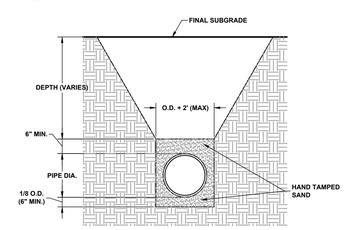
SPAN OF PIPE (IN.)	L (FT.)	GEOTEXTILE FABRIC	18" DEPTH RIP RAP (CY) TYP.
19	8	19.6	4.4
22	10	25.6	6.1
27	12	33.4	7.6
34	14	43.5	11.1
43	16	50.5	14.3
53	18	57.8	16.9
58	20	65.2	19.8

APPROVED: 9 – 2016	City of RAMSEY	STANDARD DETAILS: RIP–RAP
	CITY PLATE No.	ERO–3

3 C2.11 **RIP-RAP**

NOTE:
BOTTOM OF EXCAVATION MUST BE APPROVED BY THE SOILS ENGINEER PRIOR TO PLACEMENT OF ANY FILL.

6 C2.11 **ENGINEERED FILL**



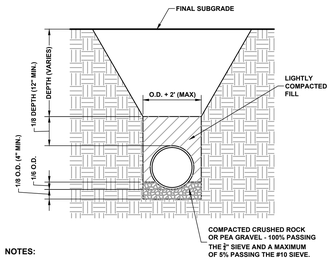
NOTES:

TRENCH SIDEWALLS TO MEET O.S.H.A REQUIREMENTS.

UPPER 3 FT. OF BACKFILL SHALL BE COMPACTED TO AT LEAST 100% STANDARD PROCTOR DRY DENSITY. BELOW THIS ELEVATION, BACKFILL SHALL BE COMPACTED TO AT LEAST 95% STANDARD PROCTOR DRY DENSITY.

SEWER INSTALLATION SHALL BE IN ACCORDANCE WITH ASTM D2321.

7 C2.11 **PIPE BEDDING - PVC**

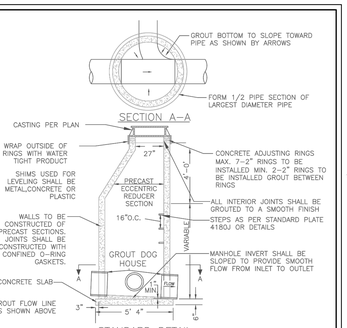


NOTES:

TRENCH SIDEWALLS TO MEET O.S.H.A REQUIREMENTS.

UPPER 3 FT. OF BACKFILL SHALL BE COMPACTED TO AT LEAST 100% STANDARD PROCTOR DRY DENSITY. BELOW THIS ELEVATION, BACKFILL SHALL BE COMPACTED TO AT LEAST 95% STANDARD PROCTOR DRY DENSITY.

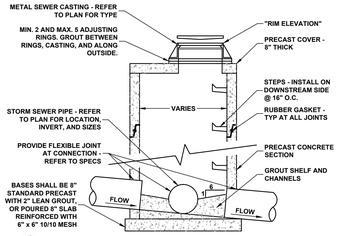
8 C2.11 **PIPE BEDDING - RCP & DIP**



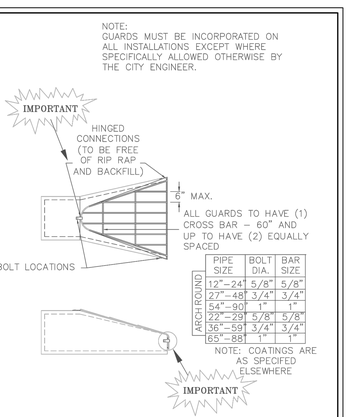
NOTES:
1. MANHOLE INVERT SHALL SLOPED TO PROVIDE A SMOOTH FLOW FROM INLET TO OUTLET
2. INSPECTION OF MANHOLE REQUIRED BEFORE BACKFILLING
3. ALL INLET INVERTS TO BE 0.10 ABOVE OUTLET INVERTS UNLESS OTHERWISE NOTED
4. A 10 GAUGE SOLID COPPER TRACER WIRE IS REQUIRED WITH ALL STORM LINES.
5. CONDUCTIVITY IS REQUIRED ON ALL TRACER WIRE
6. STEPS ARE REQUIRED IF STRUCTURE FROM THE CASTING TO THE INVERT IS GREATER THAN 4 FEET
7. TRACER WIRES ARE TO END IN STRUCTURES, AT FINISHED GRADE ON ALL SERVICES AND STUBS

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: STORM MANHOLE
	CITY PLATE No.	STO–3

9 C2.11 **STORM MANHOLE**



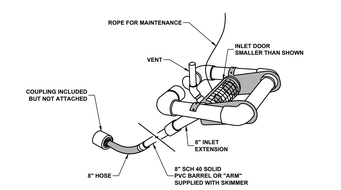
10 C2.11 **CATCH BASIN**



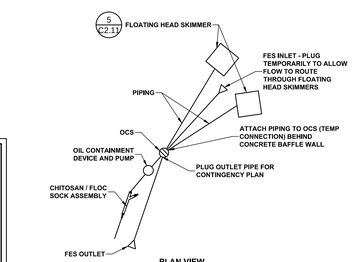
PIPE SIZE	BOLT DIA.	BAR SIZE
ARCH/ROUND 12"–24"	5/8"	5/8"
27"–48"	3/4"	3/4"
54"–90"	1"	1"
ARCH 22"–29"	5/8"	5/8"
36"–59"	3/4"	3/4"
65"–88"	1"	1"

APPROVED: 2 – 2006	City of RAMSEY	STANDARD DETAILS: TRASH GUARD
	CITY PLATE No.	STO–8

11 C2.11 **ROCK CONSTRUCTION ENTRANCE**

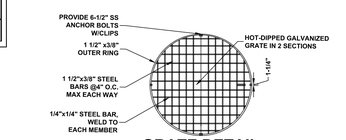


12 C2.11 **FLOATING HEAD SKIMMER**

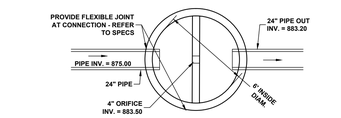


CHITOSAN / FLOC SOCK ASSEMBLY

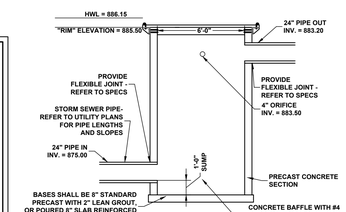
13 C2.11 **CONTINGENCY PLAN PUMP SYSTEM**

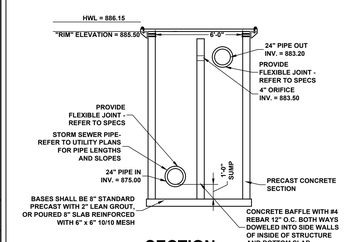


GRATE DETAIL



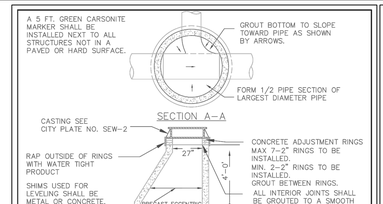
PLAN





SECTION

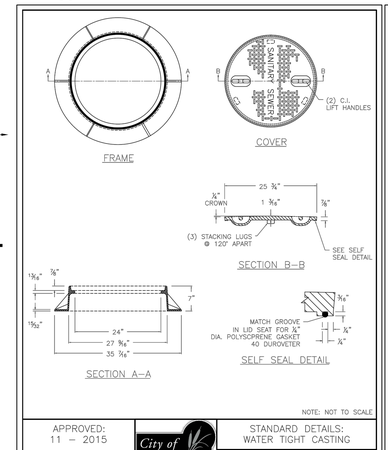
14 C2.11 **OUTLET CONTROL STRUCTURE (OCS 1)**



NOTES:
1. A 10 GAGE SOLID COPPER TRACER WIRE IS REQUIRED WITH ALL SEWER LINES.
2. CONDUCTIVITY IS REQUIRED ON ALL TRACER WIRE.
3. TRACER WIRES ARE TO END IN STRUCTURES, AT FINISHED GRADE ON ALL SERVICES AND STUBS.
4. 6" BASE FOR ALL MANHOLES LESS THAN 14 FT. OF DEPTH, INCREASE BASE THICKNESS 2" PER 6 FT. OF DEPTH BEYOND 14 FT.
5. 5" PRECAST BASE MAY BE USED FOR MANHOLES LESS THAN 14 FT. DEEP.
6. ALL INVERTS TO BE 0.10" ABOVE OUTLET.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: SANITARY MANHOLE
	CITY PLATE No.	SEW–1

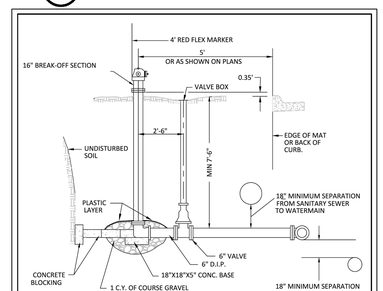
15 C2.11 **SANITARY MANHOLE**



NOTE: NOT TO SCALE

APPROVED: 11 – 2015	City of RAMSEY	STANDARD DETAILS: WATER TIGHT CASTING
	CITY PLATE No.	SEW–2

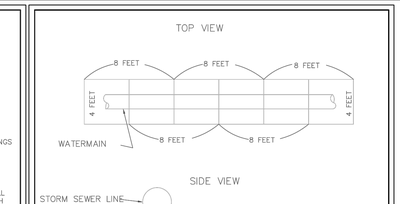
16 C2.11 **WATER TIGHT CASTING**



NOTES:
1. HYDRANT SHALL BE 5-1/4" WB67 WATEROUS PACER.
2. HYDRANTS TO BE ORDERED FOR 8'-0" BURY. IN AREAS OF EXTRA DEPTH ON THE WATERMAIN, HYDRANTS EXTENSIONS MAY BE REQUIRED.
3. HYDRANTS SHALL BE BLOCKED OR TIED TO THE TEE AT MAIN WITH 2-3/4" DIAMETER TIE RODS. ALL TIE RODS TO BE COAL TAR COATED AFTER INSTALLATION. RESTRAINED JOINT PIPE AND RETAINING GLANDS MAY BE USED.
4. TOP NUT OF HYDRANT 2.5" ABOVE TOP BACK OF CURB OR BITUMINOUS SURFACE.
5. HYDRANTS BURIED BELOW WATER TABLE, DRAIN HOLES NEED TO BE PLUGGED AND HYDRANT MARKED BY PAINTING 5" CAP YELLOW.
6. BRUSH PAINT ALL HYDRANTS AFTER INSTALLATION IS COMPLETE.

APPROVED: 6 – 2017	City of RAMSEY	STANDARD DETAILS: HYDRANT
	CITY PLATE No.	WAT–1

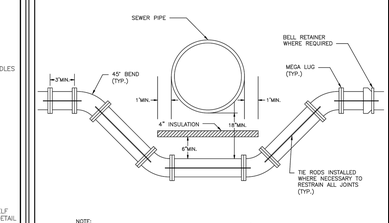
17 C2.11 **HYDRANT**



NOTES: 1) SHEETS ARE 2 INCHES BY 4 FEET BY 8 FEET
2) SURFACE PREPARATION SHALL BE SMOOTH AND ROCK FREE
3) JOINTS WILL BE OVERLAPPED BY 4 FEET
4) POLYSTYRENE INSULATION OR APPROVED EQUAL

APPROVED: 4 – 2016	City of RAMSEY	STANDARD DETAILS: UTILITY INSULATION
	CITY PLATE No.	WAT–6

18 C2.11 **UTILITY INSULATION**

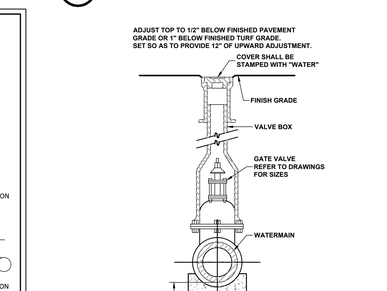


NOTE:
1. PROVIDE MEGA LUGS OR APPROVED EQUAL AT ALL JOINT'S ON BENDS AND AS SHOWN ON THIS STANDARD PLATE.
2. USE 2 – 3/4" DIAMETER TIE RODS. ALL TIE RODS TO BE COAL TAR COATED AFER INSTALLATION.
3. PROVIDE SAND CUSHION BETWEEN TOP OF WATERMAIN AND BOTTOM OF INSULATION, MIN. DIMENSIONS AS SHOWN ON THIS STANDARD PLATE.

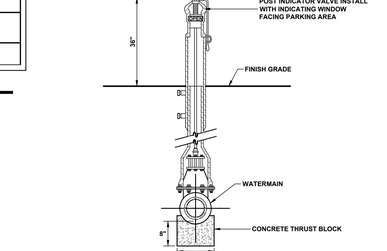
NOTE: SEE STANDARD PLATE WAT–5 FOR UTILITY INSULATION REQUIREMENTS.

APPROVED: 6 – 2015	City of RAMSEY	STANDARD DETAILS: WATERMAIN LOWERING
	CITY PLATE No.	WAT–7

19 C2.11 **WATERMAIN LOWERING**



20 C2.11 **GATE VALVE BOX**



21 C2.11 **POST INDICATOR VALVE (PIV)**

4"x4" AREA - FOR CITY PURPOSES

ATS&R
ARMSTRONG TORSETH SKOLD & RYDEEN INC
ARCHITECTURE PLANNING INTERIOR DESIGN
ENGINEERING TECHNOLOGY LANDSCAPE ARCHITECTURE
8501 GOLDEN VALLEY ROAD
SUITE 300
MINNEAPOLIS, MN 55427
TEL: 612.545.3731
FAX: 612.525.3289
WEB: www.atsr.com

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CONSULTANTS

ANDERSON - JOHNSON ASSOCIATES, INC.
LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA
ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

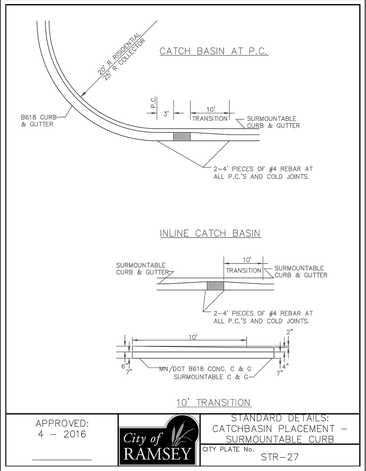
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

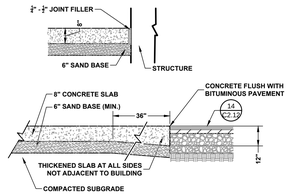
SHEET NAME
SITE DETAILS

ATS&R PROJECT NO.
17119

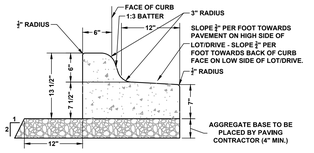
SHEET NUMBER
C2.11



1 C2.12 CATCH BASIN PLACEMENT - SURMOUNTABLE CURB

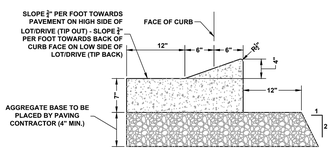


2 C2.12 LOADING DOCK SLAB



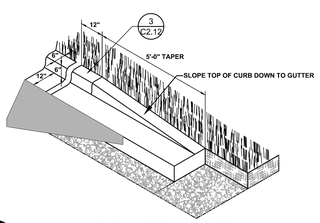
NOTE:
1. DIRECTION OF TRANSVERSE GUTTER SLOPE TO MATCH DIRECTION OF ADJACENT PAVEMENT SLOPE. CONSTRUCT WITH CURBING MACHINE.
2. AT CURB INLET CATCH BASINS, ADJUST CASTING TO BE 1" BELOW GUTTER GRADE. SLOPE GUTTER 5' EACH SIDE OF CATCH BASIN. PROVIDE POSITIVE DRAINAGE TO CATCH BASINS.

3 C2.12 B-612 CURB AND GUTTER

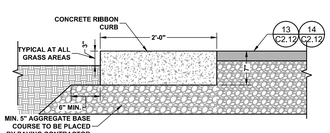


NOTE:
1. DIRECTION OF TRANSVERSE GUTTER SLOPE TO MATCH DIRECTION OF ADJACENT PAVEMENT SLOPE. CONSTRUCT WITH CURBING MACHINE.

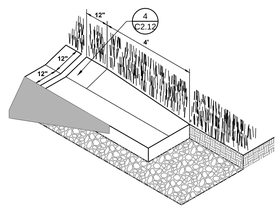
4 C2.12 D-412 CURB & GUTTER



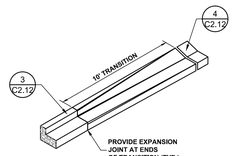
5 C2.12 B-612 CURB TERMINATOR



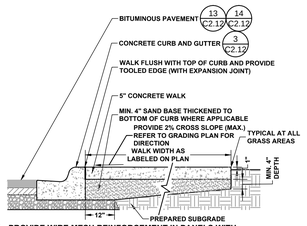
6 C2.11 CONCRETE RIBBON CURB



7 C2.12 D-412 CURB TERMINATOR

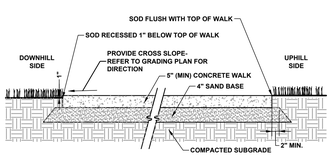


8 C2.12 CURB TRANSITION D-412 TO B-612

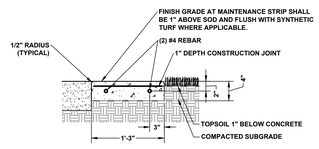


NOTE: PROVIDE WIRE MESH REINFORCEMENT IN PANELS WITH DIMENSIONS TO JOINTS GREATER THAN 6' - REINFORCEMENT SHALL BE UNIFORMLY SUSPENDED 2" BELOW CONCRETE FINISH GRADE.

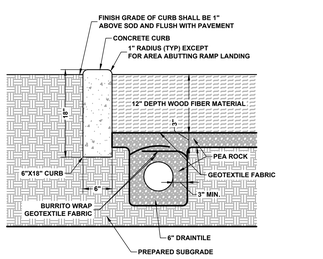
9A C2.12 CONCRETE WALK



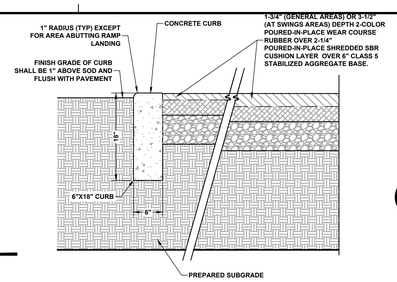
9B C2.12 CONCRETE WALK



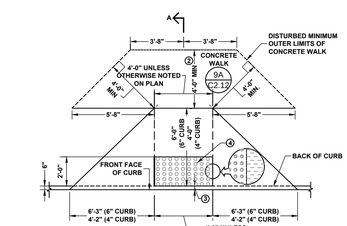
10 C2.12 CONCRETE MAINTENANCE STRIP



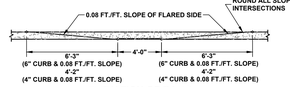
11A C2.12 TOTLOT PLAY AREA- WOOD FIBER MATERIAL



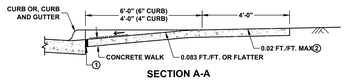
11B C2.12 TOTLOT PLAY AREA- POURED-IN-PLACE RUBBER



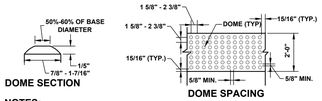
PLAN VIEW OF PERPENDICULAR RAMP



ELEVATION OF RAMP

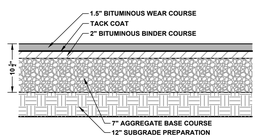


SECTION A-A

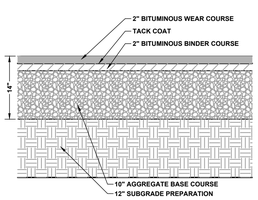


NOTES:
① 1/2 INCH PREFORMED JOINT FILLER MATERIAL, AASHTO M 213.
② PROVIDE A PATH OF TRAVEL 4' 0" WIDE BEHIND THE PEDESTRIAN RAMP. A RELATIVELY FLAT 4' X 4' LANDING WILL ALLOW WHEELCHAIRS TO NAVIGATE AROUND THE PEDESTRIAN RAMP.
③ 6" TO 8" IS THE REQUIRED OFFSET OF THE DETECTABLE WARNINGS/ TRUNCATED DOME AREA FROM THE FRONT FACE OF CURB, OR PLACE THE DETECTABLE WARNINGS AT THE BACK OF CURB.
④ ADA REQUIRED TRUNCATED DOME AREA SHALL BE 2' 0" MIN. IN DIRECTION OF TRAVEL AND SHALL EXTEND THE FULL WIDTH (4' 0" TYP.) OF THE CURB RAMP. THIS 2' 0" BY 4' 0" WIDTH (TYP.) TRUNCATED DOME AREA SHALL CONTRAST VISUALLY WITH THE ADJACENT WALKING SURFACE. THE ENTIRE TRUNCATED DOME AREA SHALL BE A LIGHT COLOR (LIGHT GRAY, WHITE, OR YELLOW) WHEN THE ADJACENT SIDEWALK IS A DARK COLOR. THE ENTIRE TRUNCATED DOME AREA SHALL BE A DARK COLOR (RED, BLACK, DARK GRAY, OR BRIGHT YELLOW) WHEN THE ADJACENT SIDEWALK IS A "WHITE" OR LIGHT GRAY CEMENT COLOR.

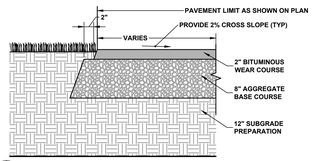
12 C2.12 PEDESTRIAN CURB RAMP



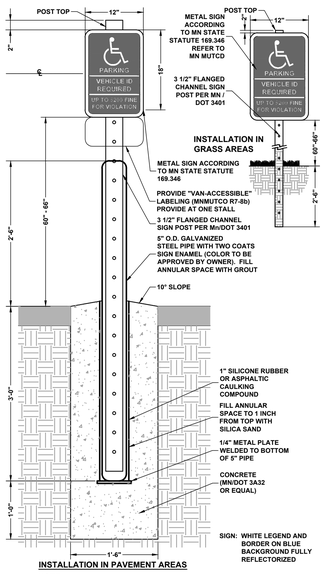
13 C2.12 MEDIUM DUTY PAVEMENT



14 C2.12 HEAVY DUTY PAVEMENT

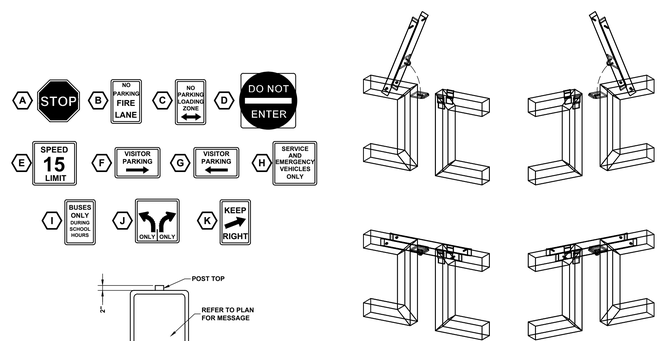


15 C2.12 LIGHT DUTY PAVEMENT

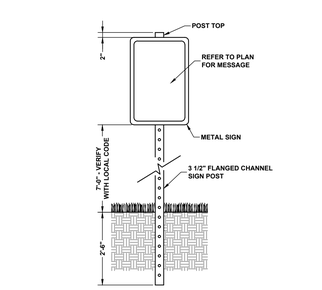


NOTE:
SIGN SHALL BE PLACED NOT MORE THAN 96" FROM FACE OR EDGE OF PAVEMENT AT THE ACCESSIBLE STALL

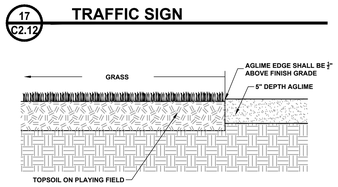
16 C2.12 ACCESSIBLE PARKING SIGN AND POST

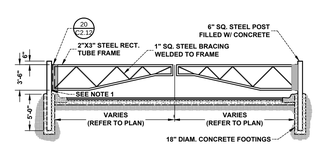


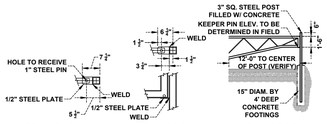
18 C2.12 AGLIME AT GRASS EDGE



17 C2.12 TRAFFIC SIGN



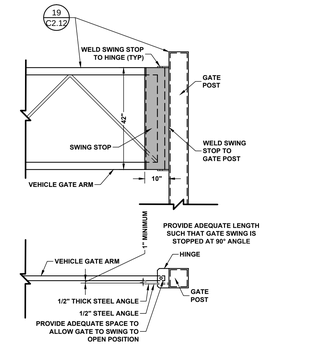




GATE KEEPER PLAN GATE KEEPER PIN GATE KEEPER

NOTES:
1. ADJUST HEIGHT AS NECESSARY TO EQUALIZE GRADE DIFFERENCE BETWEEN ROAD EDGES.
2. PROVIDE SHOP DRAWINGS OF GATE, HINGE POST AND KEEPER
3. GATE TO RECEIVE 2 COATS PRIMER & 2 COATS FINISH, COLOR TO BE SELECTED BY ENGINEER/LAND. ARCH.

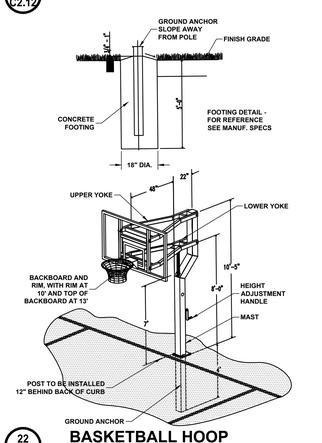
19 C2.12 VEHICLE GATE



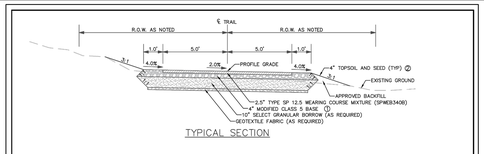
NOTE: PROVIDE ONE SWING STOP FOR EACH GATE POST.

20 C2.12 VEHICLE GATE SWING STOP

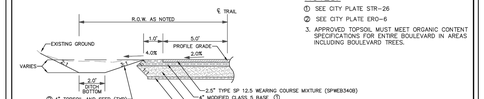
21 C2.12 VEHICLE GATE LATCH



22 C2.12 BASKETBALL HOOP



TYPICAL SECTION



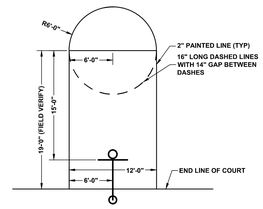
DITCH SECTION

NOTES:
① SEE CITY PLATE STR-26
② SEE CITY PLATE ERO-6
3. APPROVED TOPSOIL MUST MEET ORGANIC CONTENT SPECIFICATIONS FOR ENTIRE BOULEVARD IN AREAS INCLUDING BOULEVARD TREES.

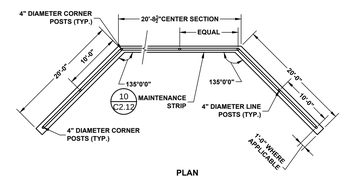
NOTE: NOT TO SCALE.

APPROVED: 1 - 2016
City of RAMSEY
CITY PLATE No. PARK-1
STANDARD DETAILS: BITUMINOUS TRAIL

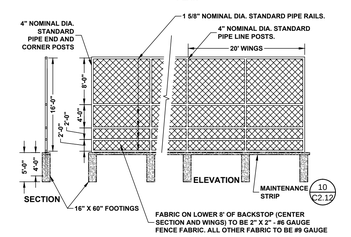
23 C2.12 BITUMINOUS TRAIL (CITY)



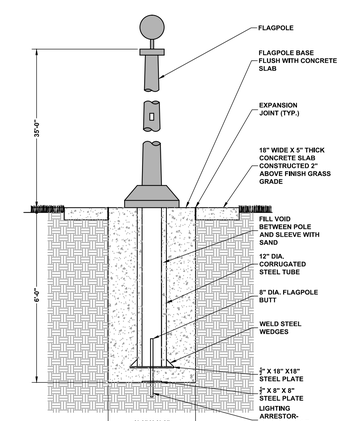
24 C2.12 BASKETBALL COURT STRIPING



PLAN



25 C2.12 BACKSTOP



26 C2.12 FLAG POLE

4"x4" AREA - FOR CITY PURPOSES

ATS&R
ARMSTRONG TORSETH SKOLD & RYDEEN INC
ARCHITECTURE PLANNING INTERIOR DESIGN
ENGINEERING TECHNOLOGY LANDSCAPE ARCHITECTURE
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FAX: 612.525.3289
WEB: www.atsr.com
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CONSULTANTS

ANDERSON - JOHNSON ASSOCIATES, INC.
LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA
ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

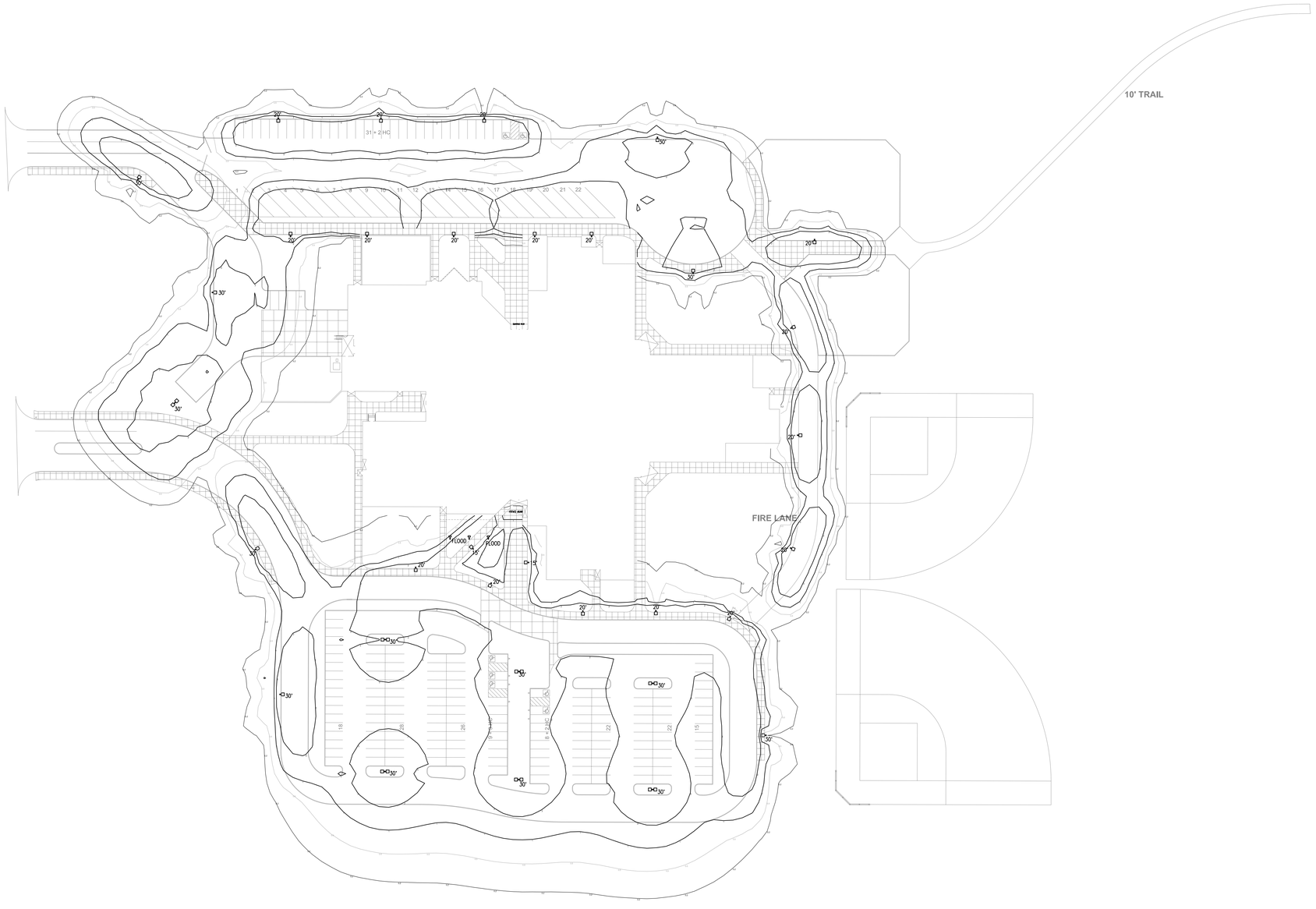
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
SITE DETAILS

ATS&R PROJECT NO.
17119

SHEET NUMBER
C2.12



1 E1.1 ELECTRICAL SITE PLAN

1" = 50'-0"

North Stat

Illuminance (Fc)
Average = 2.14
Maximum = 7.5
Minimum = 0.2
Avg/Min Ratio = 10.70
Max/Min Ratio = 37.50

South Stat

Illuminance (Fc)
Average = 2.51
Maximum = 7.5
Minimum = 0.7
Avg/Min Ratio = 3.59
Max/Min Ratio = 10.71

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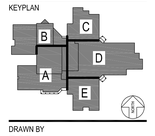
CONSULTANTS

REVISIONS

New Elementary School - Ramsey Site
Anoka Hennepin Schools
Anoka-Hennepin Schools, ISD No. 11
2727N Ferry Street, Anoka MN 55303

SIGNATURE / SEAL

KEYPLAN



DRAWN BY
RGE

CHECKED BY
N ACHINA

ISSUED FOR
CITY SUBMITTAL

ISSUE DATE
December 7, 2017

SHEET NAME
ELECTRICAL SITE PLAN

ATS&R PROJECT NO.
17018

REVISION NO.

SHEET NUMBER
E1.1

File - G:\dwgs\2017\17018 Ramsey Elementary School\Dwgs\E1 Site\E1-1 17018.dwg Date - Dec 07, 2017 Time - 8:08am

TREE CALCULATION

BUILDING FOOTPRINT = 90,400 SQ.FT. ±

SITE PERIMETER = 5,355 LINEAR FEET OF PROPERTY LINE

1. DECIDUOUS/ CONIFEROUS TREE REQUIREMENT:
   1.1. SITE PERIMETER = 5,335 LINEAR FEET OF PROPERTY LINE / 50 LF = 108 DECIDUOUS/ CONIFEROUS TREES REQ'D
2. SHRUB REQUIREMENT:
   2.1. BUILDING FOOTPRINT = 90,400 SF / 300 LF = 302 SHRUBS REQ'D

NOTES

1. REFER TO SHEET C1.41, GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. REFER TO SWPPP NARRATIVE FOR CONSTRUCTION SEQUENCING AND EROSION CONTROL REQUIREMENTS.
3. LANDSCAPE ARCHITECT MUST INSPECT AND APPROVE FINISH GRADING BEFORE CONTRACTOR PROCEEDS WITH SODDING AND SEEDING.
4. ALL DISTURBED AREAS OUTSIDE THE BUILDING PAD WHICH ARE NOT DESIGNATED TO BE PAVED OR RECEIVE AGLIME SHALL RECEIVE AT LEAST 4" OF TOPSOIL - REFER TO DETAIL 16/L1.13 - AND SHALL BE SODDED OR SEEDED.
5. WHERE NEW SOD MEETS EXISTING TURF, EXISTING TURF EDGE SHALL BE CUT TO ALLOW FOR A CONSISTENT, UNIFORM STRAIGHT EDGE. JAGGED OR UNEVEN EDGES WILL NOT BE ACCEPTABLE. REMOVE TOPSOIL AT JOINT BETWEEN EXISTING AND NEW AS REQUIRED TO ALLOW NEW SOD SURFACE TO BE FLUSH WITH EXISTING.
6. FAILURE OF TURF DEVELOPMENT: IN THE EVENT THE CONTRACTOR FAILS TO PROVIDE AN ACCEPTABLE TURF, THE CONTRACTOR SHALL RE-SOD OR RE-SEED ALL APPLICABLE AREAS, AT NO ADDITIONAL COST TO THE OWNER, TO THE SATISFACTION OF THE ENGINEER.
7. BEGIN TURF ESTABLISHMENT IMMEDIATELY AFTER SODDING OR SEEDING, REFER TO SPECIFICATION FOR PROCEDURE.
8. ALL TREES AND SHRUBS SHALL RECEIVE 4" DEPTH OF CLEAN SHREDDED HARDWOOD MULCH, UNLESS OTHERWISE SPECIFIED.
9. ALL PLANT MATERIALS SHALL BE NO. 1 QUALITY, NURSERY GROWN AND SPECIMENS MUST BE MATCHED. ALL OVERSTORY TREES ADJACENT TO DRIVE AND IN PARKING LOT SHALL BEGIN BRANCHING NO LOWER THAN 6'. ALL TREES TO BE BALLED AND BURLAPPED.
10. REFER TO SHEET L1.12, IRRIGATION PLAN, FOR RELATED WORK.

LEGEND

- REFERENCE KEY TO SITE DETAILS (DETAIL I.D NUMBER (TOP) / DETAIL SHEET NUMBER (BOTTOM))
- PROPOSED DECIDUOUS TREE
- PROPOSED CONIFEROUS TREE
- PROPOSED SHRUBS
- APPROXIMATE SOD LIMITS
- PROPOSED NATIVE SEEDING #1
- PROPOSED SHRUB / MULCH BED
- PROPOSED LANDSCAPE ROCK BED

OBTAIN EASEMENT FOR UTILITY. COORDINATE INSTALLATION OF SANITARY SEWER WITH HOME OWNER. PROVIDE TEMPORARY DRIVEWAY TO ALLOW CONTINUOUS ACCESS TO/ FROM HOUSE.

BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING

SOFT PLAY (3-5)

SOFT PLAY (K-2)

PRE-K PLAY

SERVICE AREA

MECHANICAL

NEW RAMSEY ELEMENTARY SCHOOL

STORMWATER POND

DROP-OFF

PARKING (153 STALLS)

FIRE LANE

SOFTBALL FIELD 1

SOFTBALL FIELD 2

OPEN PLAY AREA

STORAGE/ MAINTENANCE (REPURPOSED)

10' TRAIL

WETLAND 1

WETLAND 2

WETLAND 3

16.5' WETLAND SETBACK (TYPICAL)

EDGE OF CULTIVATED FIELD

NOWTHEN BLVD. (C. S. A. H. NO. 5)

ZONING: R-1: MUSA

Match Line

4"x4" AREA - FOR CITY PURPOSES

PLANT SCHEDULE					
SYMBOL	COMMON NAME	SCIENTIFIC NAME	QTY.	SIZE	ROOT
DECIDUOUS SHADE TREES					
AF	FALL FIESTA MAPLE	Acer saccharum 'Bailstra"	14	2-1/2" cal.	B&B
AL	EMERALD LUSTRE MAPLE	Acer platanoides 'Pond'	15	2-1/2" cal.	B&B
AR	OCTOBER GLORY MAPLE	Acer rubrum 'October Glory'	9	2-1/2" cal.	B&B
CN	NORTHERN CATALPA	Catalpa speciosa	3	2-1/2" cal.	B&B
CO	COMMON HACKBERRY	Celtis occidentalis	12	2-1/2" cal.	B&B
CK	KENTUCKY COFFEETREE	Gymnocladus dioicus	3	2-1/2" cal.	B&B
OV	IRONWOOD	Oystrya virginiana	3	2-1/2" cal.	B&B
QB	SWAMP WHITE OAK	Quercus bicolor	7	2-1/2" cal.	B&B
QM	BUR OAK	Quercus macrocarpa	3	2-1/2" cal.	B&B
TA	SENTRY LINDEN	Tilia americana 'McKSentry'	11	2-1/2" cal.	B&B
TC	GREENSPIRE LINDEN	Tilia cordata 'Greenspire'	16	2-1/2" cal.	B&B
UP	PATRIOT ELM	Ulmus X 'Patriot'	15	2-1/2" cal.	B&B
			111		
CONIFEROUS TREES					
PA	NORWAY SPRUCE	Picea abes	10	6'	B&B
PDG	BLACK HILLS SPRUCE	Picea glauca densata	9	6'	B&B
PC	SWISS STONE PINE	Pinus cembra	5	6'	B&B
PP	PONDEROSA PINE	Pinus ponderosa	5	6'	B&B
PR	NORWAY PINE	Pinus resinosa	10	6'	B&B
PS	WHITE PINE	Pinus strobus	9	6'	B&B
			48		
ORNAMENTAL TREES					
PSC	PINK SPIRES CRAB	Malus 'Pink Spires'	11	2" cal.	B&B
SSC	SPRING SNOW CRAB	Malus 'Spring Snow'	19	2" cal.	B&B
SR	JAPANESE TREE LILAC CLUMP	Syringa reticulata	17	2" cal.	B&B
			47		
SHRUBS					
POD	LITTLE DEVIL NINEBARK	Physocarpus opulifolius 'Donna May'	31	#2	Cont.
RA	ALPINE CURRENT	Ribes alpinum	19	#5	Cont.
SJM	DAKOTA GOLDCHARM SPIREA	Spiraea japonica 'Mertyann'	62	#2	Cont.
SFL	FIRE LIGHT SPIREA	Spiraea x 'Fire Light'	41	#2	Cont.
ACJ	ANDORRA COMPACT JUNIPER	Juniper horizontalis 'Plumosa Compacta'	45	#2	Cont.
BPJ	BLUE PRINCE JUNIPER	Juniper horizontalis 'Blue Prince'	90	#2	Cont.
ESY	EMERALD SPREADER YEW	Taxus cuspidata 'Monloo'	43	#2	Cont.
TY	TAUNTON YEW	Taxus x media 'Taunton'	19	#3	Cont.
VT	COMPACT AMER CRANBERRYBUSH	Viburnum trilobum 'Bailey Compact'	12	#5	Cont.
VD	BLUE MUFFIN VIBURNUM	Viburnum dentatum 'Christom'	11	#5	Cont.
			373		

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AJA

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA

ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
LANDSCAPE PLAN

ATS&R PROJECT NO.
17119

SHEET NUMBER
L1.11

NOTES

1. REFER TO SHEET C1.41, GRADING AND DRAINAGE PLAN, FOR GENERAL NOTES.
2. IRRIGATION SYSTEM IS DESIGNED FOR 60(+/-) PSI AT THE BASE OF HEADS ON 'POND SYSTEM' AND 50(+/-) PSI AT THE BASE OF HEADS ON 'BUILDING SYSTEM'. NOTIFY ENGINEER/LANDSCAPE ARCHITECT IF EXISTING PRESSURE DIFFERS.
3. WATER SOURCE FOR POND SYSTEM: WATER WILL BE AVAILABLE FROM PROPOSED 4" CAPPED FLANGE FROM THE POND PUMP STATION
4. WATER SOURCE FOR THE BUILDING SYSTEM (ZONES 33-49): WATER WILL BE AVAILABLE FROM PROPOSED 2" CAPPED FLANGE INSIDE THE MECHANICAL ROOM.
5. LAYOUT WORK AS ACCURATELY AS POSSIBLE. THE CONTRACTOR MAY MAKE MINOR ADJUSTMENTS TO THE LOCATION AND SPACING AS NECESSARY TO ACCOMMODATE ACTUAL FIELD CONDITIONS. HEAD LOCATIONS SHALL BE FLAGGED AND REVIEWED BY THE ENGINEER PRIOR TO INSTALLATION.
6. COORDINATE INSTALLATION WITH THE WORK OF OTHERS.
7. ALL MATERIALS SHALL BE INSTALLED AS DETAILED ON DRAWINGS, HOWEVER, IF THE CONTRACT DRAWINGS AND/OR SPECIFICATIONS DO NOT THOROUGHLY DESCRIBE THE METHOD OR TECHNIQUES TO BE USED, THE CONTRACTOR SHALL FOLLOW THE INSTALLATION METHODS ISSUED BY THE MANUFACTURER . ALL SUCH LITERATURE MUST BE SUBMITTED 48 HOURS PRIOR TO INSTALLATION FOR REVIEW AND APPROVAL BY THE ENGINEER.
8. CHECK AND VERIFY ALL EXISTING AND PROPOSED SITE CONDITIONS, UTILITIES AND SERVICES PRIOR TO TRENCHING.
9. LATERAL PIPING SHALL BE A MINIMUM OF 12 INCHES DEEP AND MAINLINE PIPING A MINIMUM OF 18 INCHES DEEP. ENGINEER SHALL BE NOTIFIED TO VERIFY TRENCH DEPTHS BEFORE BACKFILLING.
10. ALL MAINLINE PIPING SHALL BE PVC (SDR 21/ CLASS 200). LATERAL LINE PIPING FOR BALL FIELDS SHALL BE PVC (SDR 26 / 160 PSI).
11. ALL MAIN LINE PIPING AND LATERAL PIPE of 1-1/2" AND LARGER AT AREAS OUTSIDE OF BALL FIELDS SHALL BE PVC (SDR 26 / CLASS 160).
12. ALL PIPE WITH NO SIZE LABEL SHALL BE 1".
13. ALL SPRINKLERS SHALL BE AS NOTED ON LEGEND.
14. ADJUST HEADS FOR GRADE, AS NECESSARY, AFTER GRASS HAS BEEN ESTABLISHED AND ALL SETTLEMENT AT HEADS HAS OCCURRED.
15. ALL RISERS, BACKFLOW PREVENTORS AND HOSE BIBS SHALL BE SET PLUM. SPRINKLER HEAD RISERS, QUICK COUPLER VALVES AND ALL VALVES WITH STEMS SHALL BE SET PERPENDICULAR TO FINISHED GRADE.
16. CONTROL VALVE WIRES SHALL BE #14 GAUGE U.F.U.L. JACKETED DECODER CABLE APPROVED DIRECT BURIAL. UNDERGROUND CONNECTIONS SHALL BE MADE WITH 3-M WIRE CONNECTORS (DBY), OR APPROVED EQUAL.
17. PLACE ALL VALVES IN APPROVED VALVE BOXES.
18. CONDUCT PERFORMANCE TEST IN THE PRESENCE OF OWNER AND LANDSCAPE ARCHITECT FOLLOWING COMPLETION OF SYSTEM INSTALLATION.
19. CONDUCT AND DEMONSTRATE TO OWNER THE WINTERIZATION AND SPRING START-UP PROCESS IN THE FALL OF COMPLETION.
20. IRRIGATION CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL EQUIPMENT NECESSARY TO MAKE THE SYSTEM FULLY FUNCTIONAL.
21. IRRIGATION CONTRACTOR TO COORDINATE WITH CONSTRUCTION MANAGER TO PROTECT EXISTING UTILITIES.
22. PER CITY CODE, THE IRRIGATION SYSTEM SHALL UTILIZE TECHNOLOGY THAT INHIBITS OR INTERRUPTS OPERATION OF THE IRRIGATION SYSTEM DURING PERIODS OF SUFFICIENT MOISTURE. AS DETAILED, SOIL MOISTURE SENSORS SHALL BE INTEGRATED INTO THE SYSTEM. ALTERNATIVES MAY INCLUDE WEATHER-BASED IRRIGATION CONTROLLER(S), AND/OR EVAPO-TRANSPIRATION (ET) SENSORS.

LEGEND

- LIMITS OF IRRIGATED AREA - POND SYSTEM (369,500 SF / 8.5 ACRES)
- LIMITS OF IRRIGATED AREA - BUILDING SYSTEM (70,000 SF / 1.6 ACRES)

BUS CORRAL/ HARD SURFACE PLAY / EVENT PARKING
SOFT PLAY (3-5)
SOFT PLAY (K-2)
PRE-K PLAY
SERVICE AREA
MECHANICAL
NEW RAMSEY ELEMENTARY SCHOOL
STORMWATER POND
DROP-OFF
PARKING (153 STALLS)
FIRE LANE
SOFTBALL FIELD 1
SOFTBALL FIELD 2
OPEN PLAY AREA
STORAGE/
WETLAND 1
WETLAND 2
WETLAND 3
POND
WETLAND FLAGS (SEE NOTE)
EDGE OF WATER
16.5' WETLAND SETBACK (TYPICAL)
10' TRAIL
EDGE OF CULTIVATED FIELD
IRRIGATION PIPE (APPROXIMATE)
NOWTHEN BLVD. (C. S. A. H. NO. 5)
NOWTHEN BLVD. (PROPOSED DEDICATION)
EASEMENT FOR TRAIL PURPOSES PER DOC. NO. 2109787
EASEMENT FOR INGRESS AND EGRESS AS DESCRIBED IN WARRANTY DEED DOC. NO. 752059
HIGHWAY EASEMENT PER DOC. NO. 396464
BM #3
BM #4
Match Line
ZONING: R-1: MUSA
4"x4" AREA - FOR CITY PURPOSES

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DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

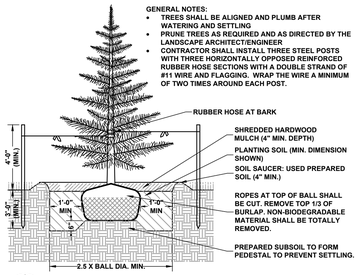
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

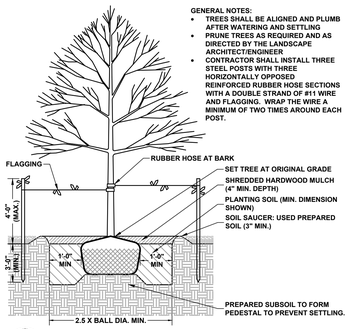
SHEET NAME
IRRIGATION PLAN

ATS&R PROJECT NO.
17119

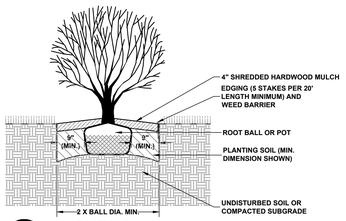
SHEET NUMBER
L1.12



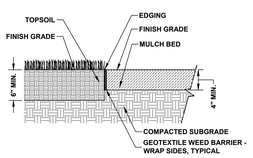
1 L1.13 **CONIFEROUS TREE**



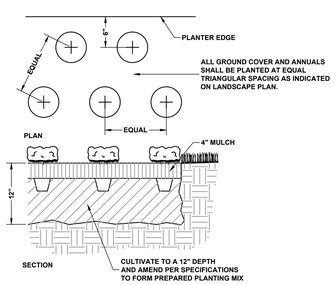
2 L1.13 **DECIDUOUS TREE**



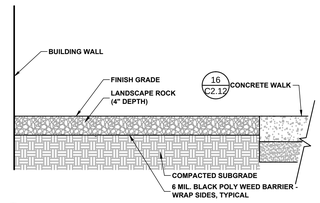
3 L1.13 **SHRUB**



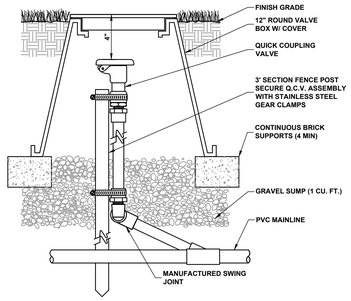
4 L1.13 **SHRUB BED EDGING**



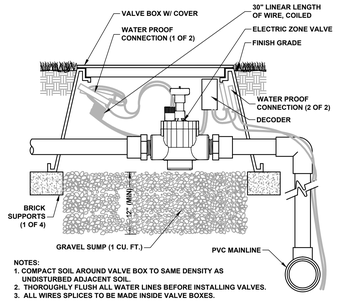
5 L1.13 **GROUNDCOVER AND PERENNIALS**



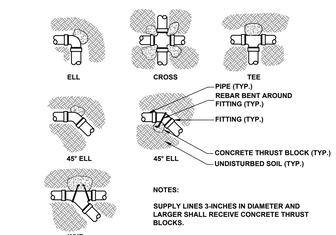
6 L1.13 **LANDSCAPE ROCK BED**



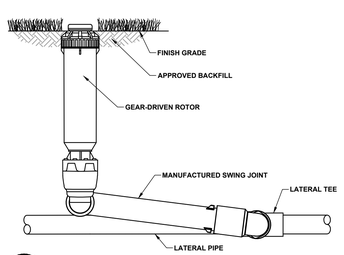
7 L1.13 **QUICK COUPLER**



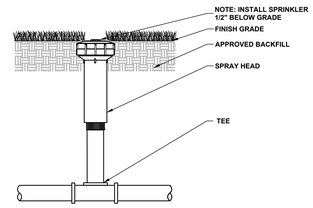
8 L1.13 **DECODER / VALVE BOX AND SUMP**



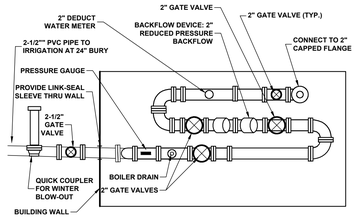
9 L1.13 **THRUST BLOCK (IRRIGATION LINES ONLY)**



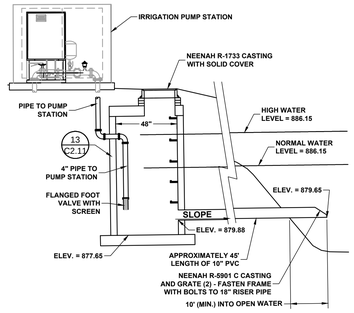
10 L1.13 **GEAR DRIVE SPRINKLER**



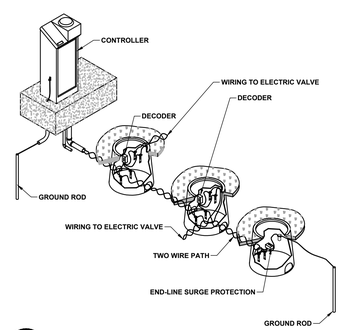
11 L1.13 **SPRAY HEAD SPRINKLER**



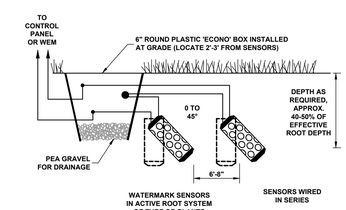
12 L1.13 **IRRIGATION SERVICE CONNECTION TO BUILDING**



13 L1.13 **IRRIGATION WELL WELL (MANHOLE)/ INTAKE ASSEMBLY**



14 L1.13 **IRRIGATION WIRING DIAGRAM**



15 L1.13 **MOISTURE SENSOR**

MNDOT 2016 SPEC

MNDOT 2016 SPEC TABLE 3877-1 COMMON TOPSOIL BORROW		
REQUIREMENT	RANGE	TEST METHOD
MATERIAL PASSING THE 3/4 IN [19MM]	100%	ASTM D 422
MATERIAL PASSING NO. 4 [4.75MM]	>85%	–
CLAY	5% – 35%	ASTM D 422
SILT	5% – 70%	ASTM D 422
SAND	10% – 75%	ASTM D 422
ORGANIC MATTER	3% – 15%	ASTM D 2974
pH	6.1–7.8	ASTM G 51

NOTE:
1. INSTALLATION OF 4" OF TOPSOIL MEETING MNDOT SPECIFICATION 3877A COMMON TOPSOIL BORROW, MAY BE REQUIRED ACROSS ALL DISTURBED AREAS.
2. A SOIL CERTIFICATION FROM A GEOTECHNICAL FIRM MUST BE PROVIDED VERIFYING THE TOPSOIL MEETS SPECIFICATION ALONG WITH LOAD TICKETS TO VERIFY THE SOURCE OF MATERIAL AND QUANTITY.
3. TOPSOIL MUST COME FROM A CITY APPROVED SOURCE.

APPROVED: 1 – 2016	City of RAMSEY	CITY PLATE No. ERO–6	STANDARD DETAILS: TOPSOIL REQUIREMENTS

16 L1.13 **TOPSOIL REQUIREMENTS**

TABLE A
MODIFIED CLASS 5 SPECIFICATIONS

% PASSING

1"	100
3/4"	90 – 100
3/8"	50 – 80
No.4	35 – 70
No.10	20 – 60
No.40	10 – 35
No.200	5 – 10

NOTES:
1. THE AGGREGATE BASE CONSTRUCTION WILL BE ACCEPTED FOR PAYMENT IN ACCORDANCE WITH THE PROVISIONS IN TABLE A.
2. IF THE AGGREGATE BASE FAILS TO MEET THE REQUIREMENTS OF TABLE A THE MATERIAL CAN BE CORRECTED IN PLACE OR REMOVED AND REPLACED WITH MATERIAL THAT MEET THE REQUIREMENTS OF TABLE A.
3. IN THE EVENT THAT RECYCLED MATERIAL IS USE IT MUST MEET MNDOT REQUIREMENTS FOR RECYCLED BASE.

APPROVED: 2 – 2003	City of RAMSEY	STANDARD DETAILS: MODIFIED CLASS 5 SPECIFICATIONS
		CITY PLATE No. STR–26

17 L1.13 **MODIFIED CLASS 5 SPECIFICATIONS**

ATS&R
ARMSTRONG TORSETH SKOLD & RYDEEN INC
ARCHITECTURE PLANNING INTERIOR DESIGN
ENGINEERING TECHNOLOGY LANDSCAPE ARCHITECTURE
8501 GOLDEN VALLEY ROAD
SUITE 300
MINNEAPOLIS, MN 55427
TEL: 612.545.3731
FAX: 612.525.3289
WEB: www.atsr.com

© ARMSTRONG TORSETH SKOLD & RYDEEN, INC.

CONSULTANTS

ANDERSON - JOHNSON ASSOCIATES, INC.
AJA
LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING
4 MAIN STREET SE, SUITE 210, MINNEAPOLIS, MN 55414
PHONE: 612.378.1900 FAX: 612.378.0393 WEB: www.aja-ltd.com

4"x4" AREA - FOR CITY PURPOSES

NEW RAMSEY ELEMENTARY SCHOOL
16961 NOWTHEN BLVD NW
RAMSEY, MINNESOTA
ANOKA HENNEPIN SCHOOL DISTRICT NO. 11

SIGNATURE / SEAL

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 Landscape Architect under the laws of the State of Minnesota.

SIGNATURE

TYPED OR PRINTED NAME

DATE

LICENSE NUMBER

REVISIONS

DRAWN BY

CHECKED BY
JRP

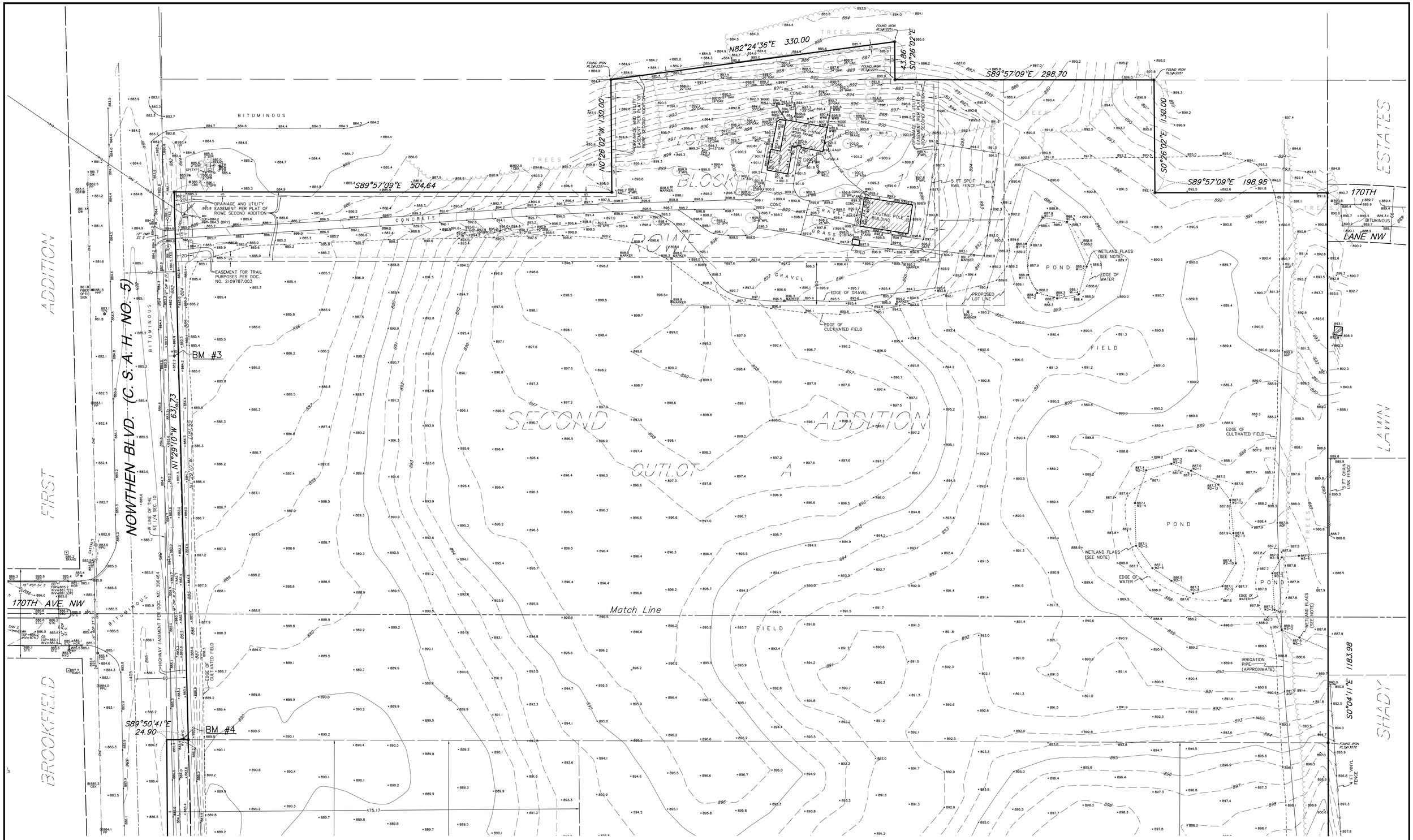
ISSUED FOR
AGENCY REVIEW

ISSUE DATE
12/08/2017

SHEET NAME
DETAILS

ATS&R PROJECT NO.
17119

SHEET NUMBER
L1.13



LEGEND

○	Denotes iron monument set marked with P.L.S. No. 44900
●	Denotes found iron monument marked with P.L.S. No. 18420, unless otherwise noted.
AC	Denotes air conditioner
AGP	Denotes above ground pipe(s)
AIS	Denotes advertisement/information sign
BE	Denotes building entrance
BH	Denotes beehive catch basin
CB	Denotes catch basin
CBOX	Denotes control box
CBX	Denotes communication box
CMP	Denotes corrugated metal pipe
COL	Denotes building column
CONC	Denotes concrete
DB	Denotes decorative brick pavers
DIP	Denotes ductile iron pipe
EB	Denotes electric box
EM	Denotes electric meter
FES	Denotes flared end section
GM	Denotes gas meter
GP	Denotes guard post
GW	Denotes guy wire
HH	Denotes hand hole
HHF	Denotes fiber optic hand hole
HYD	Denotes fire hydrant
KWB	Denotes keystone wall base
LA	Denotes landscaping
LP	Denotes light pole
MB	Denotes mailbox
MH	Denotes manhole
OD	Denotes overhead door
OHE	Denotes overhead electric line
(P)	Denotes per plan
PP	Denotes power pole
PPU	Denotes power pole with underground utility
RCP	Denotes reinforced concrete pipe
RD	Denotes roof drain
SAN S	Denotes sanitary sewer
SPG	Denotes water spigot
STC	Denotes top of surmountable curb
ST S	Denotes storm sewer
TCS	Denotes traffic control sign
TRANS	Denotes transformer
UGC	Denotes underground communication line
UGE	Denotes underground electric line
W	Denotes water line
WST	Denotes wood steps
WV	Denotes water valve
WWB	Denotes wood wall base
ARB	Denotes Arborvitae
BIR	Denotes Birch tree
CRAB	Denotes Crabapple tree
MPL	Denotes Maple tree
PINR	Denotes Red Pine tree
SHB	Denotes shrub
SPR	Denotes Spruce tree
TR	Denotes deciduous tree

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 17th day of March, 2017

SUNDE LAND SURVEYING, LLC.

By: Arlee J. Carlson

Arlee J. Carlson P.L.S. Minn. Lic. No. 44900

N

40 0 40 80

SCALE IN FEET

SEE SHEET 2 FOR PROPERTY DESCRIPTION AND NOTES

Revision	By	Date
	DJF	

Drawing Title:

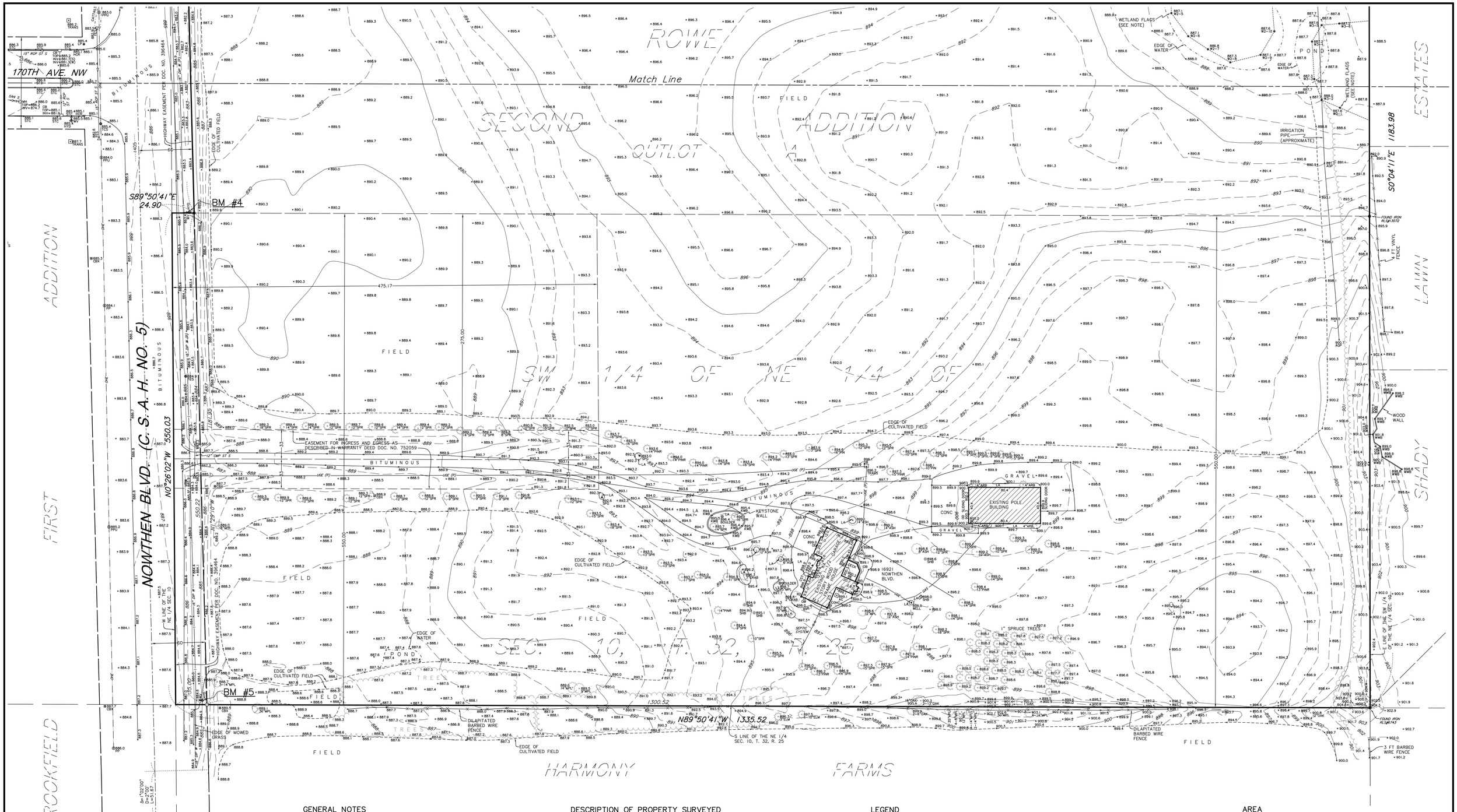
BOUNDARY, LOCATION, TOPOGRAPHIC and UTILITY SURVEY FOR:

ANOKA-HENNEPIN PUBLIC SCHOOL DISTRICT

RAMSEY SCHOOL SITE

SUNDE LAND SURVEYING
www.sunde.com
Main Office:
9001 East Bloomington Freeway (35W) - Suite 118
Bloomington, Minnesota 55420-3435
952-881-2455 (Fax: 952-888-9526)
Branch Office:
Cloquet, Minnesota 218-499-8267

Project: 2017-040 Bk/Pg: 667/47	Date: 3/17/2017
Township: 32 Range: 25 Section: 10	Sheet: 1 of 2
File: 2017040001.dwg	



BENCH MARKS (BM)
(NAVD 88)

1.) Benchmark set in covered tube approximately 65 feet west of centerline of C.S.A.H. No. 5 and 55 feet south of centerline of 167th Ave. NW. Anoka County Benchmark No. 2087 (not shown on survey) Elevation = 888.60 feet

2.) Top of west end of concrete culvert for Trott Brook. Anoka County Benchmark No. 3078 (not shown on survey) Elevation = 867.97 feet

3.) Top of top nut of first fire hydrant north of 170th Ave. NW on east side of C.S.A.H. No. 5 (Nowthen Blvd.) Elevation = 884.22 feet

4.) Top of top nut of first fire hydrant south of 170th Ave. NW on east side of C.S.A.H. No. 5 (Nowthen Blvd.) Elevation = 885.99 feet

5.) Top of top nut of second fire hydrant south of 170th Ave. NW on east side of C.S.A.H. No. 5 (Nowthen Blvd.) Elevation = 887.53 feet

GENERAL NOTES

1.) Survey coordinate basis: Anoka County Coordinate System (NAD 83, 1996 Adj.)

2.) Wetlands shown hereon is are per delineation markers observed in the process of conducting the fieldwork. Markers were set by Pinnacle Engineering, March 6, 2017.

UTILITY NOTES

1.) Utility information from plans and markings was combined with observed evidence of utilities to develop a view of the underground utilities shown hereon. However, lacking excavation, the exact location of underground features cannot be accurately, completely and reliably depicted. In addition, Gopher State One Call locate requests from surveyors may be ignored or result in an incomplete response. Where additional or more detailed information is required, excavation and/or a private utility locate request may be necessary.

2.) Other underground utilities of which we are unaware may exist. Verify all utilities critical to construction or design.

3.) Some underground utility locations are shown as marked onsite by those utility companies whose locators responded to our Gopher State One Call, ticket number 170580296.

4.) Contact GOPHER STATE ONE CALL at 651-454-0002 (800-252-1166) for precise onsite location of utilities prior to any excavation.

5.) Private utilities are shown as marked by Hance Locating Services, Inc. on March 3, 2017. Private utilities are those utilities installed for the use of their owner, typically by someone other than a Gopher State One Call registered utility operator.

DESCRIPTION OF PROPERTY SURVEYED

Lot 1, Block 1 and Outlot A, ROWE SECOND ADDITION, according to the recorded plat thereof, Anoka County, Minnesota.

And

(Per Warranty Deed Document No. 1443054)

The West 475.17 feet of the North 275.00 feet of the South 550.00 feet of the Southwest Quarter of the Northeast Quarter of Section 10, Township 32, Range 25.

And

(Per Warranty Deed Document No. 752059)

The South 550.00' of the Southwest Quarter of the Northeast Quarter, Section 10, Township 32, Range 25, Anoka County, Minnesota, according to the U.S. Government Survey thereof, excepting therefrom the North 275' of the West 475.17' thereof. Subject to easements of record. Also subject to that part taken for C.S.A.H. No. 5.

Subject to and together with an easement for ingress and egress over and across a strip of land 66 feet in width, the centerline of which is the South line of the West 475.17 feet of the North 275.00 feet of the South 550.00 feet of the Southwest Quarter of the Northeast Quarter of Section 10, Township 32, Range 25, Anoka County, Minnesota.

This survey was prepared without the benefit of current title work. Easements, appurtenances, and encumbrances may exist in addition to those shown hereon. This survey is subject to revision upon receipt of a current title insurance commitment or attorney's title opinion.

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CRAB	Denotes Crabapple tree
MPL	Denotes Maple tree
PINR	Denotes Red Pine tree
SHB	Denotes shrub
SPR	Denotes Spruce tree
TR	Denotes deciduous tree

AREA

Gross: 1,660,492 sq. ft. or 38.120 acres.

Net: (Excludes Highway Easement per Document No. 396464) 1,644,022 sq. ft. or 37.742 acres

N

SCALE 40 0 40 80 IN FEET

Dated this 17th day of March, 2017

Certified by: _____
Arlee J. Carlson, P.L.S. Minn. Lic. No. 44900

Revision	By	Date
	DJF	

Drawing Title:
BOUNDARY, LOCATION, TOPOGRAPHIC and UTILITY SURVEY FOR:
ANOKA-HENNEPIN PUBLIC SCHOOL DISTRICT
RAMSEY SCHOOL SITE

SUNDE LAND SURVEYING
www.sunde.com
Main Office:
9001 East Bloomington Freeway (35W) - Suite 118
Bloomington, Minnesota 55420-3435
952-881-2455 (Fax: 952-888-9526)
Branch Office:
Cloquet, Minnesota 218-499-8267

Project: 2017-040	Bk/Pg: 667/47
Township: 32 Range: 25 Section: 10	Date: 3/17/2017
File: 2017040001.dwg	Sheet: 2 of 2

CITY OF RAMSEY LAND USE APPLICATION
TECHNICAL REVIEW FILE

DATE	DECEMBER 21, 2017	**PROJECT ADDRESS**	16961 NOWTHEN BLVD
PROJECT. TITLE	RAMSEY ELEMENTARY		
ESCROW #			
DEPARTMENT:	Community Development: Planning Division (Zoning Code)		
TECHNICAL REVIEWER:	Name: Eric Maass, Consultant Planner Phone: 763-576-4306 Email: EMaass@wsbeng.com		

Comprehensive Plan Amendment, Zoning Amendment, and Site Plan

We offer the following comments regarding your land use application. Staff is supportive of the proposed comprehensive plan amendment, zoning amendment, and site plan, subject to corrections to plans identified within this report and final review for compliance with future steps.

Comprehensive Plan

Action Item: *Comprehensive Plan Amendment required to change areas of Low Density Residential to Public.*

Staff is supportive of the requested comprehensive plan amendment to reguide the subject property from Low Density Residential to Public. The adjacent properties are guided Low Density Residential and Rural Developing. The use of the property as a public use, more specifically a school, would seem complimentary to the existing adjacent land uses.

Zoning Amendment

Action Item: *Zoning Amendment required to change areas from R-1 Residential (MUSA) to Public / Quasi Public.*

Staff is supportive of the requested zoning amendment that would rezone the subject property from R-1 Residential (MUSA) to Public/Quasi Public. The adjacent properties are zoned R-1 Residential (MUSA) and R-1 Residential (Rural Developing). The zoning of Public/Quasi Public would seem compatible to the existing adjacent land uses. In addition the City's zoning ordinance permits for additional buffering between the two uses if deemed necessary.

Site Plan

Action Item: *Site Plan approval for new Elementary School.*

General. The Site Plan submittal consists of seventeen (17) sheets, prepared by ATS & R and dated December 8, 2017.

While the proposed zoning is Public/Quasi Public, Staff finds that the setbacks and dimensional standards the project should be measured by is the B-1 General Business District. While a public use, a school does project certain intensities into the area that need to be assessed and mitigated in order to be compatible with surrounding properties. As a result, this case is being reviewed per City Code Section 117-118 entitled B-1 General Business District. This is in keeping with the City's past practice for similar situations.

Setbacks and Dimensional Standards.

Zoning Ordinance			
		Required	Proposed
Minimum Building Setbacks:	Front Yard	35 feet	322 feet
	Side Yard	10 feet	89 feet
	Rear Yard	35 feet	539 feet
Building Height:		35 feet	Approx 16 feet.
Major and Minor Arterials/State/County Roads		60 feet from centerline plus city setback	322 feet
Setbacks from Residential Districts:	Structure Setback from Property Boundary	35 feet	89 feet
	Off street parking, driveways	35 feet	188 feet

Landscaping & Buffer Yards: Buffer yards are intended to provide additional screening for projects adjacent to residential areas. Please refer to the landscaping technical memo dated December 21, 2017 for additional information related to the buffer yard as well as a full review of the proposed landscape plan.

Architecture. To date the Applicant has provided sketch drawings of what the exterior of the building could look like. These sketches are based off of a similar elementary school in a neighboring community. The building appears to be approximately sixteen (16) feet in height at its highest point however the drawing was a sketch and the ultimate height may vary. The height restriction is 35 feet. The zoning code permits Face brick, stucco, glass, wood, natural stone, specifically designed pre-cast concrete units whose surfaces have been integrally treated with an applied decorative material or texture, or other materials as approved by the City.

Streets and Access. The Applicant is proposing two new access points onto Nowthen Boulevard (County Highway 5). The southern access would line up with the existing intersection of Nowthen Boulevard and 170th Avenue and be used as the primary entrance for visitors to the school. The northern access would provide access for bussing. Staff has reviewed multiple concerns from area residents as well as the City's public safety team regarding the safety of the proposed intersections due to the increased traffic. Staff has requested a traffic study from the Applicant to determine what intersection improvements may need to be completed as a result of the proposed elementary school. Intersections to be

studied include the intersection of 167th Avenue NW and Nowthen Boulevard in addition to 170th Avenue and Nowthen Boulevard.

Surfacing: As required, all parking areas, loading areas, and drive aisles are proposed to be surfaced with bituminous which is an acceptable material within the B-1 General Business District.

Lighting: Any lighting used to illuminate off-street parking area, sign or structure, shall be arranged to deflect light away from an adjoining residential district or public street. Bulbs emitting in excess of 3,000 lumens (150 watts) shall be so directed that the bulb is not visible from off of the property where such light source is located.

Parking: The City has requested a parking study to verify that the proposed 179 standards and 7 handicapped parking stalls is sufficient. The Applicant is showing a separate area for bus parking and has shown 22 bus parking stalls. All staging/stacking of busses is required to be handled on site.

Development Fees: Development Fees will be due with the Site Plan including, but not limited to, Park Dedication, Trail Development, and Stormwater Management. These fees are collected at the time the Development Agreement is recorded and at the rate in effect when the agreement is recorded.

Development Agreement: An executed Development Agreement for the site improvements will be required prior to releasing the plat for recording. Staff will review the engineering estimates once submitted by the Applicant.

CITY OF RAMSEY LAND USE APPLICATION
TECHNICAL REVIEW FILE (REVISED JUNE 1, 2016)

DATE	DECEMBER 21, 2017	**PROJECT ADDRESS**	EAST OF NOWTHEN BLVD AT 170TH AVE
PROJECT. TITLE	RAMSEY ELEMENTARY SCHOOL		
ESCROW #	115884		
DEPARTMENT:	Engineering		
TECHNICAL REVIEWER:	Name: Leonard Linton Phone: 763 433-9834 Email: llinton@ci.ramsey.mn.us		

The City is in receipt of a site plan for a proposed new elementary school to be located east of Nowthen Blvd at 170th Ave NW. The Site Plan submittal consists of seventeen (17) sheets, prepared by ATS&R dated December 8, 2017. We offer the following comments:

General comments

Notes must only appear on one (1) sheet.
Text must not appear over other text or symbols, example detail reference 9A/C2.12 south of main entrance on sheet C1.31 is over a flared end symbol.
Break lines under text.
A cover sheet is required listing all of the sheets in the set.
Add notes to the plan set:
Hours of construction are 7:00 am to 10:00 pm. No equipment may be started before 7:00 am. Site work on Saturday requires 72 hour advance notice for approval. Sunday work requires City Council approval. Meetings are the 2nd and 4th Tuesdays. Requests must be submitted one week before for inclusion on the agenda.
These notes are summaries of the comments added to each page in ProjecDox.

V100

This is the boundary and topographic survey prepared for the project. City code requires that topography be shown to 100 feet from the boundary line for all projects. These sheets do not meet that requirement on the North, East or South sides of the project.

C1.00

The 16.5ft easement/ buffer must be continuous around all sides of all wetlands and completely contain the wetland.

The full property boundary must be shown on one of the plan sheets. It must be dark like the building outline or site features.
The access easement along the south edge of the property must be vacated.
Drainage and utility easements are required around the perimeter of the site.
The note about the drainage and utility easement for extending sanitary sewer must only appear on sheet C1.51.

C1.11

This is the removals sheet. Information on the removal of the existing house must be shown on this sheet.
The existing septic system must be removed and the well sealed.
The note about the drainage and utility easement for extending sanitary sewer must only appear on sheet C1.51.
All items removed must not appear on other sheets.
Sheet C1.40 is not in this sheet. Update the reference.

C1.21

Show the connection between the repurposed building and the driveways.
All items removed must not appear on sheets other than the removal sheet.
The note about the drainage and utility easement for extending sanitary sewer must only appear on sheet C1.51.

C1.31

Move detail reference 9A/C2.12 off the flared end symbol.
Pedestrian Ramps must be added at the following locations:

- End of the sidewalk on the south side of the bus drive.
- The west end of the island across from the ramp above.
- End of the sidewalk on the south side of the main drive.
- North side of the main drive across from the ramp above.
- At the ends of the walks at Nowthen Boulevard.
- On the South side of the main drive opposite the main entrance walk and opposite the east fire lane.

Additional pedestrian ramps may be required at the intersection of the main drive and Nowthen Boulevard when the configuration of this intersection is finalized.
The note about the drainage and utility easement for extending sanitary sewer must only appear on sheet C1.51. This easement must be recorded prior to approving final site plans for the project.

C1.41

Adjust Grading north of bus drive to direct runoff to Nowthen Blvd, not the adjacent property.

Show the EOF location on the plan.
Add the first floor elevation (FFE) to the plan.
Wetlands 2& 3 do not have overland drainage routes. See discussion in stormwater plan review section below. Revise grading/ stormwater plan.
Change name of local water authority to Lower Rum River Watershed Management Organization.
Revise note on street cleaning:
The contractor shall have a pickup type sweeper on site or available within 3 hours when notified by the City that sweeping is required. The City reserves the right to do the work and bill the developer's escrow if the work is not done in a timely manner.
Water for dust control may not be obtained from hydrants. The City has a water fill station at Quicksilver St., south of 167th Avenue for water.

C1.51

Turn off the contour and elevation information on this sheet. The pond outlines must be left on.

Maximum hydrant spacing is 300 feet. This distance is measured around, not through, the building.

The note about the drainage and utility easement for extending sanitary sewer must only appear on sheet C1.51. This easement must be recorded prior to approving final site plans for the project.

Flared End Sections must extend to 2 feet above bottom of pond. The fine sands in Ramsey erode easily. The soils around the pond are primarily sand and will not retain water.

The detail reference for the Outlet Control Structure must be shown.

The Emergency Overflow may not be used to pass a portion of the 100 year storm. The pipes must be revised to pass all of the 100 year storm.

The culverts under the main driveway, bus access and single family residence must be sized to pass the 100 year storm. The culvert sizes must be specified on the plans.

The ditch size must be verified by survey from the pond outlet to Trott Brook to ensure flooding or erosion will not occur.

The proposed 100 year elevation of the wetlands must be revised, the wetlands do not have an outlet at the elevation listed on the plans.

Verify the sizes of CB1, CB2 & CB3. Our review indicates a 60 inch structure may work instead of the 72 inch.

Screen the area behind the notes so lines are not visible.

C1.61

Silt Fence must be inspected and approved by the City prior to commencing any work on site.

Provide the SWPPP narrative for review prior to final plan submittal.

Email inspection logs to the City after every inspection. A complete set must be submitted before Certificate of Occupancy is issued.

The City of Ramsey must approve the NOT before it is submitted.

Update sheet numbers in the narrative. Reference is made to sheets that are not in the current submittal.

C2.11

Revise outlet control structure per notes on C1.51 and Stormwater Management Plan

Stormwater Management Plan

The submitted Stormwater Management Plan consists of a summary sheet tabulating the existing and proposed flows, drainage diagrams, HydroCAD printouts for existing and proposed conditions and storm sewer design calculations. The manual also includes the geotechnical reports.

The stormwater plan does not include a narrative describing the stormwater treatment options employed. This project is in the Lower Rum River Watershed Management Organization (LRRWMO) jurisdiction. The LRRWMO stormwater requirements are:

- Infiltration of the first 1" of runoff from all new impervious surfaces.
- Stormwater treatment facilities shall provide at least an annual removal efficiency of 60% phosphorus and at least an annual removal efficiency of 90% total suspended solids.
- Rate control to below or equal to existing runoff rates for the 2, 10 and 100 year storms as determined using the Atlas 14 24 hour storms.
- This site is tributary to Trott Brook which has a TMDL for dissolved oxygen.

A MIDS model, P8 Model or other calculation method is required to demonstrate compliance with the removal efficiencies and to aid the City in TMDL reporting requirements.
The HydroCAD model lists the pond as a wet pond with a starting elevation at the outlet elevation. Wet ponds do not receive credit for infiltration.

The soils near the pond are generally sandy and the pond will most likely be dry. We commented on the utility plan that the flared end section inverts need to be within 2 feet of the bottom of the

pond if the pond will be dry. The local soils are easily eroded and soils down slope of flared end sections have eroded in the past, requiring extensive repairs.

The flow areas are identified as West, East and North. Our observations on each area will be presented separately.

East area

This area includes two (2) existing wetlands near the eastern edge of the property. The wetlands will not be impacted by the project. The outlet for Wetland 3 is 887.9. City analysis of the topography east of the property indicates the grade rises to near 890 before dropping into a small confined basin.

The adjacent plat, Shady Lawn Estates was recorded in 1972. Easements were taken along the right-of-way only, not along side lot lines or back lot lines. There is no route for discharging stormwater to the East.

This area will need further analysis and the proposed 100 year water level of pond W3 will need to be revised.

North area

This area includes one (1) existing wetland near the northern edge of the property. The wetlands will not impacted by the project. The outlet for Wetland 1 is listed as 890.5. City analysis of the topography North of the property indicates the grade rises to near 891 before dropping into a the Trott Brook valley.

The area to the north is not platted. There is no route for discharging stormwater to the North.

This area will need further analysis and the proposed 100 year water level of pond W1 will need to be revised.

West area

This area includes the new building and most of the new impervious surfaces. The LRRWMO requirement is to infiltrate the first 1" of runoff from all new impervious surfaces. It appears that all of the runoff is directed to the new pond. Ponding areas can serve as the infiltration basin as long as the pond is completely dry within 48 hours after the 100 year event. The pond was modeled as a wet pond, thus it cannot be used for infiltration credit if it retains water all the time. This ponding area is also using the emergency overflow to pass part of the 100 year event. The emergency overflow may not be used to pass part of the 100 year event. All of the 100 year event must pass through the outlet piping.

The driveway culverts along Nowthen Boulevard must be evaluated to see if the proposed runoff will cause flooding or erosion problems. This includes the existing and proposed culverts.

A portion of the bus drive drains directly to the ditch along Nowthen Blvd. The runoff must be directed to a detention basin before being discharged from the site.

There was discussion at the pre-submittal meeting regarding using the ponds for irrigation. This would most likely satisfy the infiltration requirements.

This area will need further analysis and the proposed 100 year water level of pond W1 will need to be revised as noted above.

Please feel free to contact us with questions on this report. We would be open to meeting to discuss our comments. Contact information is provided at the top of this report.

CITY OF RAMSEY LAND USE APPLICATION
TECHNICAL REVIEW FILE

DATE	DECEMBER 21, 2017	**PROJECT ADDRESS**	NOWTHEN BLVD EAST OF 170TH AVE
PROJECT. TITLE	RAMSEY ELEMENTARY SCHOOL		
ESCROW #	115884		
DEPARTMENT:	Community Development: Planning Division (Zoning Code)		
TECHNICAL REVIEWER:	Name: Chris Anderson, City Planner Phone: 763-433-9817 Email: canderson@cityoframsey.com		

The City is in receipt of a Site Plan for a proposed new elementary school to be located on Nowthen Blvd (CSAH 5), directly east of 170th Ave NW. The Site Plan submittal consists of seventeen (17) sheets, prepared by ATS & R and dated December 8, 2017. We offer the following comments:

Sheet C1.00

- There is a required 16.5 foot setback from wetlands and stormwater ponds, which shall also be encumbered with drainage and utility easement.

Sheet L1.11

- Shrub size must be at least twenty-four (24) inches in height or width, depending on growth characteristics of individual plant species. Revise Plant Schedule to specify minimum size.
- Replace Ribes alpinum (alpine currant) with an a different species. Ribes is the alternate host for the disease known as White Pine Blister Rust; with white pine also being planted, a shrub not within the Ribes genus should be used.
- Include the parking landscape requirements (1 tree per every 10 parking stalls). Note that the proposed landscaping satisfies the total landscape requirements (including the parking standards), but this should be included I the Tree Calculation section to avoid any confusion.
- Where seed mix is indicated on the plan, add the symbol to indicate the limits of seed mix (e.g. it is labeled directly west of service area but the correlating symbol in the legend isn't shown).
- Recommended Revision: based on feedback received at the public workshop, rearrange some of the internal trees around the border of the property to establish more of a buffer between the differing uses. Note that the proposed number of plantings satisfies the landscaping requirements, but repositioning some of them around the perimeter may help address the concern about buffering.

Sheet L1.13

- Amend the Tree Planting Details to include the following
    - Mulch shall not be in direct contact with tree trunk.
    - Only prune out dead, broken, or misshapen branches at time of planting.
    - Planting depth shall be such that the first set of primary roots are at finished grade.

General. The Site Plan proposes an elementary school along with vehicle parking, bus corral, playground and ball fields. The project will require a Zoning Amendment to rezone the land from R-1 Residential (MUSA) to Public/Quasi-Public; however, the standards of the B-1 Business district are being used for review purposes.

The majority of the property is classified as 'planted or cultivated vegetation' as it has been actively farmed. There are two small pockets of natural areas that were identified in the Natural Resources Inventory (NRI). One is considered a Non-Native plant community, which is considered to be a semi-natural area but does not qualify for a natural quality ranking. The second is an oak woodland-brushland, which has a moderate ranking. Both of these areas are in the far north portion of the property and will be untouched.

Wetlands. There are several rather small wetlands on the property. Each is subject to a 16.5 foot setback that needs to be encumbered with drainage and utility easement. These wetlands were too small to be included in the Wetland Inventory the City had completed about ten (10) years ago. However, there do not appear to be any proposed impacts to the wetlands.

Landscaping. It appears that the combination of proposed trees and shrubs meets/exceeds the required plantings. The size of the trees is acceptable; shrubs must be at least twenty-four (24) inches in size at time of installation. Furthermore, Ribes alpinum (alpine currant) is the alternate host for White Pine Blister Rust. Since white pine is also proposed, an alternative shrub should be used (avoid the Ribes genus altogether). The Plant Schedule should be revised accordingly. Finally, while the use of a seed mix is acceptable, more specific information is requested about what Seed Mix #1 is.

Irrigation. The project is proposing a dual source system for irrigation. Much of the perimeter of the site, including the ball fields and open play area, will be irrigated by drawing water from the stormwater pond. The areas closer to the building will be irrigated via groundwater (through the municipal water system). The plans indicate that soil moisture sensors will be utilized to help limit irrigation to when it is really needed.

Tree Inventory. A tree inventory will not be required for this project. The only significant trees on the property are well beyond the limits of construction for the project and therefore, there should not be any impact to the trees.

PLANNING COMMISSION
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The Ramsey Planning Commission conducted a regular meeting on Thursday, January 4, 2018, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:	Chairperson Randy Bauer Commissioner Bruce Anderson Commissioner Cheri Gengler Commissioner Cindy Nosan Commissioner Patrick Surma Commissioner Gary VanScoy
Members Absent:	Commissioner Ralph Brauer
Also Present:	Community Development Director Timothy Gladhill City Planner Chris Anderson City Planner Chloe McGuire Bergle

1. CALL TO ORDER

Chairperson Bauer called the regular meeting to order at 7:00 p.m.

Chairperson Bauer welcomed City Planner McGuire Bergle to the City of Ramsey.

2. CITIZEN INPUT

None.

3. APPROVAL OF AGENDA

Motion by Commissioner VanScoy, seconded by Commissioner Surma, to approve the agenda as presented.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Surma, Anderson, Gengler, and Nosan. Voting No: None. Absent: Commissioner Brauer.

4. APPROVE PLANNING COMMISSION MINUTES

4.01: Approve the Following Planning Commission Minutes:

4.01.1: Planning Commission Meeting Minutes Dated December 7, 2017

Motion by Commissioner VanScoy, seconded by Commissioner Nosan, to approve the following minutes as presented: Planning Commission Meeting Minutes dated December 7, 2017.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Nosan, Anderson, Gengler, and Surma. Voting No: None. Absent: Commissioner Brauer.

5. PUBLIC HEARINGS/COMMISSION BUSINESS

5.01: Public Hearing: Comprehensive Plan Amendment, Zoning Amendment, and Site Plan for Ramsey Elementary Campus 2 (Project #17-109)

Public Hearing

Chairperson Bauer called the public hearing to order at 7:03 p.m.

Presentation

Community Development Director Gladhill presented the staff report stating the purpose of this case is to review the Comprehensive Plan Amendment to reguide the property from Low Density Residential to Public/Quasi Public, Rezoning from R-1 Residential (MUSA) to Public/Quasi Public, and Site Plan for Ramsey Elementary Campus 2. This case is being reviewed based on the standards within the B-1 General Business Zoning District. This is in keeping with the City's past practice for similar projects. Staff provided further comment on the request and recommended approval.

Citizen Input

Commissioner VanScoy commented on the importance of a traffic study and discussed how safety would be of the utmost importance given the fact there could be a large number of children walking to the elementary school from the neighborhood to the west (Brookfield Addition). He asked if a crosswalk was being considered.

Community Development Director Gladhill explained this may or may not be a walkable neighborhood. He noted this determination would be made by the school district. He stated pedestrian safety would have to be addressed by the school district if it was deemed walkable and a traffic signal and crosswalk would have to be pursued. He reported further information on this topic would be available once the traffic study was complete.

Commissioner Surma questioned how the school district would handle getting busses in and out of the school in a safe manner.

Community Development Director Gladhill deferred this question to the school district representatives.

Steve Anderson, School District representative, explained the school was waiting on the traffic study before making any final decision but he anticipated a signal would be installed at 170th. He stated conversations with the County were being held regarding a second controlled intersection. He described the site layout and noted busses would be kept separate from parent cars.

Chairperson Bauer stated an underpass or tunnel under County Road 5 would be much safer than a crosswalk for students walking to and from the school.

Mr. Anderson anticipated students from the Brookfield Addition would be bussed noting a final determination would be made after the School District receives the traffic study.

Chairperson Bauer asked how many staff and teachers would be working out of this building.

Mr. Anderson estimated this school would have 140 staff and support members.

Chairperson Bauer questioned how the building would handle overflow and additional parking for an event that occurred during the school day, given the fact there would only be 20 extra parking spaces.

Mr. Anderson stated typically large events would be held afterschool and overflow parking could run into the overflow/bus area.

Jay Pomeroy, landscape architect for the School District, estimated that 80 to 100 cars could be parked in the overflow/bus area.

Commissioner Nosan anticipated the same signage and crossing guards would be used at this elementary school as was used at the other elementary school in Ramsey, also located on County Road 5. She recommended that a middle turn lane be installed along County Road 5 to allow cars to turn left into the school without holding up traffic.

Mr. Anderson stated he has had conversations with the County regarding traffic flow along County Road 5. He understood some sort semi-four was needed at 170th. He explained that conversations would continue with the Anoka County Highway Department after receiving the results from the traffic study.

Community Development Director Gladhill commented further on the potential semi-four that would be installed at 170th and discussed how this would assist with traffic safety surrounding the school.

Chairperson Bauer questioned if this semi-four was necessary given the fact it traffic in and out of the school would only be heavy two times a day for short periods of time.

Community Development Director Gladhill explained the City would know more about the semi-four once the traffic study was complete. He anticipated that a flashing yellow light would be

installed to assist those turning left into the school. He believed that a traffic light was a better option than no traffic light.

Commissioner Nosan stated a roundabout may be a better option at this intersection as it would slow traffic down.

Commissioner Gengler asked what the capacity would be for this school.

Mr. Anderson explained the school district was anticipating the school would have 750 students with a maximum of 1,000.

Commissioner VanScoy questioned how many students were at the current Ramsey Elementary.

Mr. Anderson stated this numbers was about 1,200 to 1,300 students.

Commissioner Surma inquired if the elementary school could be expanded to have a second floor.

Mr. Anderson explained the School District was proposing a two-story building with room for expansion.

Commissioner VanScoy appreciated the fact that the School District would be separating the vehicle and bus traffic. He stated he supported the overall design of the project and Site Plan.

Ralph Brauer, 14419 Waco Street, stated he appreciated how well the School District works to manage traffic. He explained that it was in the best interest of himself and his family that he resign effective immediately from the Planning Commission. He thanked the City for allowing him to opportunity to serve this community.

Chairperson Bauer thanked Commission Brauer for his years of dedicated service to the City of Ramsey. He offered Commissioner Brauer a standing ovation and was joined by the other members of the Planning Commission.

Carla Thompson, 6210 Green Valley Road, stated her mother's home was just north of the proposed school. She expressed frustration that her mother never received notice of the School District regarding their plans. She believed this was unfair and requested a buffer be put in place to screen the school at the north property line.

Janice Wright, 17105 Nowthen Boulevard, requested the City put a row of evergreen trees along the property line in order to separate her property from the school. She explained she has 42 acres north of the school that she would like to remain quiet.

Community Development Director Gladhill commented on the Site Plan and noted a berm with landscaping was proposed for this property line.

Mr. Anderson stated the School District would be willing to work with the City to install trees and landscaping on the berm to alleviate Ms. Wright's concerns.

Community Development Director Gladhill questioned what the School Districts timeline was for bidding and construction.

Mr. Anderson explained the School District would like to bid the project in February in order to break ground sometime in April.

Chairperson Bauer asked if there were any other contingencies that should be added to this item.

Commissioner Anderson stated he could support the School Districts request noting the berm with landscaping would have to be included.

Motion by Commissioner VanScoy, seconded by Commissioner Surma, to close the public hearing.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Surma, Anderson, Gengler, and Nosan. Voting No: None. Absent: Commissioner Brauer.

Chairperson Bauer closed the public hearing closed at 7:44 p.m.

Commission Business

Motion by Commissioner VanScoy, seconded by Commissioner Surma, to recommend that City Council adopt Resolution #2018-04 Approving the Comprehensive Plan Amendment; Ordinance #2018-03 Rezoning the Subject Property from R-1 Residential (MUSA) to Public/Quasi Public; and Resolution #2018-05 Approving the Site Plan for Ramsey Elementary Campus 2.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners VanScoy, Surma, Anderson, Gengler, and Nosan. Voting No: None. Absent: Commissioner Brauer.

6. COMMISSION BUSINESS

6.01: Consider Sketch Plan Review for Affinity at Ramsey (Project #17-142); Case of Inland Group

Presentation

Community Development Director Gladhill presented the Staff Report stating the City has a purchase agreement in place to sell about four (4) acres of land adjacent to Municipal Plaza for a proposed residential apartment building (intended for 55+). The City has received an application for Sketch Plan review of a new, 173-unit apartment building at the southwest corner of Ramsey Parkway and Center Street (the "Subject Property"). The project would serve the 55+ demographic.

Commission Business

Commissioner VanScoy thanked staff for the thorough staff report for this Sketch Plan. He stated he was pleased to see how the proposed parking met the City's vision for this area.

Commissioner Nosan requested further information regarding the property lines for the proposed project.

Community Development Director Gladhill reviewed the property lines for the project with the Commission. He noted a portion of the project would be greenway for Municipal Park.

Keith James, Inland Group, thanked the Commission for their time. He thanked staff for the though presentation. He commented on his intent to utilize a three-story building over a parking structure. He explained the development would have 1.5 parking stalls per unit. He provided further comment on the amenities that would be included in the development.

Commissioner Anderson asked if this would be a 55+ age restricted community.

Mr. James reported this was the case.

Commissioner Anderson questioned if the cost for the parking space would be included in the rent.

Mr. James stated it was his intention to have a parking stall, cable, internet, etc. all included in the price of rent.

Commissioner Anderson explained he was very pleased by the proposed exterior building materials and noted they would be a nice fit into this part of the City.

Commissioner Surma requested further information on how the site will be managed.

Mr. James reported the building would be constructed by a contractor and the property would be managed by six or seven full-time employees.

Commissioner Surma recommended the units have sound-deadening measures in order to assist with controlling sound within the units.

Nick Conniff, Kaas Wilson Architects in Minneapolis, explained these R-2 apartments would meet all sound measure requirements within State building code.

Commissioner Surma stated he supported the Site Plan as proposed by Inland Group and asked for further information on the gazebo and four-season porch.

Mr. Conniff discussed these amenities and noted they would be used as sitting areas.

Commissioner Surma requested all vent pipes be painted to match the roof color.

Commissioner Gengler questioned how this development would be separated from the public greenspace.

Mr. James reported there would be a walkway between the two spaces. He provided the Commission with further information on Inland Groups proposed construction timeline noting he hoped to begin construction in July of this year.

Commissioner VanScoy believed the building had a fabulous design and he appreciated how the developer had worked to meet the City's parking requirements. He stated he offered his support to the proposed project.

Commissioner Anderson recommended the Parks Commission review the sidewalk connections from this development to the public green space.

Community Development Director Gladhill reported the Parks Commission would be discussing this valuable trail connections.

Chairperson Bauer thanked Mr. James for addressing the Commission's questions and encouraged him to move forward with his project as presented.

6.02: Receive Update on Variance Request located at 7214 167th Terrace NW; Case of Brandon Sis

Presentation

City Planner Anderson presented the Staff Report stating the purpose of this case is to receive an update on a case previously reviewed by the Planning Commission. No action is being requested, as additional discussions are ongoing. Staff is currently working with the Anoka Conservation District and Lower Rum River Watershed Management Organization to establish a broader solution and noted a wetland delineation would be completed this spring.

7. COMPREHENSIVE PLAN UPDATE ITEMS

7.01: Review Draft Economic Development Chapter of Comprehensive Plan
7.02: Review Draft Natural Resources Chapter of Comprehensive Plan

Community Development Director Gladhill reviewed the draft Economic Development Chapter with the Commission.

City Planner Anderson discussed the draft Natural Resources Chapter of on the Comprehensive Plan with the Commission.

Commissioner Surma recommended that the City address the use of salt on its roadways and that a shift to sand be made.

Commissioner VanScoy recommended the City's drinking water also be a priority within the Comprehensive Plan.

8. COMMISSION / STAFF INPUT

8.01: Receive Staff Update

The Staff Update was noted.

8.02: Zoning Bulletins

Zoning Bulletins were noted.

9. ADJOURNMENT

Chairperson Bauer noted he would not be able to attend the February Planning Commission meeting.

Commissioner Anderson stated he would not be able to attend the March or April Planning Commission meetings.

Motion by Commissioner Anderson, seconded by Commissioner Surma, to adjourn the meeting.

Motion Carried. Voting Yes: Chairperson Bauer, Commissioners Anderson, Surma, Gengler, Nosan, and VanScoy. Voting No: None. Absent: Commissioner Brauer.

The regular meeting of the Planning Commission adjourned at 8:47 p.m.

Respectfully submitted,

_____

Tim Gladhill
Community Development Director

ATTEST:

_____

JoAnn Shaw
Community Development Assistant

Drafted by Heidi Guenther
TimeSaver Off Site Secretarial, Inc.

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-004

A RESOLUTION APPROVING A COMPRHENSIVE PLAN AMENDMENT, CONTINGENT UPON METROPOLITAN COUNCIL APPROVAL, TO CHANGE A LAND USE DESIGNATION FOR RAMSEY ELEMENTARY CAMPUS 2.

WHEREAS, the City of Ramsey (the "City") has initiated an amendment to the Comprehensive Plan to change the future land use designation from Low Density Residential to Public/Quasi Public on the properties generally located south of 173rd Avenue NW and east of Nowthen Boulevard and legally described as follows:

Lots 2, Block 1 Anoka Hennepin 2nd Addition, Anoka County, Minnesota

(the "Subject Property")

WHEREAS, the City has reviewed the requested site plan and rezoning, contingent upon final approval of the Comprehensive Plan Amendment; and

WHEREAS, the Ramsey Planning Commission met on January 4, 2018, conducted a public hearing, and considered the Applicant's request for a Comprehensive Plan Amendment; and

WHEREAS, on February 13, 2018, the City Council considered the requested Comprehensive Plan Amendment.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1) That the Ramsey City Council hereby approves the request for a land use designation change as follows.

Land Use Category	Pre-Amendment Acres	Post-Amendment Acres
Low Density Residential	34.16 acres	0.0 acres
Public/Quasi-Public	0.0 acres	34.16 acres

2) That the Ramsey City Council hereby authorizes City Staff to submit the necessary documentation to Metropolitan Council for an amendment to the 2030 Comprehensive Plan to change the land use designation to Public/Quasi Public.

3) That this land use change shall become effective concurrent with the City's receipt of notification of approval from Metropolitan Council.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 13th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Clerk

ORDINANCE #18-003

CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

AN AMENDMENT TO CHAPTER 117 WHICH IS KNOWN AS THE ZONING AND SUBDIVISIONS CHAPTER OF THE CITY CODE OF RAMSEY, MINNESOTA.

AN ORDINANCE AMENDING SECTION 117-90 "MAP" OF CHAPTER 117 OF THE CITY CODE OF RAMSEY, MINNESOTA.

SECTION 1. AMENDMENT

The following legally described properties or portions thereof, are hereby rezoned from R-1 Residential (MUSA) to Public (P).

Lots 2, Block 1 Anoka Hennepin 2nd Addition, Anoka County, Minnesota

(the "Subject Property")

SECTION 2. MAP

The City is hereby instructed to cause this amendment to be shown on the "City of Ramsey Zoning Map", which map was adopted pursuant to Section 117-90 of the Ramsey City Code.

SECTION 3. EFFECTIVE DATE

This ordinance becomes effective 30 days after its passage and publication, subject to City Charter Section 5.04.

PASSED by the City Council of the City of Ramsey, Minnesota the 13th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Administrator

Introduction date:
Posting dates:
Adoption date:
Publication date:
Effective date:

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-005

RESOLUTION GRANTING SITE PLAN APPROVAL FOR RAMSEY ELEMENTARY CAMPUS 2

WHEREAS, Anderson-Johnson Associates, Inc hereafter referred to as "Developer", properly applied for site plan approval of the following described property located in the City of Ramsey:

Lots 2, Block 1 Anoka Hennepin 2nd Addition, Anoka County, Minnesota

(Subject Property)

WHEREAS, on December 1, 2017, the City held a public open house to review the draft plans and gather public input; and

WHEREAS, on December 7, 2017, the City received an application and plans from Anderson-Johnson Associates, Inc. for Site Plan Review for Ramsey Elementary Campus 2; and

WHEREAS, on January 4, 2018, the Planning Commission reviewed the proposed site plan and recommended that the City Council approve said Site Plan; and

WHEREAS, on February 13, 2018, the City Council considered approval of the Site Plan for Ramsey Elementary Campus 2.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY , STATE OF MINNESOTA, as follows:

That the City Council of the City of Ramsey does approve the Site Plan for Ramsey Elementary Campus 2, contingent upon compliance with the City Staff Review, approval by the City Engineer, and the Developer entering into a Development Agreement with the City.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this 13th day of February, 2018.

Mayor

ATTEST:

City Clerk

CC Regular Session **7. 2.**

Meeting Date: 02/12/2018

Submitted For: Patrick Brama, Administrative Services

By: Patrick Brama, Administrative Services

Information

Title:

Centra Homes Purchase Agreement [portions of case may be closed to the public]

Purpose/Background:

PURPOSE

Consider the attached purchase agreement for Centra Homes to purchase roughly 4.29 acres of city-owned land located in The COR for a single family detached housing development.

The structure of this Purchase Agreement is a little unique, in that it contemplates three layouts, with three different lot counts (33, 35, 36), with three different offer prices ($295,000, $315,000, $330,000). The developer has indicated the asking price is based on a mixture of the number of sellable lots versus required infrastructure. Staff anticipates, through the future entitlement process, a layout will be selected, and this purchase agreement will be amended to formalize the final sale price.

BACKGROUND

Please see attached cover letter. Please see company website. Centra Homes is in good standing with the State of Minnesota business filing search system. Staff has not worked with Centra Homes on a project in Ramsey. However, staff has been working with Centra Homes for the past few months, as they have contemplated several sites in Ramsey.

Notification:

NA

Observations/Alternatives:

This purchase agreement was developed based on the city's template purchase agreement and policy for selling city owned land. The City Attorney has reviewed the attached purchase agreement. Below are major deal terms.

- Lot Size: roughly 4.29 acres
- Price: offer price (295K to 315K), asking price $350,000
- Earnest Money: $10,000
- Inspection Period: 07/01/2018* (closing within 30 days)
- Extension Period: two 30 day options at $5,000 each.
- Construction Deadline: 5 COs annually, starting in 2019, $5,000 penalty per missed CO
- Exhibits: show the proposed layouts

*Council won't review this case until mid-February, the inspection period is proposed to be about 4.5 months.

Funding Source:

NA

Recommendation:

STAFF
Staff is generally comfortable with the proposed purchase agreement. The proposed "concept site layout" appears to generally meet the City's zoning code and vision for The COR. Please reference staff's closed session MEMO for details.

EDA
The EDA is generally comfortable with the proposed purchase agreement. The EDA generally preferred Layout C, which happens to be the lowest asking price, due to the increased number of rooftops (traffic) and tax base created. The EDA did request staff counter offer the developer on price.

PLANNING COMMISSION PUBLIC OPEN HOUSE
Unlike most PAs considered by the city, the Centra Homes PA (proposed project) is completely surrounded, on all four sides, by a significant level of existing development, and significant number of existing residents. Staff felt it was appropriate to complete a proactive public engagement step for the Centra Homes PA (proposed project).

A public open house was conducted before the regular Planning Commission meeting on 02/08/2018 for this proposed project. Notifications were sent to all nearby residents.

About ten residents attended the public open house for the Centra Homes PA (proposed project); which included four individual Planning Commission members. In summary, all but one attendee was generally supportive of the project concept, specifically concept layout 3. One resident, located in the adjacent townhomes, was opposed to the project in general, regardless of the layout. Attached is a summary from the public open house.

Staff is comfortable with the feedback provided by the public and informally by individual Planning Commission members on this project. Moving forward, this *"project concept layout*" will be reviewed again by the Planning Commission formally in March for additional comments.

Action:

Motion to recommend the City Council:
Approve the attached purchase agreement with Centra Homes for 4.29 acres of city-owned land.

Attachments

Centra Cover Letter
Purchase Agreement
PA Exhibits
Property Listing 51
Public Open House (Draft Findings)
EDA Minutes

Form Review

Inbox	Reviewed By	Date
Tim Gladhill	Kathy Schmitz	02/08/2018 04:00 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 04:23 PM
Form Started By: Patrick Brama		Started On: 01/11/2018 01:42 PM
Final Approval Date: 02/08/2018		

CENTRA HOMES LLC

Excellent Experiences

January 4, 2018

To: City of Ramsey

We are excited to present our offer to purchase approximately 4 acres of land located in The COR at the corner of Ramsey Blvd and Bunker Lake Blvd.

We propose to build and sell approximately 35 single family detached homes. These homes would be served be[by] an alley with front doors orientated toward Ramsey Blvd and Bunker Lake Blvd. As part of developing the neighborhood we plan to provide additional parking and trail connections in the area.

We have previously built homes in the City of Ramsey and look forward to opportunities to again work in your community. The neighborhood that we are proposing would provide homes for families that would meet needs that are unique from other current offering[s]. This neighborhood would provide for a detached product in the COR that would enhance the community feel and visual appeal along the perimeter roads as well as additional housing options that currently do not exist.

The plan is to move as quickly as possible through the preliminary plat process allowing us to begin building homes in late summer of 2018.

Centra Homes is locally owned and operated, and recognized as one of the top homebuilders in the Twin Cities. As a land developer and home builder Centra Homes built in excess of 120 homes in 2017.

We are excited to work closely with City to create a new neighborhood in the City of Ramsey.

Sincerely,

David Pattberg
Centra Homes, LLC

PURCHASE AGREEMENT

This Agreement is entered into by and between the **City of Ramsey**, a Minnesota municipal corporation ("Seller"), and **Centra Homes LLC**, a Nevada Limited Liability Company ("Buyer").

In consideration of the Earnest Money, the mutual covenants set forth below, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Seller and Buyer agree as follows:

1. **EFFECTIVE DATE.** The effective date of this Agreement is **February 13, 2018** (the "Effective Date").

2. **SALE OF PROPERTY.** Seller agrees to sell to Buyer, and Buyer agrees to buy from Seller 4.29 acres of vacant land at the southwest corner of Ramsey Boulevard and Bunker Lake Boulevard in Ramsey, Minnesota.

   Legal Description: THAT PRT OF OUTLOT B RAMSEY TOWN CENTER 2ND ADD LYG ELY OF FOL DESC LINE: COM AT NW COR OF SD OUTLOT, TH S 89 DEG 42 MIN 54 SEC E, ASSD BRG, ALG NLY LINE OF SD OUTLOT 607.10 FT TO POB OF SD LINE, TH S 247.47 TO SLY LINE OF SD OUTLOT & SD LINE THERE TERM, SUBJ TO EASE OF REC.

   Anoka County Property Identification: 28-32-25-14-0094

   Platting: Buyer is responsible for subdividing and re-platting Property, providing the City of Ramsey with an updated legal description of the new parcel. This Agreement shall be amended to reflect the exact legal description of the Property.

3. **PURCHASE PRICE.** The purchase price for the Property is variable, as outlined in the table below. Upon completion of the Inspection Period (Section 9), and submission of the written Notice-to-Proceed, Buyer shall provide Seller with final purchase price, and this Agreement shall be amended accordingly. Seller has the right to reject a purchase price different than outlined below.

	PSF	P Acre	Purchase Price
Layout #1, Exhibit A	$ 1.76	$ 76,744.19	$ 330,000.00
Layout #2, Exhibit B	$ 1.68	$ 73,255.81	$ 315,000.00
Layout #3, Exhibit C	$ 1.57	$ 68,604.65	$ 295,000.00

4. **EARNEST MONEY.** By February 20, 2018 Buyer must deposit the sum of $10,000 (the "Earnest Money") with Commercial Partners Title Company, 200 South 6th Street, #1300, Minneapolis, MN 55402 ("Escrow Agent"), via wire transfer or delivery of a certified check payable to Escrow Agent.

    a. If Buyer does not deposit the Earnest Money with Escrow Agent as required above, then Seller may terminate this Agreement by written notice to Buyer; provided, however, if Buyer deposits the Earnest Money with Escrow Agent before Seller exercises Seller's right to terminate, Seller's right to terminate is extinguished.

    b. Upon Seller's receipt of a Notice to Proceed from Buyer in accordance with Section 9(b), all of the Earnest Money becomes non-refundable (except in accordance with Section 23 as a result of a default by Seller).

    c. If Buyer does not provide a Notice to Proceed to Seller in accordance with Section 9(b), this Agreement automatically terminates and Escrow Agent must disburse all Earnest Money Escrow Agent holds to Buyer.

    d. At Closing, Escrow Agent shall disburse to Seller any Earnest Money not previously disbursed to Seller, and Buyer shall receive a credit against the Purchase Price owing at Closing in an amount equal to the amount of the Earnest Money.

5. **SURVEY.** Seller shall, at Seller's expense, obtain an ALTA/NSPS 2016 survey (Table A, items 1-4 and 6, 8, and 11) (the "Survey") from a duly licensed surveyor and deliver it to Buyer within thirty (30) days after the Effective Date. Buyer may arrange with the surveyor to include additional information on the Survey at Buyer's expense.

6. **TITLE COMMITMENT.**

    a. Seller makes no representations or warranties with respect to the status of title to the Property. Within thirty (30) business days after the Effective Date, Seller shall, at Seller's expense, obtain a commitment from Escrow Agent to issue an owner's policy of title insurance insuring Buyer's title to the Property (the "Title Commitment") and deliver the Title Commitment and copies of or internet access to copies of all recorded documents referenced in the Title Commitment to Buyer.

    b. Buyer shall have until the date thirty (30) days after the receipt of the Title Commitment and the Survey (collectively, "**Title/Survey**") to review Title/Survey and to give Seller written notice of (i) any defects in the marketability of Seller title to the Property or any encumbrances on Seller's title to the Property that are objectionable to Buyer, and (ii) the specific actions Buyer requests that Seller take with respect to each such defect or encumbrance (a "**Title Objection Notice**"). Any defects in or encumbrances on Seller's title that Buyer does not identify in a timely Title Objection Notice are each a "**Permitted**

Exception." Within three (3) business days after Seller's receipt of a Title Objection Notice from Buyer, Seller will notify Buyer, in writing, of the actions, if any, that Seller is willing to take with respect to each of the matters identified in the Title Objection Notice and the time frame in which Seller will take those actions ("**Seller's Title Notice**"). If Seller's Title Notice indicates that Seller unconditionally agrees to make Seller's title to the Property marketable on or before the closing date established pursuant to Section 10, the parties shall proceed to closing pursuant to the terms of this Agreement. If Seller's Title Notice indicates that Seller does not unconditionally agree to make Seller's Title to the Property marketable on or before the closing date established in Section 10, Buyer may, at any time with three (3) business days after Buyer's receipt of Seller's Title Notice, terminate this Agreement by written notice to Buyer in which case this Agreement is terminated and Escrow Agent must disburse any Earnest Money to Buyer ("**Buyer's Title Termination Notice**"). If Buyer does not deliver a Buyer's Title Termination Notice to Seller within the three (3) business days after Buyer's receipt of Seller's Title Notice, than Seller must perform in accordance with Seller's Title Notice, Buyer shall be deemed to have waived Buyer's objections to the extent Seller has not agreed to address them in Seller's Title Notice, the matters to which Buyer objected and Seller did not agree to resolve are deemed Permitted Exceptions, and the parties shall proceed to Closing in accordance with the terms of this Agreement and the terms of Seller's Title Notice.

7. **RIGHT OF ENTRY.** At all times after Buyer has deposited the Earnest Money with Seller and before the Closing, Buyer (and its employees, agents, and contractors) may enter the Property for the purpose of conducting soil tests, environmental tests and additional survey work, subject to the following conditions:

    a. Within one week after the termination of this Agreement, if either Seller or Buyer terminate this Agreement in accordance with the provisions hereof prior to Closing, Buyer must repair and or restore any damage Buyer or its employees, agents or contractors cause to the Property and remove any personal property, refuse or debris Buyer or its employees, agents or contractors brought onto or authorized third parties to bring onto the Property.

    b. Buyer must defend and indemnify Seller from and against and hold Seller harmless Seller from all "Claims," as defined in Section 10, arising out of, resulting from or relating to any loss of or damage to any property or business or out of any injury to or death of any person, if the loss, damage, injury, or death arises or is alleged to arise either directly or indirectly and either wholly or in part from: (a) any action or omission of Buyer or its employees, agents, or contractors, while on the Property pursuant to this Section; or (b) actions or omissions of Buyer or Buyer's employees, agents, or contractors that cause or result in the release of any Hazardous Substance onto the Property or onto other property.

c. Buyer must comply with and shall cause it employees, agents, and contractors to comply with all applicable laws, while on the Property.

d. Other than a standard Phase 1 environmental assessment, Buyer may not commence any environmental testing on the Property until Buyer submits a work plan for such testing to Seller and Seller approves the work plan, in writing. Seller may not unreasonably withhold, condition or delay Seller's approval of a work plan.

e. Buyer must, promptly and without demand from Seller, provide Seller with true and complete copies of all draft and final reports relating to Buyer's geotechnical and environmental investigations and testing of the Property including, without limitation, any reports relating to any Phase I Environmental Site Assessment of the Property.

f. The cost of any test or additional survey work will be borne solely by Buyer.

8. PROPERTY SOLD AS IS. Subject to Buyer's right to terminate this Agreement pursuant to Section 9, Buyer agrees to accept the Property in its current condition, including, without limitation, its current environmental and geological condition, and in an "AS-IS" and with "ALL FAULTS" condition. Buyer's payment of the Purchase Price at Closing constitutes Buyer's acknowledgment and agreement that:

a. Seller has not made any written or oral representations or warranties of any kind with respect to the Property (including without limitation express or implied warranties of title, merchantability, or fitness for a particular purpose);

b. Buyer has not relied on any written or oral representation or warranty made by Seller, its agents or employees with respect to the condition or value of the Property;

c. Buyer has had an adequate opportunity to inspect the condition of the Property, including without limitation any environmental testing, and to inspect documents applicable thereto, and Buyer is relying solely on such inspection and testing; and

d. The condition of the Property is fit for Buyer's intended use.

e. Buyer accepts all risk of Claims (including without limitation all Claims under any Environmental Law and all Claims arising at common law, in equity or under a federal, state or local statute, rule or regulation) whether past, present or future, existing or contingent, known or unknown, arising out of, resulting from or relating to the condition of the Property, known or unknown, contemplated or uncontemplated, suspected or unsuspected, including without limitation the presence of any Hazardous Substance on the Property, whether such Hazardous Substance is located on or under the Property, or has migrated from or to the Property.

9. INSPECTION PERIOD.

a. Except as otherwise provided in Section 6, Buyer shall have from the date that Buyer deposits the Earnest Money with Escrow Agent to **July 01, 2018** (the "**Inspection Period**") to investigate the Property and determine, in Buyer's sole judgment, whether (i) the condition of the Property is suitable to Buyer's intended use; and (ii) Buyer will be able to obtain all governmental approvals (including, but not limited to, approvals necessary to subdivide and re-plat the Property) and utilities necessary for Buyer's intended use of the Property. Buyer acknowledges and agrees that Seller has not made any covenants, representations or warranties regarding Buyer's ability to obtain governmental approvals from the City of Ramsey or any other governmental entity. The City of Ramsey will review, consider and act on any applications Buyer submits to the City for governmental approvals in accordance with City Code.

b. Buyer may, at any time on or before 5:00 p.m. on the last day of the Inspection Period, terminate the Agreement by written notice to Seller based on Buyer's determination, in Buyer's sole and absolute discretion, that the condition of the Property is not suitable for Buyer's intended use or that Buyer may not be able to obtain all governmental approvals and utilities necessary for Buyer's intended use of the Property. In addition, this Agreement automatically terminates at 5:00 p.m. on the last day of the Inspection Period unless, prior to that time Buyer delivers a written notice of Buyer's intention to proceed (a "**Notice to Proceed**") to Seller.

c. If, pursuant to Section 9(b) either Buyer terminates this Agreement or this Agreement is automatically terminated, the Escrow Agent must disburse to Buyer any Earnest Money Escrow Agent holds.

10. DEFINITIONS. As used in this Agreement:

"**Claim**" or "**Claims**" means any and all liabilities, suits, claims, counterclaims, causes of action, demands, penalties, debts, obligations, promises, acts, fines, judgments, damages, consequential damages, losses, costs, and expenses of every kind (including without limitation any attorney's fees, consultant's fees, costs, remedial action costs, cleanup costs and expenses which may be related to any claims).

"**Environmental Law**" means the Comprehensive Environmental Response, Compensation and Liability Act ("CERCLA"), 42 U.S.C. § 9601 et seq., the Resource Conservation and Recovery Act, 42 U.S.C. § 6901 et seq., the Federal Water Pollution Control Act (the Clean Water Act), 33 U.S.C. § 1251 et seq. the Clean Air Act, 42 U.S.C. § 7401 et seq., and the Toxic Substances Control Act, 15 U.S.C. § 2601 et seq., all as amended from time to time, and any other federal, state, local or other governmental statute, regulation, rule, law or ordinance dealing with the protection of human health, safety, natural resources or the environment now existing or hereafter enacted.

"**Hazardous Substance**" or "**Hazardous Substances**" means any pollutant, contaminant, hazardous substance or waste, solid waste, petroleum product, distillate, or fraction, radioactive material, chemical known to cause cancer or reproductive toxicity, polychlorinated biphenyl or any other chemical, substance or material listed or identified in or regulated by any Environmental Law.

11. RELEASE. By accepting the deed to the Property, Buyer, for itself, its directors, officers, stockholders, divisions, agents, affiliates, subsidiaries, predecessors, successors, and assigns and anyone acting on its behalf or their behalf hereby fully releases and forever discharges Seller from any and all Claims (including without limitation all Claims arising under any Environmental Law and all Claims arising at common law, in equity or under a federal, state or local statute, rule or regulation), past, present and future, known and unknown, existing and contingent, arising out of, resulting from, or relating to the condition of the Property, and Buyer hereby waives any and all causes of action (including without limitation any right of contribution) Buyer had, has or may have against Seller and anyone acting on its behalf with respect to the condition of the Property, whether arising at common law, in equity or under a federal, state or local statute, rule or regulation. The foregoing shall apply to any condition of the Property, known or unknown, contemplated or uncontemplated, suspected or unsuspected, including without limitation the presence of any Hazardous Substance on the Property, whether such Hazardous Substance is located on or under the Property, or has migrated from or to the Property.

12. NOTICES. Notices permitted or required by this Agreement must be in writing and shall be deemed given when delivered in legible form to the party to whom addressed. Notices may be sent by certified mail or e-mail. Notices are effective two business days after they are mailed via certified mail, return receipt requested or, if sent by email, upon email transmission (provided that any email transmission that occurs after 5:00 pm Pacific Time will be deemed provided on the following day). If delivered at the Closing, a notice shall be deemed given when hand-delivered to the party's representative at the Closing. The business addresses of the parties are as follows:

Seller: City Administrator
City of Ramsey
7550 Sunwood Drive N.W.
Ramsey, MN 55303
Email: pbrama@cityoframsey.com

Buyer: Centra Homes LLC
Dale Wills
11460 Robinson Dr NW
Minneapolis, MN 55433
Email: dalew@centrahomes.com

Notices not given in the manner or within the time limits set forth in this Agreement are of no effect and may be disregarded by the party to whom they are directed.

13. CLOSING. This transaction shall close within 30 days after Buyer delivers a Notice to Proceed to Seller or on such earlier date as Seller and Buyer may establish by mutual, written agreement; provided, however, Buyer may extend the Closing a total of two (2) times, each time for a period of sixty (60) days, by depositing an additional Ten Thousand and 00/100 Dollars ($10,000.00) earnest money with Escrow Agent for each extension. Each $10,000 extension payment shall be non-refundable, but applicable to the Purchase Price. The Closing shall take place at the offices of the Escrow Agent, or at some other place as the parties may mutually agree prior to such date. At the option of either Party, the executed closing documents, Purchase Price and closing costs may be deposited with the Escrow Agent and disbursed by the Escrow Agent pursuant to avoid the necessity for a Closing at which the Parties are present.

a. **Seller's Obligations at Closing.** At Closing, Seller must deliver to Escrow Agent, for delivery to Buyer:

   i. A limited warranty deed, duly executed and acknowledged on behalf of the City and with the City's seal affixed, conveying title to the Property, subject to (A) the lien of real estate taxes, if any, not yet due and payable and any installments of special assessments certified for payment therewith; (B) Building, Subdivision and Zoning Ordinances; (C) Matters that would be disclosed by an accurate survey of the Property; and (D) matters that constitute Permitted Exceptions pursuant to Section 6;

   ii. A certified copy of a duly adopted City Ordinance and Resolution authorizing Seller's sale of the Property to Buyer; and

   iii. Seller's affidavits, well disclosure certificate (if required), settlement statement approved by Seller and Buyer, and any other documents required by the Escrow Agent.

b. **Buyer's Obligations at Closing.** At Closing, Buyer must:

   i. Wire Transfer (or deliver a certified check in) an amount equal to the amount of the Purchase Price adjusted for to reflect Buyer's prior payment of the Earnest Money and to reflect amounts Buyer must pay or will receive pursuant to Section 14(c), to Escrow Agent for disbursement to Seller and others pursuant to this Agreement and the Settlement Statement; and

   ii. File or cause Escrow Agent to file an Electronic Certificate of Real Estate Value, if required and necessary.

c. **Closing Costs.**

i. At Closing, the following Seller closing costs and expenses must be paid from the Purchaser Price or, if the Purchase Price is not sufficient, paid by Seller:

1. Seller's portion of the prorated property taxes.
2. Seller's own attorney's fees.
3. One-half the cost of any closing fees.
4. The cost of real estate broker commission fees as prescribed in Section 14.

ii. At Closing Buyer must pay the Purchase Price to Seller and the following costs and expenses:

1. Buyer's portion of prorated property taxes.
2. Buyer's own attorney's fees.
3. One-half the cost of any closing fees.
4. Documentary and recording fees for the deed(s).
5. The cost of the owner's title insurance policy, if Buyer elects to purchase an Owner's title insurance policy.
6. State deed tax.

d. **Possession.** Seller must deliver possession of the Property to Buyer at Closing.

14. REAL ESTATE BROKERS. Seller and Buyer represent and warrant to each other that they have dealt with no brokers, real estate agents, finders or the like in connection with this transaction, other than CBRE, Inc. ("Seller's's Broker"), which represents the Seller. Seller shall pay Broker as required by their agreement (5% of final gross sale price). Seller and Buyer agree to indemnify each other and to hold each other harmless against all claims, damages, costs or expenses of or for any broker's fees or commissions resulting for their actions or agreements regarding the execution or performance of this Agreement, other than the fees payable to Seller's Broker, and will pay all costs of defending any action or lawsuit brought to recover any such fees or commissions incurred by the other party, including reasonable attorney's fees.

15. ASSIGNMENT. This Agreement may not be assigned without the written consent of the non-assigning Party. The Seller recognizes the Buyer intends to assign this Agreement to an affiliated special purpose entity that will be registered officially with the State of Minnesota. Notwithstanding, Seller agrees to allow Buyer to assign its rights under this Agreement without Seller's consent so long as the assignee is controlled by or under common control with Buyer.

16. THIRD PARTY BENEFICIARY. There are no third party beneficiaries of this Agreement, intended or otherwise.

17. JOINT VENTURE. Seller and Buyer, by entering into this Agreement and completing the transactions described herein, shall not be considered joint venturers or partners.

18. CAPTIONS. The paragraph headings or captions appearing in this Agreement are for convenience only, are not a part of this Agreement, and are not to be considered in interpreting this Agreement.

19. ENTIRE AGREEMENT / MODIFICATION. This written Agreement constitutes the complete agreement between the parties and supersedes any prior oral or written agreements between the parties regarding the Property. There are no verbal agreements that change this Agreement and no waiver or modification of any of its terms will be effective unless in writing executed by the parties.

20. BINDING EFFECT. This Agreement binds and benefits the Parties and their successors and assigns.

21. CONTROLLING LAW. This Agreement is made under the laws of the State of Minnesota and such laws will control its interpretation.

22. REMEDIES.

a. If Buyer fails to perform any of the terms or conditions of this Agreement within the specified time limits, Seller may declare this Agreement terminated pursuant to Minnesota Statutes section 559.21. Seller's sole remedy in the event of Buyer's default is retention of the Earnest Money, unless Buyer defaults under Section 7 or 11 of this Agreement, in which case Seller may retain the Earnest money or suspend the performance of its obligations under this Agreement and commence an action in Anoka County District Court to recover its actual damages arising from the default.

b. If Seller fails to perform any of the terms or conditions of this Agreement within the specified time limits, Buyer may, as its sole remedy, declare this Agreement terminated in which case Escrow Agent and, if applicable, Seller, shall refund the Earnest Money (both the Initial Disbursement and the Remaining Earnest Money) to Buyer, or, in the alternative, Buyer may have this Agreement specifically enforced and recover any incidental damages. Buyer waives all claims for consequential damages against Seller based on Seller's breach or alleged default hereunder.

23. WAIVER. Failure of Seller or Buyer to insist upon the performance of any of the covenants, agreements and/or conditions of this Agreement or to exercise any right or privilege herein shall not be deemed a waiver of any such covenant, condition or right.

24. SURVIVAL OF TERMS AND CONDITIONS. The terms and conditions of this Agreement shall survive and be in full force and effect after the delivery of the deed, and shall not be deemed to have merged therein.

25. SEVERABILITY. Each provision of this Agreement shall apply to the extent permitted by applicable law and is intended to be severable. If any provision is illegal or invalid for any reason whatsoever, such illegality or invalidity shall not affect the legality or validity of the remainder of the Agreement.

26. CONSTRUCTION. The Parties acknowledge that this Agreement was initially prepared by Seller solely as a convenience and that all Parties and their counsel hereto have read and full negotiated all the language used in this Agreement. The Parties acknowledge that because all Parties and their counsel participated in negotiating and drafting this Agreement, no rule of construction shall apply to this Agreement to construe ambiguous or unclear language in favor of or against any Party.

27. COUNTERPARTS; DIGITAL COPIES. This Agreement may be executed in any number of counterparts and the signature pages of the separate counterparts combined into a single copy of this Agreement which will then constitute a fully executed version of this Agreement. A facsimile, .pdf file or digital copy of a signed counterpart or of an assemblage of counterparts of this Agreement shall be deemed to be an original thereof.

28. TIME PERIODS. The time for performance of any obligation or taking any action under this Agreement shall be deemed to expire at 5:00 p.m. Central Time on the last day of the applicable time period provided for in this Agreement. If the time for the performance of any obligation or taking any action under this Agreement expires on a Saturday, Sunday or legal holiday, the time for performance or taking such action shall be extended to the next succeeding day which is not a Saturday, Sunday or legal holiday.

29. CONSTRUCTION DEADLINE. Buyer shall obtain certificates of occupancy for the construction of fifteen (15) single family homes pursuant to the following schedule:

Construction Deadline Schedule:
Five (5) certificates of occupancy by October 1, 2019
Five (5) certificates of occupancy by October 1, 2020
Five (5) certificates of occupancy by October 1, 2021

At Closing, a "Right of Re-Entry Agreement" must be executed and recorded to the Property providing that, in the event any of the above deadlines are not met, Seller has the right to reclaim title to the parcels for which certificates of occupancy have not been obtained, or in the alternative, and at Seller's sole discretion, Buyer shall pay Seller $5,000 for each certificate of occupancy that is not obtained pursuant to the deadlines set forth above.

30. PLATTING & DEVELOPMENT AGREEMENT. Buyer must obtain an approved final plat, development agreement, and building exterior visual renderings with the City of Ramsey for its intended project before Closing. The Development Agreement and Site Plan must comply with all local zoning ordinances and design standards, including The COR Design Standards.

SELLER: The City of Ramsey, a Minnesota municipal corporation

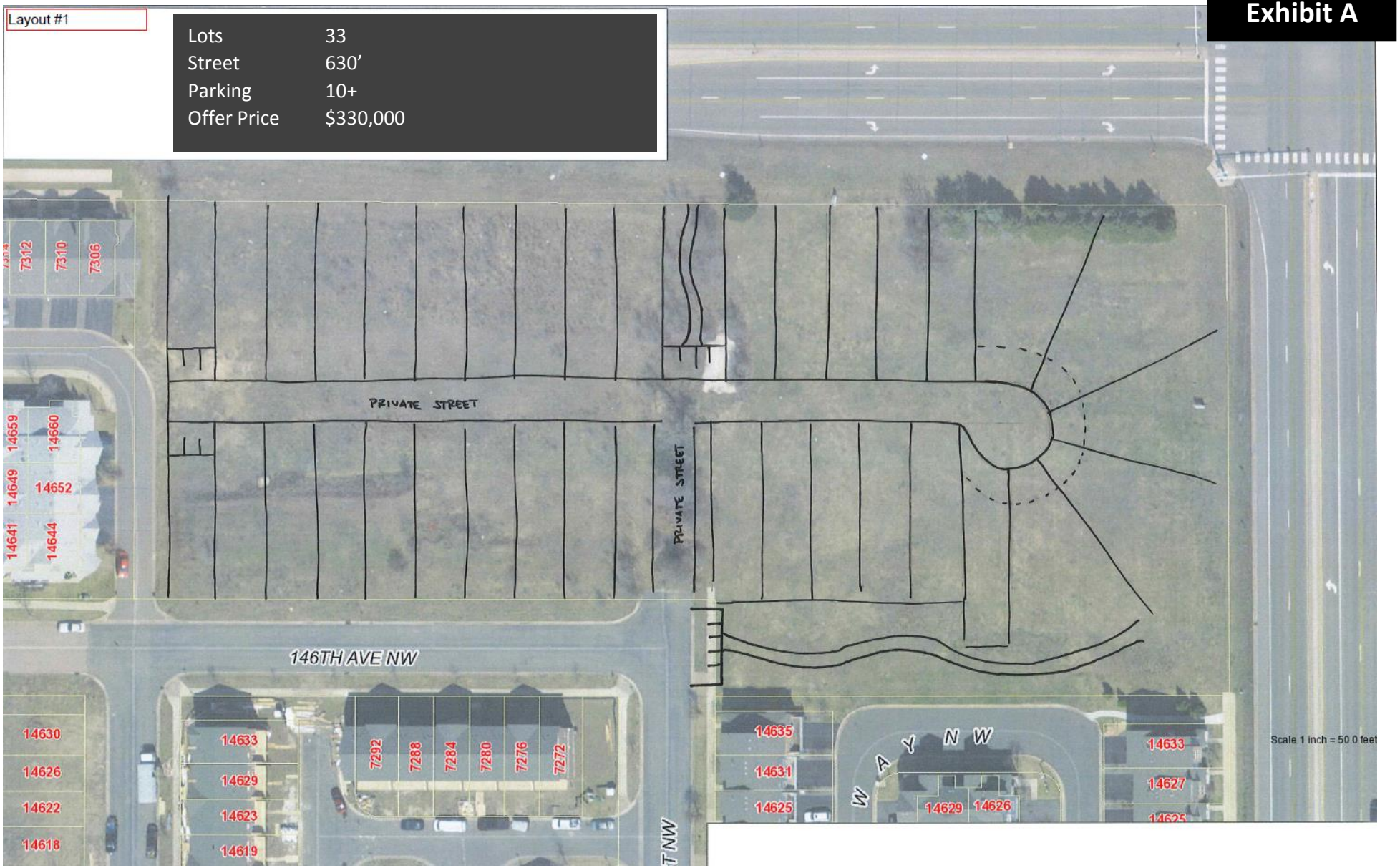
By: _____ Dated: _____, 2018
Sarah Strommen, Mayor

By: _____ Dated: _____, 2018
Kurt Ulrich, City Administrator

BUYER: Centra Homes, LLC, a Nevada Limited Liability Company.

By: _____ Dated: _____, 2018
Dale Wills, President

Exhibit A



Buyer must obtain an approved final plat, development agreement, and building exterior visual renderings with the City of Ramsey for its intended project before Closing. The Development Agreement and Site Plan must comply with all local zoning ordinances and design standards, including The COR Design Standards. This is an example concept only, changes will occur.

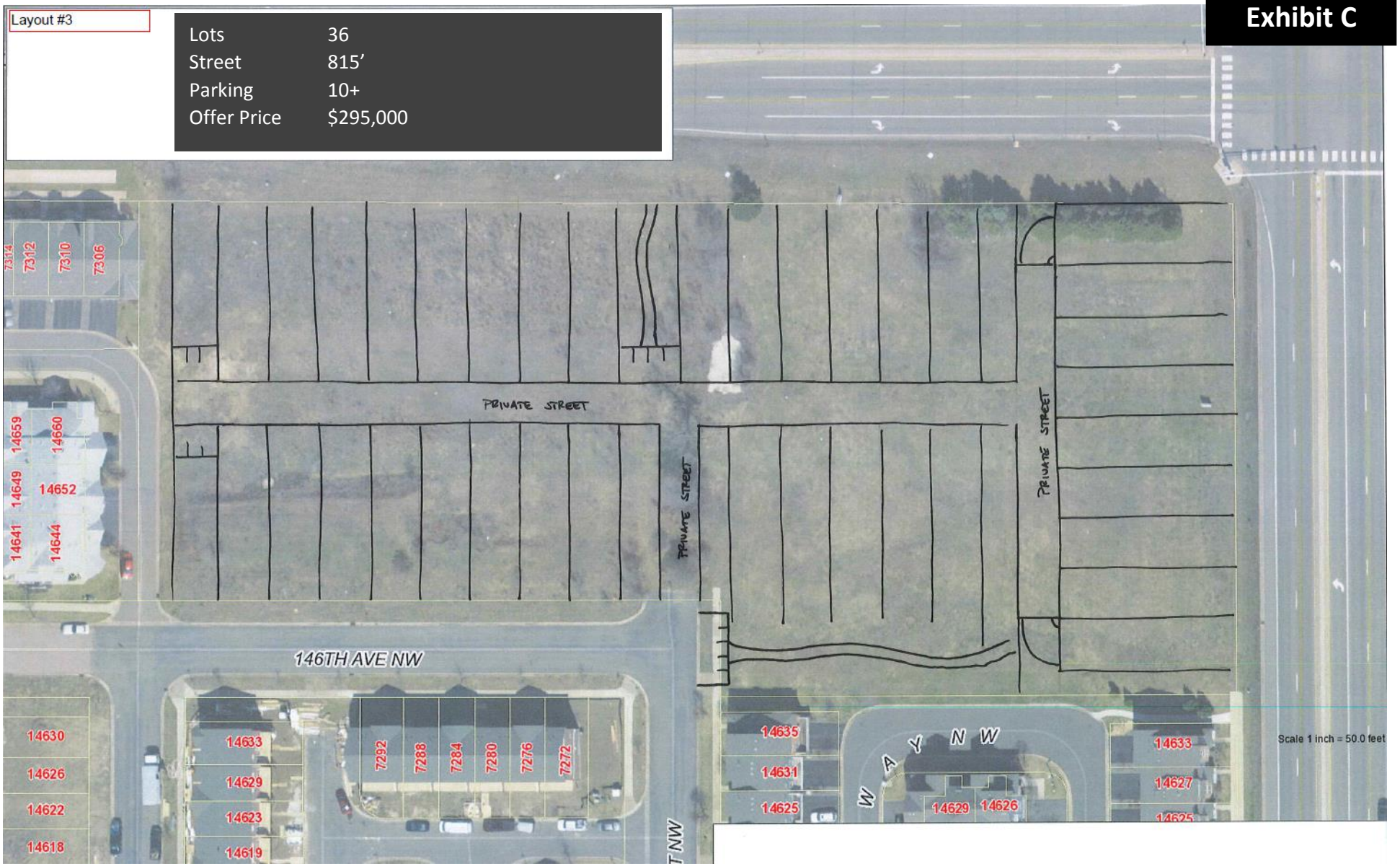
Exhibit B

Layout #2

Lots	35
Street	740’
Parking	16+
Offer Price	$315,000

Buyer must obtain an approved final plat, development agreement, and building exterior visual renderings with the City of Ramsey for its intended project before Closing. The Development Agreement and Site Plan must comply with all local zoning ordinances and design standards, including The COR Design Standards. This is an example concept only, changes will occur.

Exhibit C



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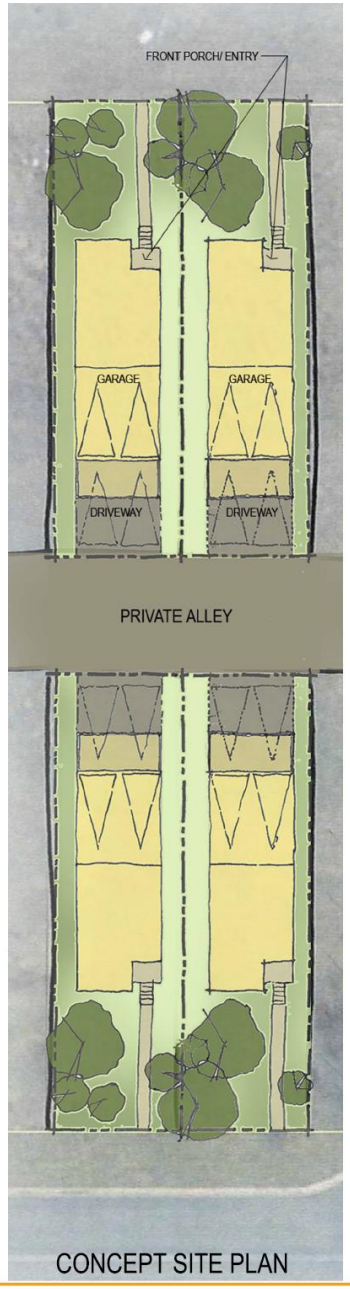
Example Preliminary Renderings (changes will occur)

Exhibit D

Buyer must obtain an approved final plat, development agreement, and building exterior visual renderings with the City of Ramsey for its intended project before Closing. The Development Agreement and Site Plan must comply with all local zoning ordinances and design standards, including The COR Design Standards. This is an example concept only, changes will occur.

Exhibit E



CONCEPT SITE PLAN

2017.12.22

Godden | Sudik
ARCHITECTS

RAMSEY | CENTRA HOMES

Buyer must obtain an approved final plat, development agreement, and building exterior visual renderings with the City of Ramsey for its intended project before Closing. The Development Agreement and Site Plan must comply with all local zoning ordinances and design standards, including The COR Design Standards. This is an example concept only, changes will occur.

CITY-OWNED LAND FOR SALE: ±4.3 ACRES RESIDENTIAL LAND

LOCATED WITHIN THE COR RETAIL CENTER - RAMSEY, MN 55303

$350,000

CITY PARCEL #51

LOCATION

Southeast corner of Bunker Lake Blvd and Ramsey Blvd, within the COR

ACCESS

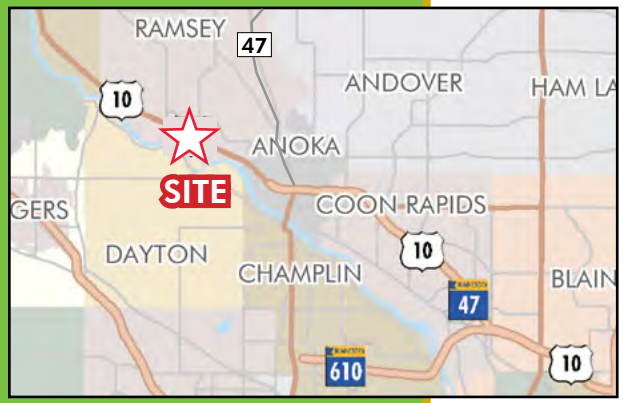
- Easy access to Ramsey Blvd NW, Bunker Lake Blvd and 146th Ave NW
- Easy access to Hwy 10

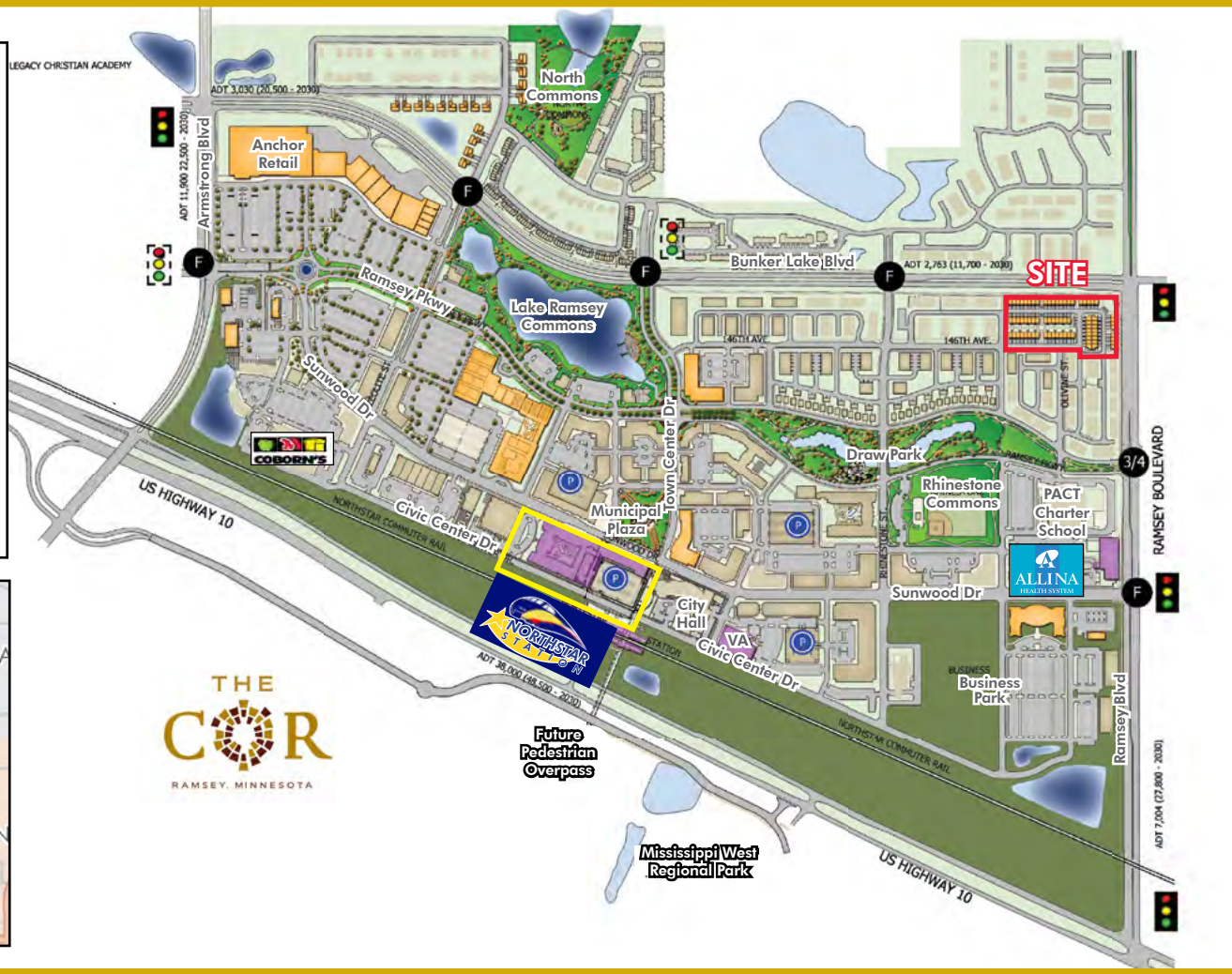
AMENITIES

- Located within COR retail site
- Only 30 minutes to downtown Minneapolis
- Close proximity to Northstar Rail Station and area retailers

VISIBILITY

Frontage and visibility from Ramsey Blvd NW and Bunker Lake Blvd





FOR MORE INFORMATION, PLEASE CONTACT:

Richard Palmiter
Vice President
+1 952 924 4603
richard.palmiter@cbre.com

Brian Pankratz
Vice President
+1 952 924 4665
brian.pankratz@cbre.com

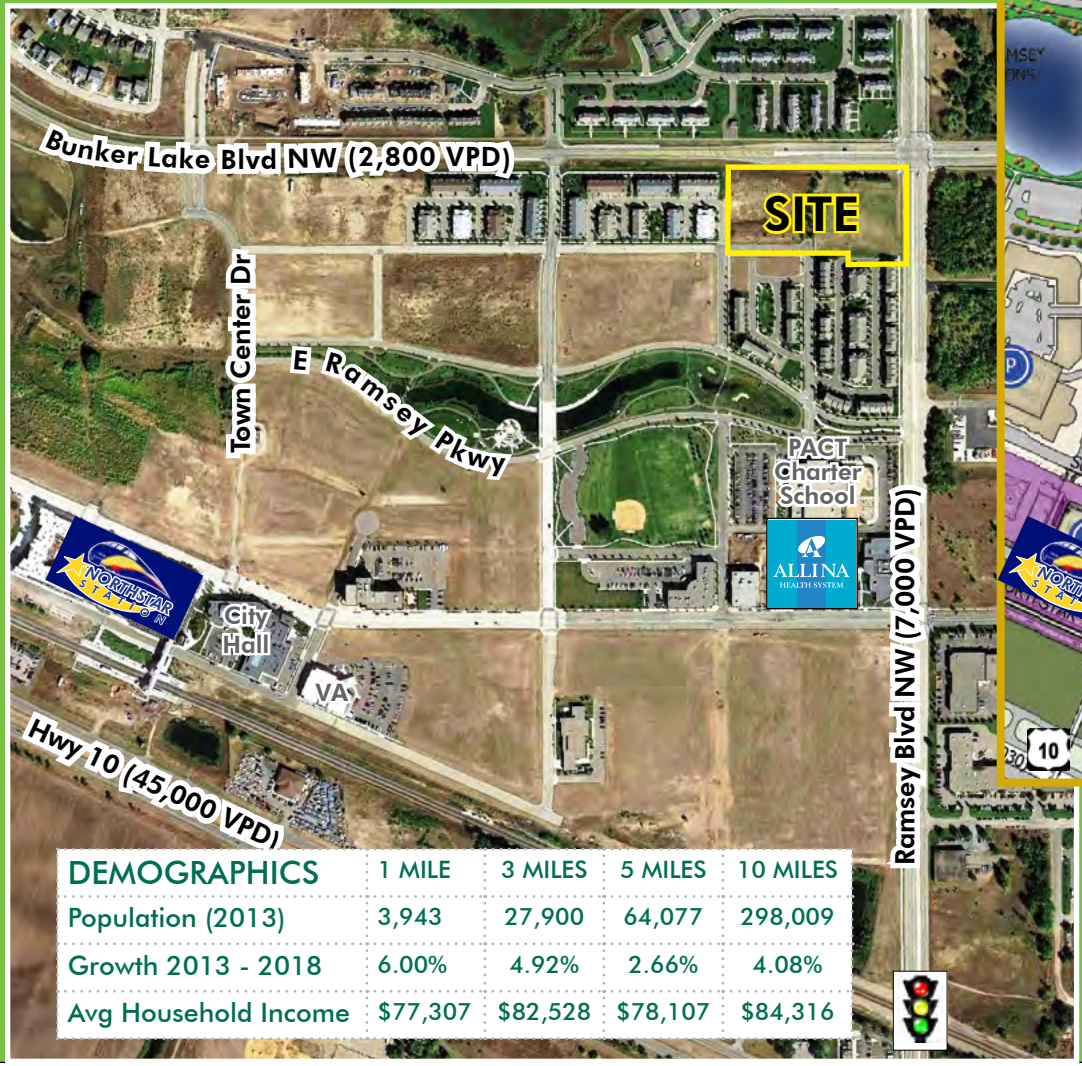
4400 West 78th Street, Suite 200
Minneapolis, MN 55435

CBRE

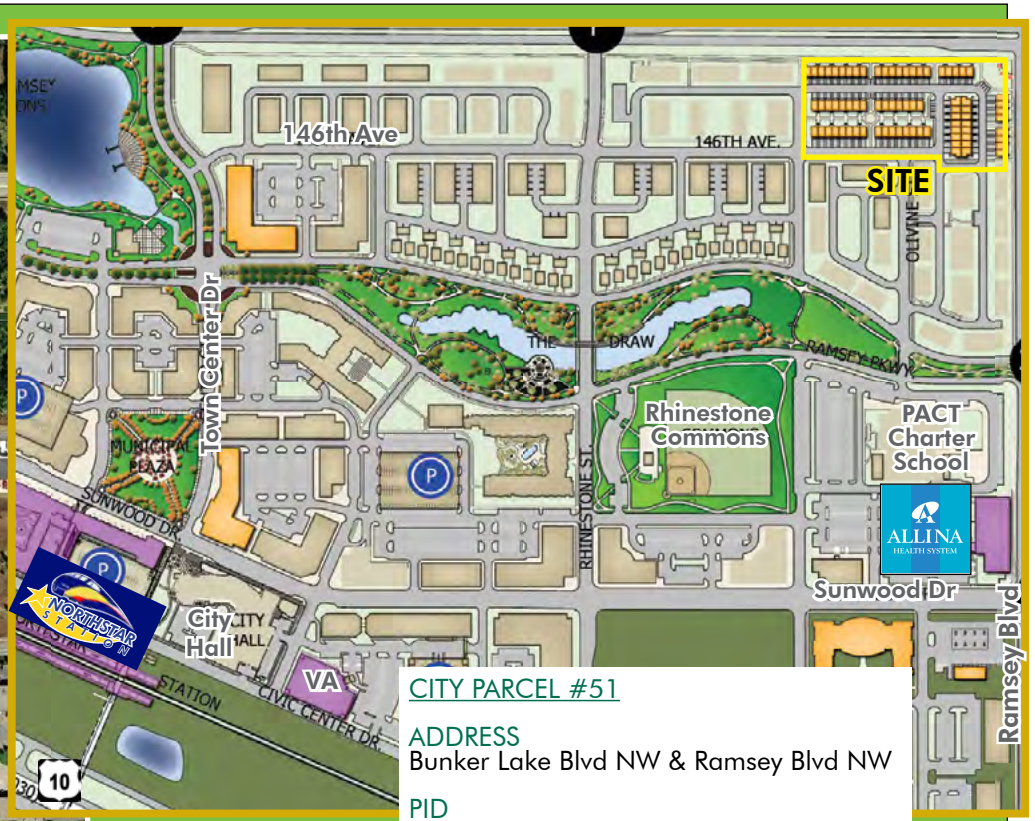
CITY-OWNED LAND FOR SALE: ±4.3 ACRES RESIDENTIAL LAND

LOCATED WITHIN THE COR RETAIL CENTER - RAMSEY, MN 55303

$350,000



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES	10 MILES
Population (2013)	3,943	27,900	64,077	298,009
Growth 2013 - 2018	6.00%	4.92%	2.66%	4.08%
Avg Household Income	$77,307	$82,528	$78,107	$84,316



CITY PARCEL #51

ADDRESS
Bunker Lake Blvd NW & Ramsey Blvd NW

PID
28-32-25-24-0005, 28-32-25-13-0034, 28-32-25-13-0033, SOME ROW

ACRES
4.3

ZONING
COR 4 (Neighborhood District)

SCHOOL DISTRICT
Anoka-Hennepin #11

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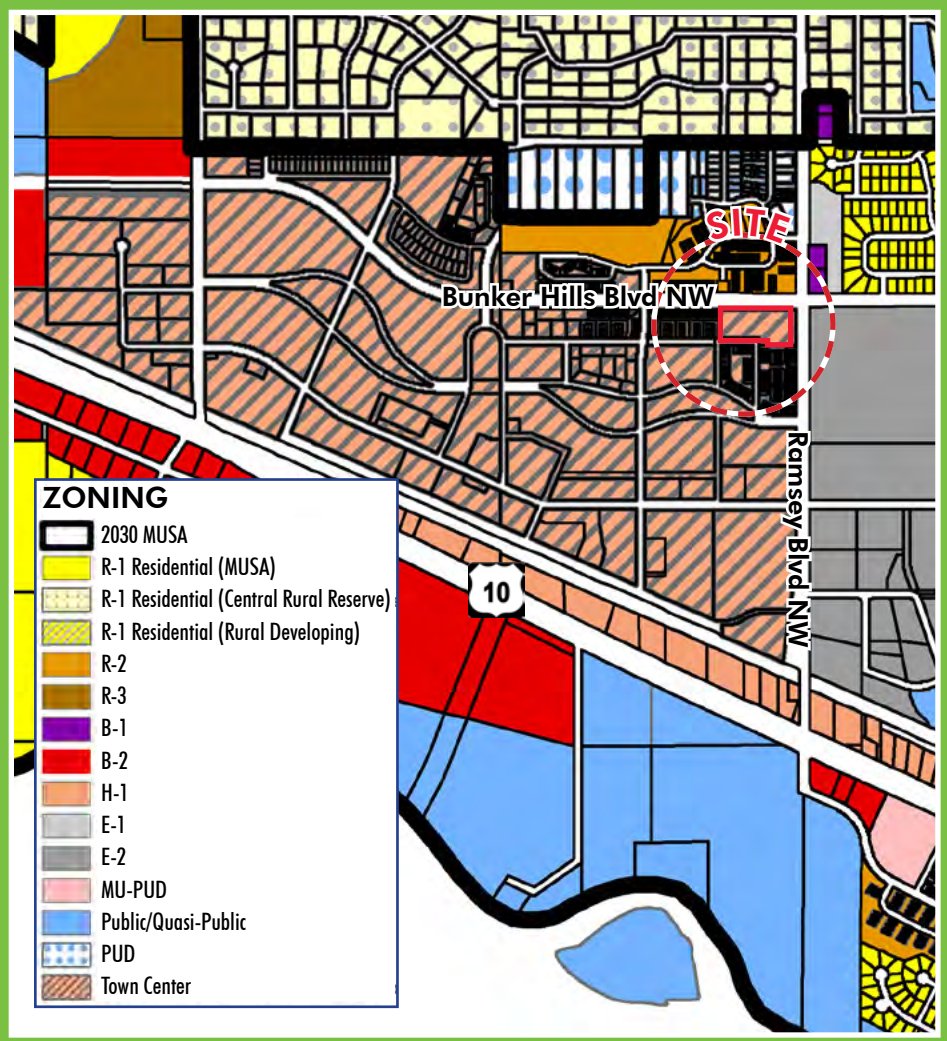

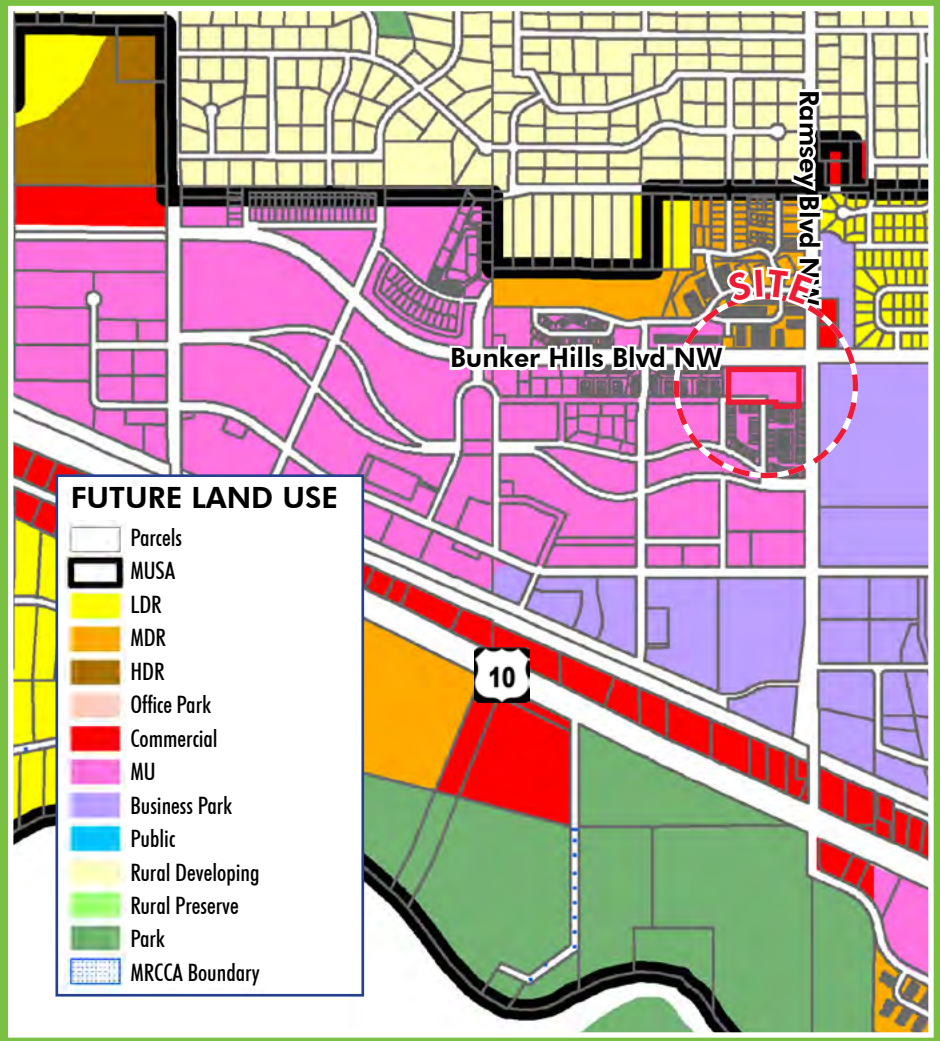

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$350,000

Sec. 117-118. - The COR district.

(a) Intent. The primary intent of the COR district is to create a focal point in the community that embodies the principles of transit-oriented and mixed-use development. The COR
district envisions a distinctly different development pattern, with a more urban structure of streets and blocks, than the suburban and rural patterns that have shaped the community to date. The COR area is comprised of a number of distinct subdistricts intended to define the type and intensity of uses, location of amenities and overall character of development. The COR district incorporates the COR development plan and development framework by reference to provide necessary building and site design features that are essential to a pedestrian environment.

(b) The COR subdistrict definition. The COR district consists of five subdistricts that define the type and intensity of land use.

(1) COR-1 mixed-use core subdistrict. The mixed-use core is intended to provide a mix of residential, retail, service, professional, community service, recreational and similar uses on every block near, and within easy walking distance of the transit station.

(2) COR-2 (COR-2 and 2b) commercial subdistrict. The COR-2 commercial subdistrict is designated to provide a location for retail commercial that has building and/or site designs inconsistent with the COR-1 subdistrict, including larger scale retail and other auto-oriented commercial uses.

(3) COR-3 and COR-3a workplace subdistrict. The workplace area is intended to accommodate medical and technology-related office and research uses, as well as other office uses and ancillary retail and service uses designed to support serve employees and office visitors.

(4) COR-4 (COR-4a, COR-4b and COR-4c) neighborhood subdistrict. The neighborhood subdistrict is intended to include a full range of housing types, from small-lot single-family detached to high-density senior and general apartments, as well as a limited number of small-scale retail and office uses at appropriate locations (i.e., at corners).

(5) COR-5 park and open space subdistrict. The park and open space subdistrict is intended to preserve environmental features, provide amenities and create focal points and community gathering places within easy access of all areas of the COR.

Click link for complete Zoning Code:

FOR MORE INFORMATION, PLEASE CONTACT:

Richard Palmiter
Vice President
+1 952 924 4603
richard.palmiter@cbre.com

Brian Pankratz
Vice President
+1 952 924 4665
brian.pankratz@cbre.com

4400 West 78th Street, Suite 200
Minneapolis, MN 55435

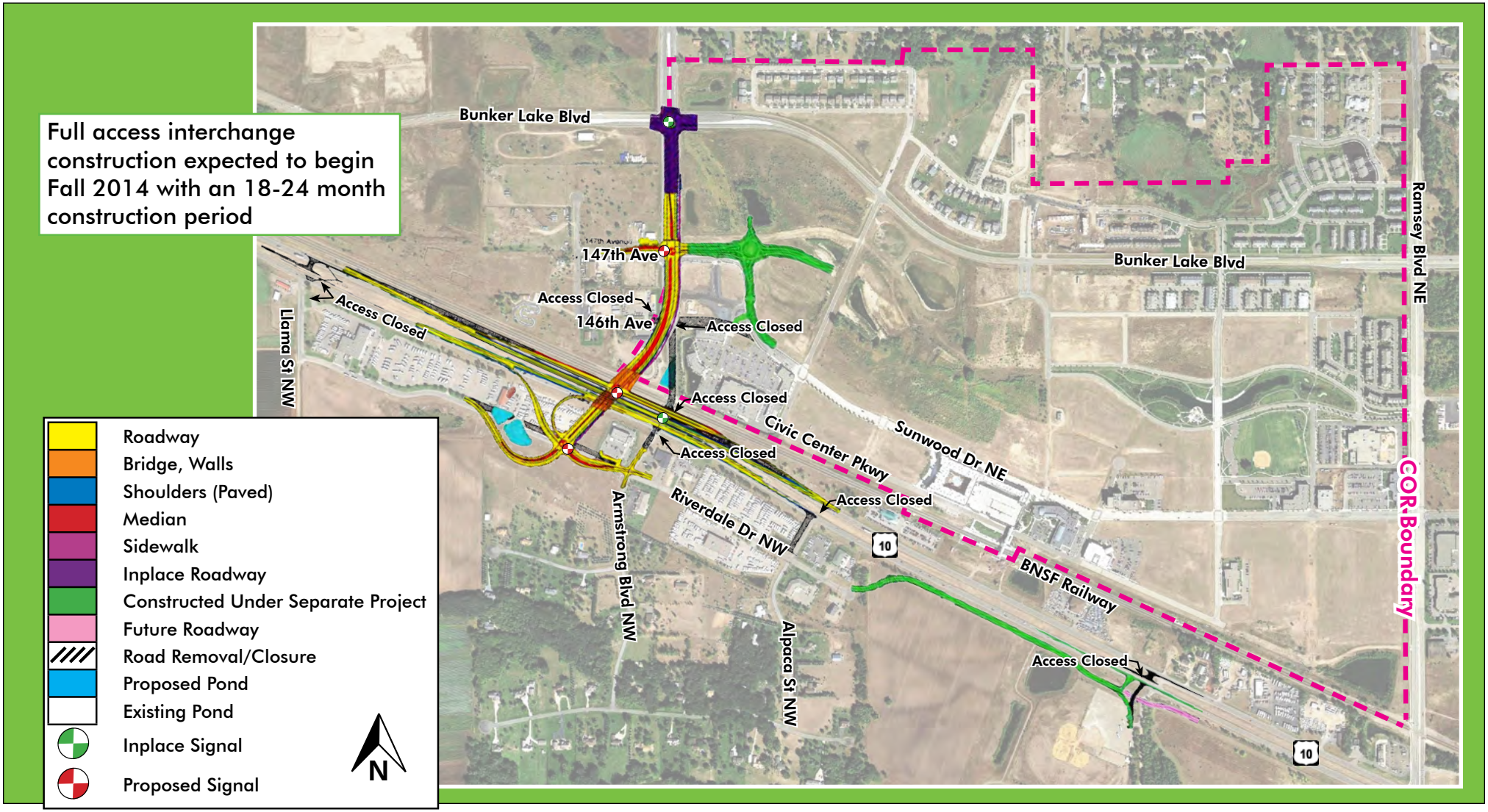
CBRE

CITY-OWNED LAND FOR SALE: ±4.3 ACRES RESIDENTIAL LAND

LOCATED WITHIN THE COR RETAIL CENTER - RAMSEY, MN 55303

$350,000

Full access interchange construction expected to begin Fall 2014 with an 18-24 month construction period



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4400 West 78th Street, Suite 200
Minneapolis, MN 55435

CBRE

Centra Homes Public Open House

February 01, 2018, Alexander Ramsey Room.

Estimated Attendance for this project:

- 10 people total
    - 9 Ramsey residents (1 not)
    - 4 Planning Commission Members (6 not)

Staff Summary of Feedback:

- All but one person was generally supportive of the project concept, specifically concept layout 3.
    - They liked the connections for pedestrians.
    - They liked the fronts of homes/ porches facing the public ROW; and that garbage and cars would be located in the interior hidden private road.
    - They liked the concept of a HOA maintained project—lawns/ streets.
    - They generally liked the concept renderings provided.
    - They felt this type of product was needed/ demand exists.

- One resident, located in the adjacent townhomes, was opposed to the project in general, regardless of the layout.
    - They felt a denser attached townhome project was warranted for this site, consistent with the neighboring townhome developments, and that this project feels out of place.
    - This particular resident was happy to hear the proposed Centra Homes project would include a HOA.

- Residents did ask for the City to make sure the following items were generally addressed moving forward in the process:
    - Public safety access is sufficient and planned; including addressing road width
    - Visitor parking is planned and sufficient
    - Renderings of homes be adjusted to meet COR design standards (enough brick/ stone).

Specific Comments Placed on Concept Maps:

- Could it be townhomes to match neighborhood?
- Cul de sac is really awkward
- Where are fronts of homes?
- Concern for street width
- Concern for parking
- Concern for entrance of homes being essentially unused
    - Community center is essentially private road and driveways – lack of community seeing each other, getting to know each other, etc.
    - Difficult to access front door from the driveway
- Parking – need more visitor parking
- Trail connecting through to the road seems better than it randomly ending

DRAFT

- Townhomes would fit neighborhood better
- Cul-de-sac is really weird
- Lack of parking for visitors

Specific Comment Card:

1. Prefer attached townhomes, detached is out of sync with surrounding neighborhood

DRAFT

ECONOMIC DEVELOPMENT AUTHORITY
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA

The City of Ramsey Economic Development Authority (EDA) conducted a regular meeting on Thursday, January 11, 2018, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present: Chairperson Jim Steffen
Member Brian Burandt
Member Glen Hardin
Member Jill Johns
Member Dominic Kanaventi (left the meeting at 8:18 a.m.)
Member Chris Riley
Member Wayne Skaff

Members Absent: Member John LeTourneau

Also Present: Patrick Brama, Econ. Dev. Mgr/Assistant City Administrator
Kurt Ulrich, City Administrator

1. CALL TO ORDER

Chairperson Steffen called the Economic Development Authority meeting to order at 7:32 a.m.

2. APPROVE AGENDA

Motion by Member Skaff, seconded by Member Hardin, to approve the agenda.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Hardin, Burandt, Johns, Kanaventi, and Riley. Voting No: None. Absent: Member LeTourneau.

3. APPROVE MINUTES

3.01: Approve Meeting Minutes Dated December 14, 2017

Motion by Member Skaff, seconded by Member Hardin, to approve the December 14, 2017, minutes as presented.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Hardin, Burandt, Johns, Kanaventi, and Riley. Voting No: None. Absent: Member LeTourneau.

4. EDA BUSINESS

4.01: Centra Homes Purchase Agreement (Portions of case may be closed to the public)

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

David Patberg, Centra Homes, stated that Centra Homes is a locally owned home developer based out of Coon Rapids. He provided background information on the company, noting that the company began with bank owned properties and has experience in Ramsey. He stated that as the market has changed in the last seven years, they have changed their focus from bank owned properties to land development. He noted that they have built homes all throughout the metro area and build about 120 homes per year. He stated that they like the energy and activity within Ramsey right now and have worked with staff to incorporate their comments into these proposed plans. He recognized that this is City owned land and noted that they are flexible and can adjust their plans to the demands of the City, while still remaining in the limits of the current market.

Member Skaff asked if the product is on slab, whether it would have multiple levels, price range, and when the model would be available.

Mr. Patberg stated that it seems the water table is high and therefore they are planning slab on grade, but will confirm that through engineering. He stated that they plan to start in the mid $200,000's to middle $300,00s. He estimated a range of 1,800 to 2,300 square feet for the product size and noted that most units would have three bedrooms and 2.5 bathrooms with some units having an option for a fourth bedroom. He stated that they would like to begin as soon as possible. He believed that if everything moves forward smoothly, they could have a model ready by late summer, early fall as roads would need to be in before homes could be built.

Member Skaff asked for information on access and whether it will be easy for visitors to find available parking.

Mr. Patberg noted that because Bunker Lake Boulevard is a busy road and the fact that there would be a ditch between that roadway and the homes that face Bunker, they will tell buyers that they cannot park on that roadway. He stated that there will be available parking within the site. He advised that each unit would have a two-car garage, with two additional parking spaces within the driveways. He confirmed that this development would be managed by a home owners' association. He stated that they have provided multiple options to gain input on from the City which would have different street access and layout.

Chairperson Steffen asked if the developer has a favorite choice.

Mr. Patberg stated that his preferred choice would be exhibit C. He noted that is the lowest price point because it would require the most street and utility work.

Chairperson Steffen asked for information on the element that runs through the middle.

Mr. Patberg replied that it is a proposed trail.

The members from Centra Homes excused themselves and thanked the EDA for their time.

Chairperson Steffen asked if the group should go into closed session.

Member Riley stated that he does not believe that the EDA would need to go into closed session.

Economic Dev. Mgr./Assistant City Administrator Brama stated that he believes the offer to be realistic and reasonable, however he would also think it reasonable for the City to counteroffer.

Chairperson Steffen agreed that would be fair. He stated that everyone would like to see that parcel developed as it has remained vacant for quite some time.

Member Skaff noted that the additional rooftops will also help the City to accomplish other goals.

Member Riley stated that this is exactly the type of development that is planned for that area. He stated that he prefers exhibit C, as it would have homes facing Ramsey Boulevard as well. He agreed that the price seems within the realm and the City should continue negotiations. He stated that this option would be a gain for the City with the additional rooftops and tax base.

Chairperson Steffen stated that the developer seems flexible and willing to work with the City.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed that the City has experience with this developer that has been positive. He noted that the developer has been great to work with and has been flexible.

Motion by Member Skaff, seconded by Member Kanaventi, to direct staff to continue negotiations and recommend to City Council to approve the purchase agreement with Centra Homes for 4.29 acres of City owned land with a preference for exhibit C because of the increased number of rooftops and tax base that would be generated.

Further discussion: Member Burandt stated that he prefers exhibit C as well, as that provides the highest number of rooftops and increases the tax base.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Kanaventi, Hardin, Burandt, Johns, and Riley. Voting No: None. Absent: Member LeTourneau.

4.02: RCP Presentation: Community Center

It was noted that the students were not present today and therefore no comments were made on this agenda item.

4.03: Inland MOU Infrastructure

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Chairperson Steffen asked if it is unique that the developer would pay the costs up front with the City to reimburse.

Economic Dev. Mgr./Assistant City Administrator Brama stated that every project is different. He noted that some projects have a real time split, some projects the City pays the costs up front and assesses the cost back to the developer over time, and in this case the developer would pay the costs up front and the City would reimburse their portion. He noted that this proposed case would be the least amount of risk for the City. He noted that this will move forward to the City Council on January 23rd. He advised that a final review would still come back before both the EDA and City Council for consideration of a formal TIF Agreement.

Chairperson Steffen asked if there would be first floor retail or a restaurant.

Economic Dev. Mgr./Assistant City Administrator Brama replied that the developer moved their project further away from Sunwood in order to avoid that element. He noted that the City would retain ownership of the parcel along Sunwood Drive for future commercial or mixed use development.

Motion by Member Hardin, seconded by Member Skaff, to recommend to City Council to approve the public infrastructure MOU with CAP Acquisitions.

Further discussion: Member Riley stated that this appears to simply be related to the short-term financing method as the long-term financing will come from TIF. He stated that it appears this option will let the developer finance upfront, with TIF paying that back in the future. Economic Dev. Mgr./Assistant City Administrator Brama confirmed that is generally correct. Member Riley stated that this seems to be a good use of TIF. Economic Dev. Mgr./Assistant City Administrator Brama stated that in past practice this seems to be a realistic time for payback.

Motion carried. Voting Yes: Chairperson Steffen, Members Hardin, Skaff, Burandt, Johns, Kanaventi, and Riley. Voting No: None. Absent: Member LeTourneau.

Member Riley stated that he does not like the street names. He stated that they have gone away from the naming mechanism in the past within The COR district and therefore recommend that they go away from the mechanism in this case as well.

Economic Dev. Mgr./Assistant City Administrator Brama stated that he will pass on the comments.

4.04: CBRE: Pricing Strategy (Portions of this case may be closed to the public)

Economic Dev. Mgr/Assistant City Administrator Brama presented the staff report.

Member Kanaventi left the meeting.

Recess and Reconvene
Motion by Member Riley, seconded by Member Hardin, to recess the meeting to closed session at 8:18 a.m.

The meeting reconvened to open session at 8:43 a.m.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed the consensus of the Board with the pricing strategy as proposed.

5. MEMBER / STAFF UPDATE

5.01: 2017 Business Retention and Expansion Program Report

Econ. Dev. Mgr/Assistant City Administrator Brama reviewed the staff report, reviewing the business retention and expansion program activity for 2017.

Member Burandt asked if additional background information will be given to the City Council regarding certain comments, using Highway 10 as an example.

Economic Dev. Mgr./Assistant City Administrator Brama confirmed that additional background information is available.

Chairperson Steffen asked the official response regarding additional low-income housing.

Economic Dev. Mgr./Assistant City Administrator Brama stated that there is not an official response. He noted that unofficially, he has observed the City may potentially be reaching their limit on low income housing specifically located on City owned land within The COR. He stated that on privately owned property, the City would not have control as long as the property owner has entitlement to the property and is not requesting City assistance.

Chairperson Steffen asked if there is a list of businesses to visit in 2018.

Economic Dev. Mgr./Assistant City Administrator Brama stated that the list has not yet been generated.

Chairperson Steffen stated that he would like to see the list once generated, noting that he likes to attend the visits with staff.

Member Skaff noted that he would also be interested.

Member Riley stated that he would like to see this information presented to the City Council in a worksession with multiple years of data so that discussion can occur. He asked if the comments regarding low-income housing are coming from the businesses and whether the businesses feel that is hurting their business.

Economic Dev. Mgr./Assistant City Administrator Brama provided inputs that he has received. He noted, he was told by businesses that if there is too high of a concentration of low-income housing in one area, it can deteriorate the perception of the community, and it can deteriorate the perceived value of properties in an area, and Ramsey business owners have invested a lot in their properties, and have a lot of pride in their properties. He noted that he also hears that some

businesses are pleased with the low-income housing because that provides workers for their warehouse jobs.

Chairperson Steffen stated that perhaps the City should determine what the balance should be to determine when that market would be saturated.

City Administrator Ulrich stated that there is a housing plan that encourages different types of housing. He stated that the Metropolitan Council also tracks the availability of affordable housing and noted that some of the housing stock within Ramsey also qualifies within the affordable range. He stated that there have been comments on the number of even market rate apartment buildings. He noted that there has been a lot of discussion within the past year on that topic.

5.02: Member/Staff Input

The EDA reviewed the Staff Update.

Economic Dev. Mgr./Assistant City Administrator Brama provided a brief update.

City Administrator Ulrich provided a brief update on the recent grant funds received by the City of Anoka for Highway 10 improvements. He provided additional updates on the potential Ramsey Boulevard rail crossing and Highway 10 Committee activity.

Member Skaff asked if there are plans for the property east of Village Bank.

Economic Dev. Mgr./Assistant City Administrator Brama provided an update on a land use application received by the City. He also provided a brief update on other development activity within Ramsey.

6. ADJOURNMENT

Motion by Member Skaff, seconded by Member Hardin, to adjourn the meeting.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Hardin, Burandt, Johns, and Riley. Voting No: None. Absent: Members LeTourneau and Kanaventi.

The regular meeting of the Economic Development Authority adjourned at 9:06 a.m.

Respectfully submitted,

_____

Kurtis G. Ulrich
City Administrator

ATTEST:

_____

Patrick Brama
Econ. Dev. Mgr/Assistant City Administrator

Draft by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

CC Regular Session **7. 3.**

Meeting Date: 02/12/2018

By: Mark Riverblood, Engineering/Public Works

Information

Title:

Adopt Resolution #18-039 Supporting the Realignment of the Central Anoka County Regional Trail

Purpose/Background:

Purpose:

The purpose of this case is to consider a Resolution supporting the realignment of the Central Anoka County Regional Trail to the west, *from* Ramsey Boulevard, *to* be aligned to Center Street, the Northstar Commuter Rail station and existing skyway, and future grade separated crossing of Hwy 10, for a safe, direct, and multi-modal connection to the Mississippi River Regional Trail, and Mississippi West Regional Park, (as depicted in the first attachment).

Background:

The proposed realignment of the regional trail was first discussed in 2011—recognizing the difficulty presented by pedestrian and bicyclist crossing of Hwy 10 at Ramsey Boulevard, with an approximately 200' foot deep intersection, 32 points of potential conflict and sometimes high vehicular speeds.

In 2017, City Council adopted a Resolution supporting a Master Plan Amendment for Mississippi West Regional Park—which also provided the right-of-way for the Riverdale Drive extension through the north edge of the park. At that time, the merits of a realigned Central Anoka County Regional Trail were evaluated, and subsequently supported by Anoka County Parks.

Notification:

An informational open house on this specific proposal has been advertised and is scheduled to be held at Ramsey City Hall on February 12th from 5 to 7 PM.

Observations/Alternatives:

Observations:

The Central Anoka County Regional Trail is an excellent recreational (and transportation) amenity for Ramsey residents, and connects them via trail to broad swaths of the county. This includes Bunker Hills Regional Park to the east, with sections planned to be completed that will link the Rice Creek Chain of Lakes near Lino Lakes and Centerville, and on to Washington County. Approximately 19 miles of this 26 mile trail are in place today.

The rationale for supporting the realignment in Ramsey is best summarized by the quote on page 5 of the attached draft Master Plan Amendment:

"Currently the City of Ramsey has limited access to the Mississippi River and Mississippi West Regional Park because Highway 10 is a large barrier for bicycle and pedestrian access. This amendment proposes to change the alignment of the Central Anoka County Regional Trail within the City of Ramsey to better connect with local parks, trails, restaurants, businesses and transit, while still providing a [safe] *connection to the river and Mississippi West Regional Park."*

On February 8th, 2018 the City of Ramsey's Park and Recreation Commission recommended Council adopt Resolution #

Alternatives:

Alternative #1 - Adopt Resolution #18-039 Supporting the Realignment of the Central Anoka County Regional Trail

Alternative #2 - Deny adoption of Resolution #18-039 at this time.

Funding Source:

No funding from the City of Ramsey is required for the proposed regional trail realignment—rather, realigning the regional trail within The COR can be a very favorable asset in securing grant funding for public improvements.

Recommendation:

The Park and Recreation Commission and Staff recommend adoption of the resolution, supporting the realignment of the regional trail.

Action:

Motion to Adopt Resolution #18-039 Supporting the Realignment of the Central Anoka County Regional Trail.

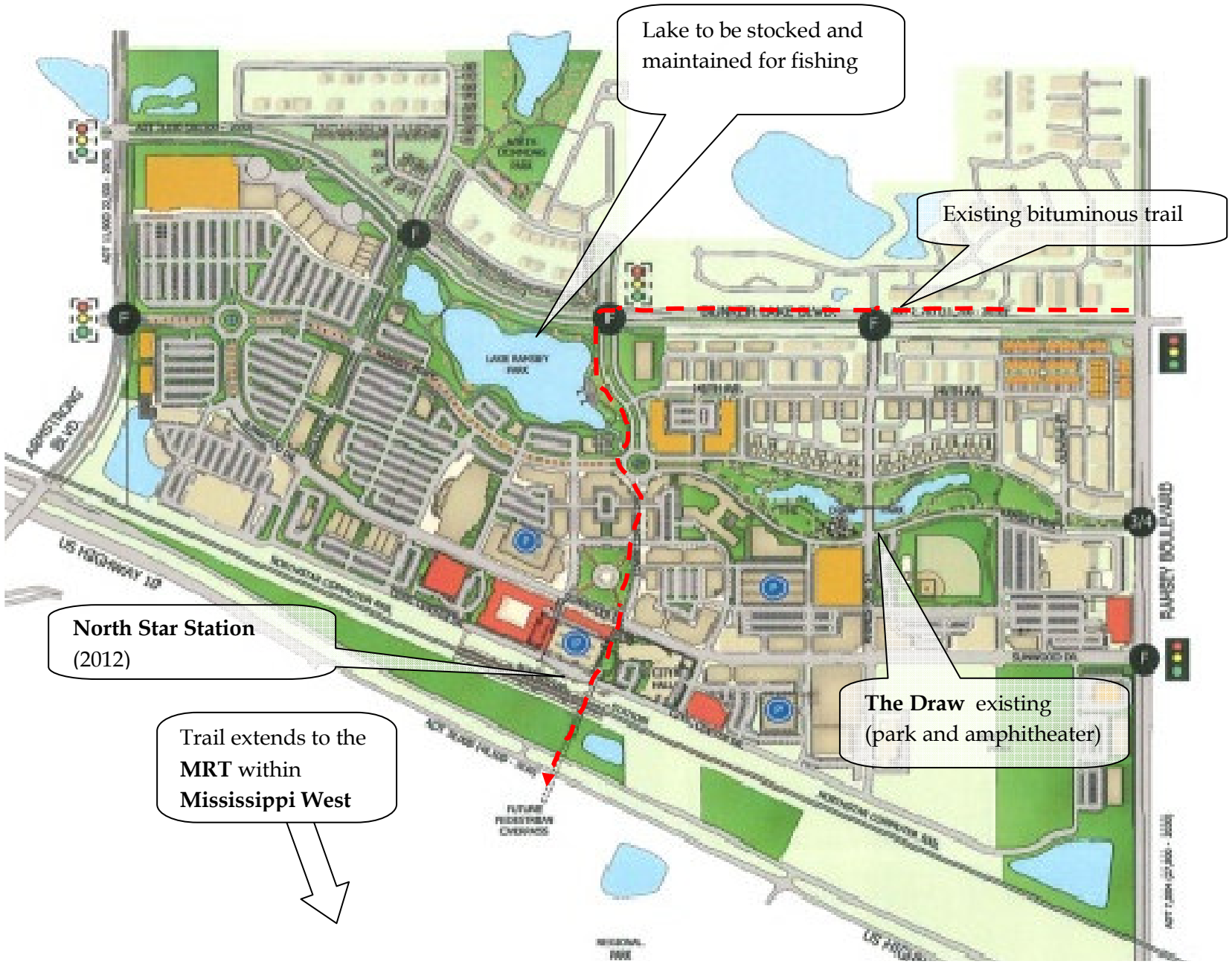
Attachments

2011 proposed realignment
draft Regional Trail plan amendment
Resolution #18-039
Met Council 2040 Plan

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	02/08/2018 04:13 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 04:27 PM
Form Started By: Mark Riverblood		Started On: 02/08/2018 09:24 AM
Final Approval Date: 02/08/2018		

Proposed Realigned and Connected Central Anoka County Regional Trail



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Central Anoka County Regional Trail

Master Plan Amendment

2018

Anoka County
PARKS & RECREATION

ACKNOWLEDGMENTS

ANOKA COUNTY BOARD OF COMMISSIONERS
Rhonda Sivarajah, Chair
Julie Braastad
Mike Gamache
Jim Kordiak
Matt Look
Scott Schulte
Robyn West

ANOKA COUNTY PARKS AND COMMUNITY SERVICES COMMITTEE
Commissioner Jim Kordiak, Chair
Commissioner Look
Commissioner Schulte

METROPOLITAN COUNCIL

CITY OF RAMSEY

ANOKA COUNTY PARKS AND COMMUNITY SERVICES DIVISION
John VonDeLinde, Division Manager

ANOKA COUNTY PARKS AND RECREATION DEPARTMENT
Jeff Perry, Park Planning and Resources Manager
Karen Blaska, Park Planner

DRAFT

Central Anoka County Regional Trail

Master Plan Amendment

Introduction

The proposed Central Anoka County Regional Trail is a 26 - mile paved regional trail that traverses the middle of the county connecting Mississippi West Regional Park in Ramsey, MN to Rice Creek Chain of Lakes Park Reserve in Lino Lakes and Centerville, MN. The trail master plan was first adopted by the Anoka County Board of Commissioners in 1999 and then expanded to the Washington County line in 2008.

The most recent amendment identified the trail alignment between Hanson Boulevard and Highway 65 in the Cities of Andover and Ham Lake. A portion of this trail alignment was constructed as part of the Anoka County Highway CSAH 116 reconstruction project. Included with the trail construction was a pedestrian underpass to allow safe passage under Bunker Lake Boulevard and into Bunker Hills Regional Park. To date, approximately 18.5 miles of the 26 mile-trail have been constructed.

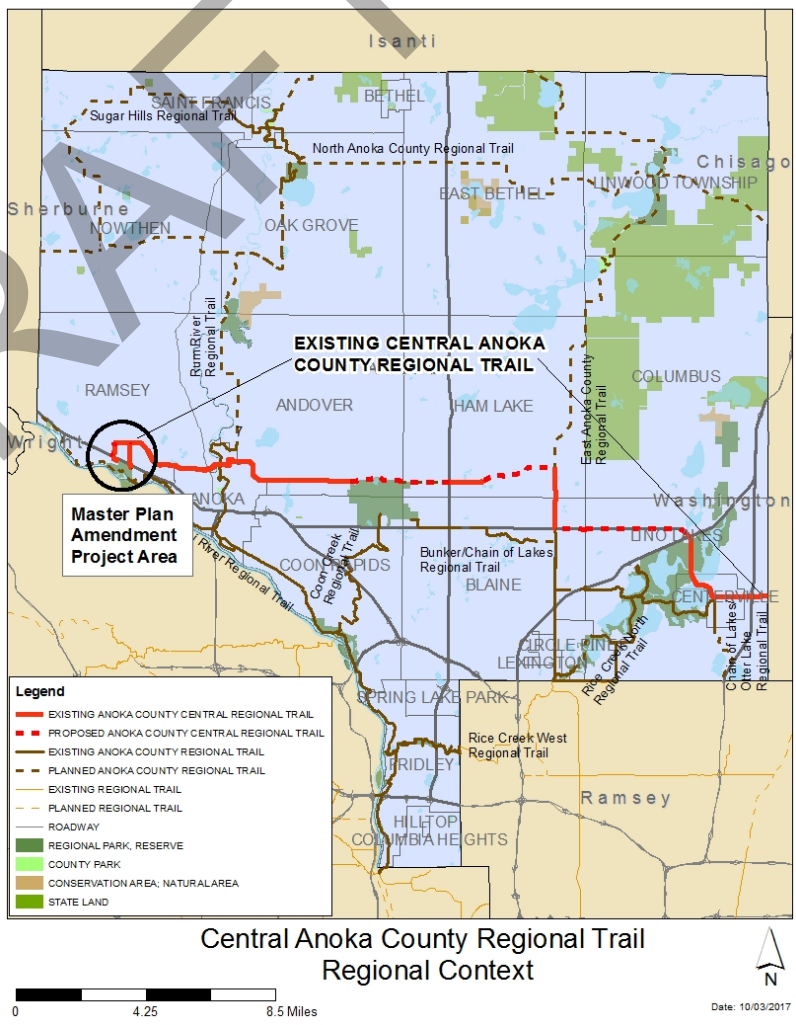

Figure 1

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This master plan amendment addresses a segment of trail located in the City of Ramsey, as shown in Figure 1 and 2. In 2017, the City of Ramsey requested the County to change the trail alignment from its existing route along Ramsey Boulevard to align with Center Street, the Ramsey Northstar Station, a proposed pedestrian overpass over Highway 10, and ultimately connect to Mississippi West Regional Park, the Mississippi River and the Mississippi River Trail, a federally designated bike route (U.S. Bike Route 45). In addition, the trail is proposed to connect to the Mississippi National River Recreation Area.

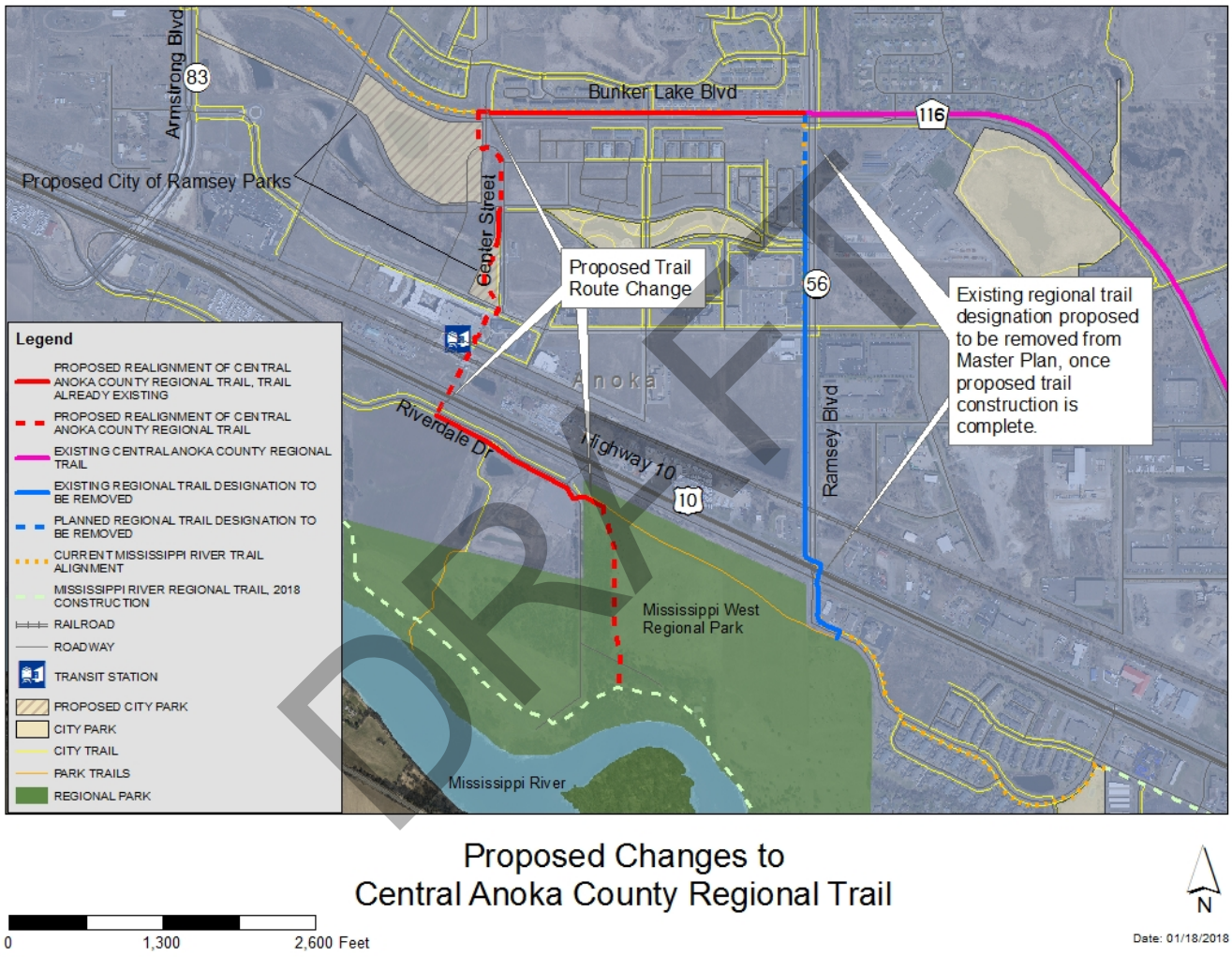

Figure 2

Boundaries and Acquisition

The majority of the proposed change to the Central Anoka County Regional Trail segment discussed in this master plan amendment is already existing within the road right of way. Where the trail does not currently exist, the City of Ramsey owns the right of way or has an easement for regional trail purposes. The value of said easement is approximately $100,000. Prior to construction of the trail, a

Joint Powers Agreement will outline and confirm use of the city owned right-of-way and easements for regional trail use. Therefore, no acquisition costs related to this trail change will be required.

Demand Forecast

Overall, demand for parks, trails and recreational opportunities have been on the rise over the past several years. In 2016, according to the Outdoor Foundation's Topline Report[1], nearly half of all Americans or 144 million Americans participated in at least one outdoor activity. This number is up from 2010, when there was only 137.9 million participants. The increase in participants is indicative of an increase recreational demand.

Looking at the metropolitan regional area, according to the Metropolitan Council's 2040 Regional Parks Policy Plan, the metropolitan region is expected to gain over 850,000 residents between 2010 and 2040, for an estimated total population of over 3.7 million people in 2040. Anoka County's population is expected to grow approximately 30-35% between 2010 and 2040, with a total population estimate of 440,420 in 2040[2]. The City of Ramsey's population is anticipated to grow from 23,668 in 2010 to 34,700 in 2040. There are still many undeveloped tracts of land within the City that will allow the City to continue to grow. The increase in population throughout the metropolitan area, Anoka County and the City will only increase demand for recreational opportunities and for trail gaps to be filled.

While the current gaps in the trail may deter some use, the Central Anoka County Regional Trail did have approximately 95,000 visits in 2016. When additional segments are completed, that will create more recreational opportunities and provide additional connectivity through the cities and county. The use estimates for Anoka County show that regional trail use has almost doubled from 583,500 visits in 2009[3] to over 1.2 million visits in 2016, further illustrating the increasing demand for trails. [4]

It is anticipated that the number of visitors to this particular trail segment will grow substantially once it's complete due to the proximity of the trail to the large numbers of planned residential homes near it, the proximity to commuters and the Northstar Rail Station, as well as the existing residential, business and entertainment land uses nearby. The average weekday Northstar Line ridership for 2016 was just over 2500 people.

Lastly, while the portion of Central Anoka County Regional Trail discussed in this master plan amendment is not on the Regional Bicycle Transportation Network (RBTN), it is proposed to connect to a Tier 1 Priority Regional Bicycle Transportation Corridor, the state and federal designated Mississippi

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[1] Outdoor Foundation's 2017 Topline Report on Outdoor Recreation Participation in 2016

[2] Metropolitan Council's Thrive 2040 MSP – Local Forecasts as of September 1, 2017

[3] Metropolitan Council's Annual Use Estimate of the Metropolitan Regional Parks System for 2009, April 2010

[4] Metropolitan Council's Annual Use Estimate of the Metropolitan Regional Parks System for 2016, July 2017

River Trail, which illustrates the importance of regional trails and how they serve to connect transportation systems. See Appendix for map of RBTN network.

Development Concept

The development concept for the proposed trail realignment in the City of Ramsey is highlighted in Figure 3.

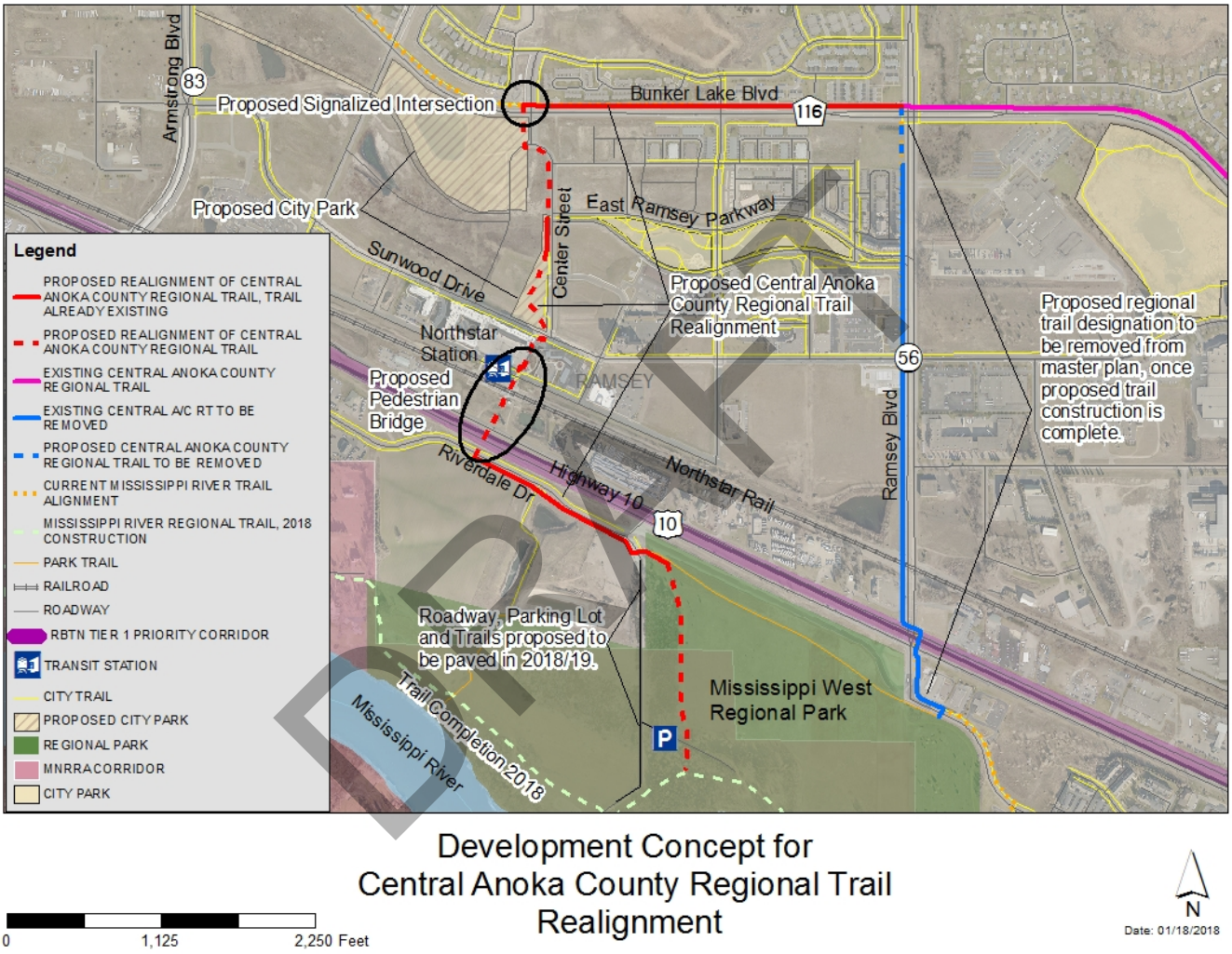


Figure 3

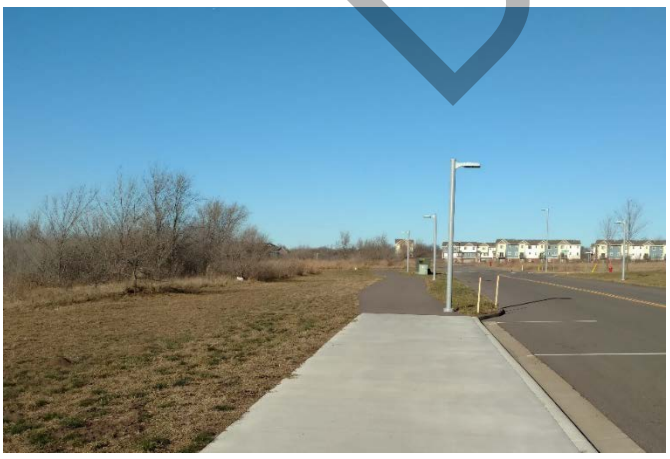
Currently the City of Ramsey has limited access to the Mississippi River and Mississippi West Regional Park because Highway 10 is a large barrier for bicycle and pedestrian access. This amendment proposes to change the alignment of the Central Anoka County Regional Trail within the City of Ramsey to better connect with local parks, trails, restaurants, businesses and transit, while still providing a connection to the river and Mississippi West Regional Park. The current regional trail designation along Ramsey Boulevard is proposed to be removed once the proposed changes, outlined

below, have been constructed and a direct connection to Mississippi West Regional Park is made. The existing designated region trail along Ramsey Boulevard was completed when the road was reconstructed so no Metropolitan Council Regional Parks Capital Improvement Program funds or Parks and Trails Legacy program funds were used for the construction of that segment.

While the County debated keeping the existing alignment, the initial input from the public for a safer alternative to the signalized intersection at Ramsey Boulevard and Highway 10, showed the need for a grade separated crossing over Highway 10. Highway 10 is a 55-60 mph high speed road and public input suggested that bicyclists and pedestrians are not comfortable crossing Highway 10 at the signalized intersection. Therefore, a grade separated crossing would be a safer option for bicyclists and pedestrians to access the park and the river.

To eliminate the Highway 10 at grade crossing, the proposed change would shift the regional trail approximately one-half mile to the west along Center Street. At Center Street, the trail is proposed to cross to the south of Bunker Lake Boulevard. At this intersection, the City anticipates a signalized intersection to occur within the next 5-7 years in conjunction with the road being reconstructed. A signalized intersection will provide a safer crossing for pedestrians and bicyclists. Until that time, the City and County will work cooperatively to install a Pedestrian Hybrid Beacon or high intensity activated crosswalk (HAWK) system used to stop traffic and allow trail users to cross a high-speed road safely. Once south of Bunker Lake Boulevard, the trail is proposed to follow Center Street south to Sunwood Drive. The first 900 feet (approximately), from Bunker Lake Boulevard to East Ramsey Parkway does not exist yet and is proposed to be constructed on the west side of Center Street and paved to a ten-foot width. This section of trail will require a crosswalk. Center Street is a low speed road and a striped crosswalk with advance alert trail crossing signs will notify drivers of the crossing and allow enough time for vehicles to yield to pedestrians.

Proposed PHB or HAWK System Light until Bunker Lake Blvd/Center Street intersection is signalized


Existing segment of bituminous trail and concrete sidewalk. A new bituminous trail will be built separate from the sidewalk when parcel is developed.

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From East Ramsey Parkway south to Sunwood Drive, the trail is approximately 950' and currently exists as a combination of a 10 foot wide asphalt trail and concrete sidewalk immediately back of curb. Ultimately, the trail will be separated from the sidewalk, which is anticipated to occur in a year or two when the parcel is developed. The 10-foot wide bituminous trail will be constructed as part of a City of Ramsey park. The trail will then tie into the intersection of Center Street and Sunwood Drive.

From that point, the trail then crosses Sunwood Drive (30 mph road) via a crosswalk and follows along the sidewalk of an existing parking ramp for the Northstar Transit Station. It is at this point that bicyclists would be asked to dismount and walk or carry their bikes to the elevator or stairs for the rail station pedestrian bridge or bicyclists could use the adjacent parking ramp to access bridge.

Existing Northstar Transit Station Pedestrian Bridge.

The first section of the pedestrian bridge, within the station, is an enclosed walkway from one platform to the other. Once on the south side of the station, a new 550' long by 12' wide open-air pedestrian bridge is proposed to connect to the enclosed walkway and allow users to cross safely over Highway 10 and Riverdale Drive where a helical ramp will connect them to an existing 10' wide paved trail along Riverdale Drive. At Riverdale Drive, the trail is proposed to follow Riverdale Drive southeast into Mississippi West Regional Park.

Proposed Pedestrian Bridge over Highway 10

MISSISSIPPI SKYWAY - CITY OF RAMSEY

Proposed Circular Ramp @ South Side of Highway 10

BOLTON & MENK Real People. Real Solutions.

City of RAMSEY

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Once in the park, the proposed 10' wide bituminous trail is proposed to travel south through the park towards the river and connect to the Mississippi River Trail, which is anticipated to be completed in 2018. In addition, the park entrance roadway, a small parking lot and other connector trails are planned for 2018/19.

Figure 4

Wayfinding for the trail will include two different types of signs. One type of sign will be a trailhead sign. These will be located within existing park areas where parking is available to access the trail and will include a map of the area that highlights trail connections and surrounding businesses and amenities. The second type of sign will be a simple directional sign located at decision points and to provide confirmation. These signs may look like Figures 4 and 5. A wayfinding plan is located in the Appendix.

Figure 5

The estimated development costs for this trail segment is approximately $8.9 million. The pedestrian bridge is estimated to be $5.6 and the remaining $3.3 million is for design/engineering, site analysis, survey, trail construction, lighting, signage, and furnishings. The schedule for completion of this trail segment will be in stages as the County and City move forward with development in the area. The connector trail within Mississippi West Regional Park is anticipated to be completed within the next few years and other segments within the City of Ramsey jurisdiction are expected to be completed within 3-5 years.

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Conflicts

The potential conflicts with the trail crossing at the Northstar Rail line and Highway 10 will be avoided by use of the existing pedestrian bridge at the rail station and by a proposed pedestrian bridge that extends from the rail station across Highway 10 and touches down south of Riverdale Drive as outlined in the Development Concept section of this document. Another conflict exists at the intersection of CSAH 116/Bunker Lake Boulevard and Center Street. At this location, a signalized intersection as proposed in the Development Concept will allow safe passage for pedestrians, while a HAWK system is proposed for the short-term.

Other conflicts between the trail and the existing and proposed land uses will be minimal as the proposed trail route is already being planned and incorporated into the City of Ramsey's development plans. Land use maps can be found in the Appendix.

It is anticipated that any other conflicts related to this segment of trail will be kept to a minimum through proper planning and community involvement. Land uses along this segment include residential, industrial and utility, institutional and agriculture. By working closely with the City of Ramsey as development occurs and working with businesses and residents during the design phase of the proposed trail, the County is confident any conflicts that arise will be addressed to all party's satisfaction.

Public Services

A variety of public services are available at points along the entire trail and the proposed route change, therefore no new non-recreational related public services will be required under this master plan amendment. The terminus of the trail is located at Mississippi West Regional Park and while that park is not fully developed yet, a parking lot and portable toilet will be available until facilities are developed, which is anticipated to be about 5-10 years.

Operations

The Anoka County Ordinance, dated January 30th, 2018 regulates parks and trails under the jurisdiction of Anoka County. The County will continue to encourage safe and enjoyable user experiences through education, monitoring and collaboration between the Park Services Unit, local police departments, and the Anoka County Sheriff's Office.

Current practice partners Anoka County with the local cities through either a Memorandum of Understanding (MOU) or a Joint Powers Agreement (JPA) to provide for the maintenance of regional trails. Typically, the MOU or JPA is executed prior to trail construction and outlines what agency is responsible for general routine maintenance of the trail and what agency is responsible for capital improvements to the trail in their jurisdiction.

The County is typically responsible for the routine maintenance of trails within regional or county park lands. This includes such maintenance as mowing, sweeping, plowing, clearing, debris removal, and patching for example. Outside of regional and county park facilities, the local cities are generally responsible for routine trail maintenance. Solid waste is typically collected from trash receptacles located along the trail at regular intervals. Anoka County inspects trails annually and provides the capital improvements that are needed and provides the long-term maintenance required, such as bituminous overlays, and trail reconstruction. Trail signage is provided and maintained by either the City or the County as determined in the MOU or JPA.

Annual maintenance costs for the existing and proposed trail once completed are estimated to be about $20,000. This includes funding for sign replacements, minor bituminous repair and crack-sealing. Revenue for the operation and maintenance of the trail comes from the Anoka County Parks and

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Recreation Department's annual operations and maintenance budget, which includes revenues from picnic shelter rentals, room rentals, programs, parks entrance fees and the County general fund. Supplementary funding is provided through the Regional Park Operations and Maintenance Grant Program.

Public Engagement and Participation

The Central Anoka County Regional Trail has been previously identified in the 1996 20/20 vision Plan and the 2006 Comprehensive System Plan for the Anoka County Parks and Recreation Department. Both of these plans conducted public engagement as part of the plan development process. Since the development of those plans, trail has slowly, but surely, continued to be developed.

For this Master Plan Amendment, the public engagement process proposed to engage local cities, population groups and organizations in an inclusive and accessible manner for feedback. The engagement plan includes goals for the project, who was engaged, methods of engagement as well as results from the engagement process.

Goals for the engagement process associated with this master plan amendment include the following:

1. Building positive relationships with local communities and residents.
2. Build community ownership of and understanding of the County's planning process
3. Receive feedback and comments from the public about this proposed change to the regional trail.

The community engagement process is occurring at this time. The County has shared the proposed trail realignment with community members through social media and will be conducting a few pop-up events that will allow the public to review the proposed change and provide comments.

Local and state government agencies will be invited to review and comment on the amendment as well.

While we are still receiving input on the proposed amendment, the County does not anticipate substantive changes to the proposes trail route change. Comments received will be documented in the Appendix with responses and where feasible the comments will be incorporated into the plan.

More information regarding the engagement process can be found in the Appendix.

Public Awareness

Public awareness is an important component to regional park and trail systems. The County will partner with the Metropolitan Council's on their regional-wide awareness program, as well as, provide public information maps, websites (www.anokacountyparks.com & www.anokacounty.us), social media postings, publications and brochure in cooperation with Commute Solutions, the County's Transportation Management Organization (TMO).

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A partnership with the local cities, the Parks and Recreation Department and the County TMO, developed a free bike/walk map for the entire County and to increase the public's awareness of how easy the parks and trails system is to access and increase education regarding health, wellness and outdoor recreation, Anoka County is continually updating and installing way finding maps, such as Figure 4, throughout the system. These signs include a map of the area showing the regional and local trails, as well as the facilities and amenities in the area.

Accessibility

Anoka County continually strives to provide equal access to all residents of Anoka County and the region. Park and trail use is open to any and all citizens. While there is a nominal parking fee in some of the regional parks, there is not a fee for trail use. This eliminates any economic barriers for trail users.

While transit access to the trail is limited in some other areas of the trail, the segment addressed in this amendment is directly connected to the Met Transit 887 Bus Route and the Northstar Light Rail Line. In addition, the Anoka County Traveler Transit Link and Metro Mobility dial-a-ride services provide transportation for a minimal fee. Transit Link will pick up and drop off passengers anywhere there is an

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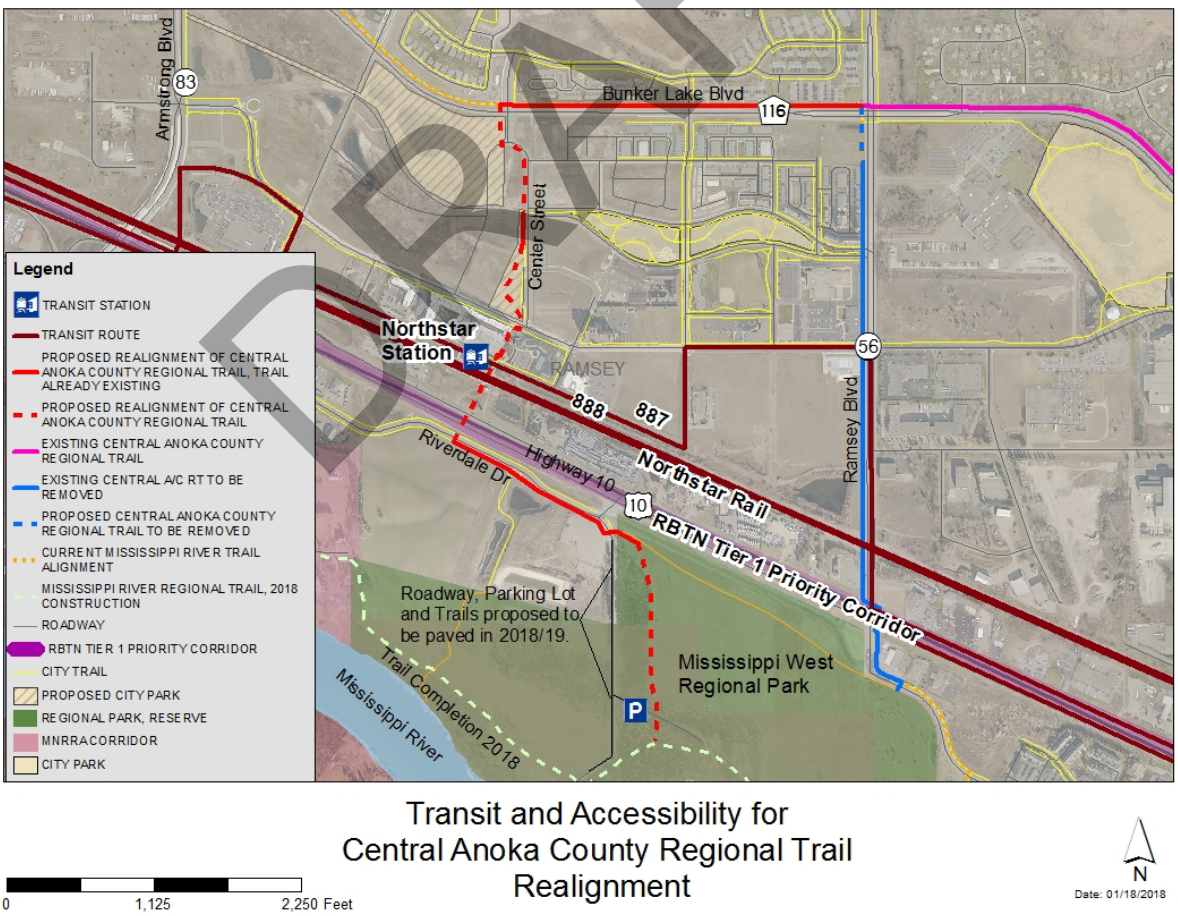

Transit and Accessibility for Central Anoka County Regional Trail Realignment

Figure 6

address or cross street, or anywhere along the regional trail as long as the vehicle does not have to back up. Currently, all of the vehicles are equipped with bike racks so passengers wishing to bike on the trail could use public transportation for access. A map of transit accessibility is shown in Figure 6.

Once built, the trail will provide a valuable connection to the local parks and trail system, the regional transportation network, regional bicycle transportation network, the regional park system and the Mississippi National River Recreation Area.

The trail and any facilities and amenities along the trail will conform to the standards mandated by the Americans with Disabilities Act.

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Appendix

Regional Bicycle Transportation Network (RBTN) Corridors

PROPOSED

RBTN Corridors with Alignments

- Tier 1 Aligments
- Tier 2 Alignments

RBTN Corridors (Alignments Undefined)

- Tier 1 Priority Regional Bicycle Transportation Corridor
- Tier 2 Regional Bicycle Transportation Corridors

Other Trail Systems

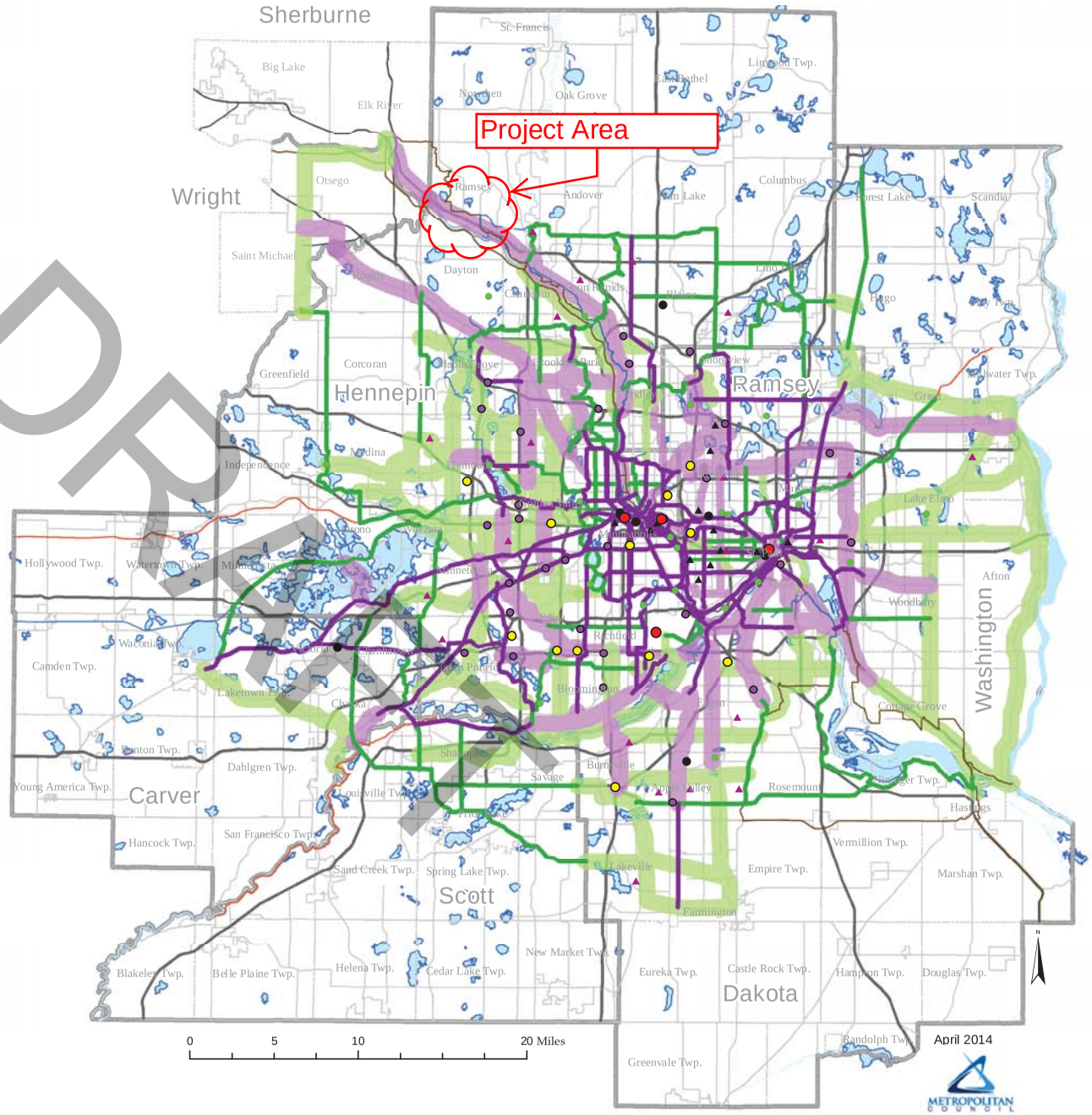
- Regional Trails (Regional Parks Policy Plan)
- Mississippi River Trail (US Route 45)
- State Trails (DNR)

Regional Destinations

- Metropolitan Job Centers (50,000+ jobs)
- Regional Job Centers (15,000 - 50,000 jobs)
- Subregional Job Centers (7,000 - 15,000 jobs)
- Large High Schools (2000+ Students)
- Colleges & Universities (2000+ Students)
- Major Sport & Entertainment Centers
- Highly Visited Regional Parks (400,00+ visits per year)

Reference Items

- Principal Arterial Roads
- Lakes and Rivers
- City Boundary
- County Boundary
- 2040 Municipal Urban Service Area
- MPO Area



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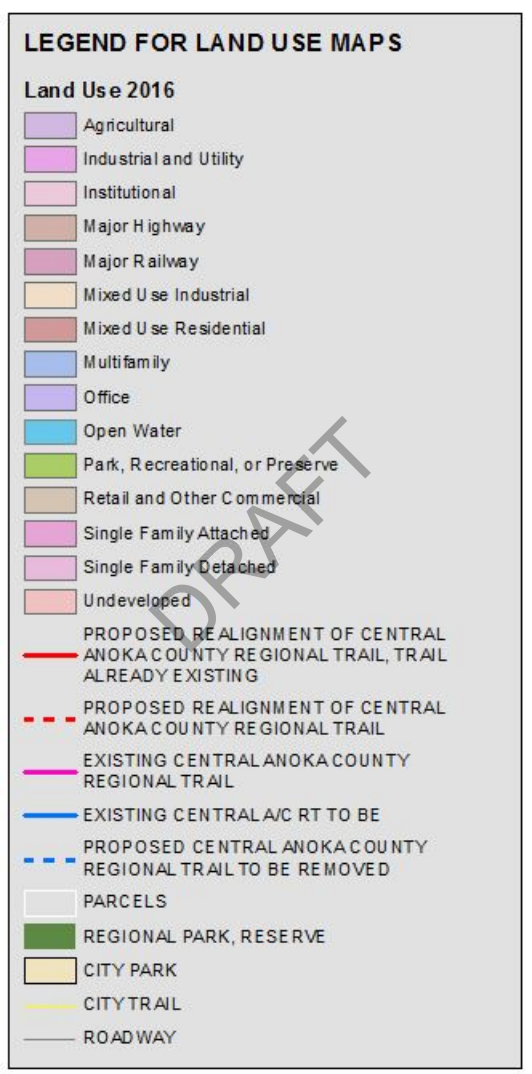
Wayfinding Plan for Central Anoka County Regional Trail Realignment

0 1,125 2,250 Feet

N

Date: 01/18/2018


LEGEND FOR LAND USE MAPS
Land Use 2016
Agricultural
Industrial and Utility
Institutional
Major Highway
Major Railway
Mixed Use Industrial
Mixed Use Residential
Multifamily
Office
Open Water
Park, Recreational, or Preserve
Retail and Other Commercial
Single Family Attached
Single Family Detached
Undeveloped
PROPOSED REALIGNMENT OF CENTRAL ANOKA COUNTY REGIONAL TRAIL, TRAIL ALREADY EXISTING
PROPOSED REALIGNMENT OF CENTRAL ANOKA COUNTY REGIONAL TRAIL
EXISTING CENTRAL ANOKA COUNTY REGIONAL TRAIL
EXISTING CENTRAL A/C RT TO BE
PROPOSED CENTRAL ANOKA COUNTY REGIONAL TRAIL TO BE REMOVED
PARCELS
REGIONAL PARK, RESERVE
CITY PARK
CITY TRAIL
ROADWAY
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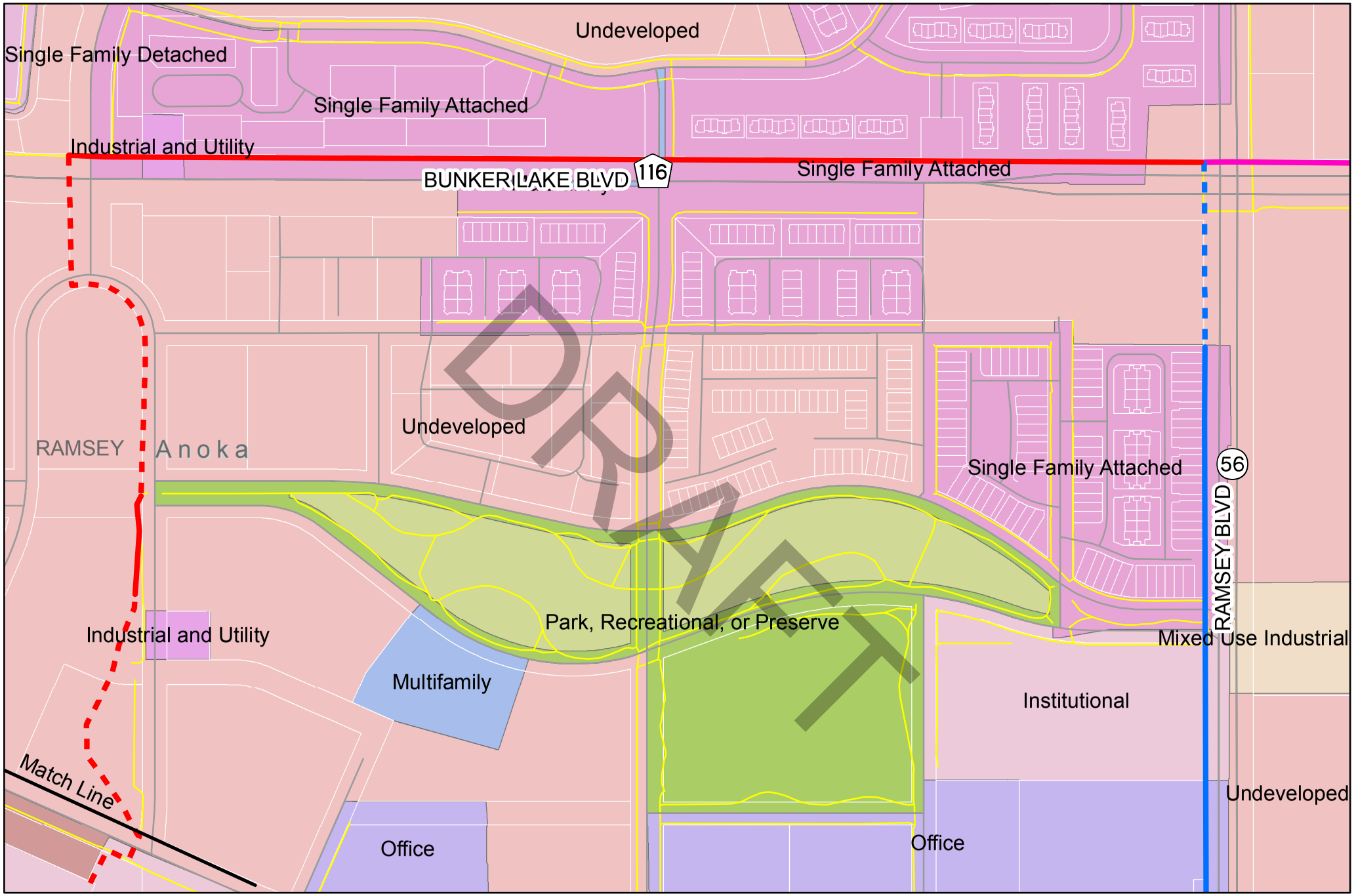
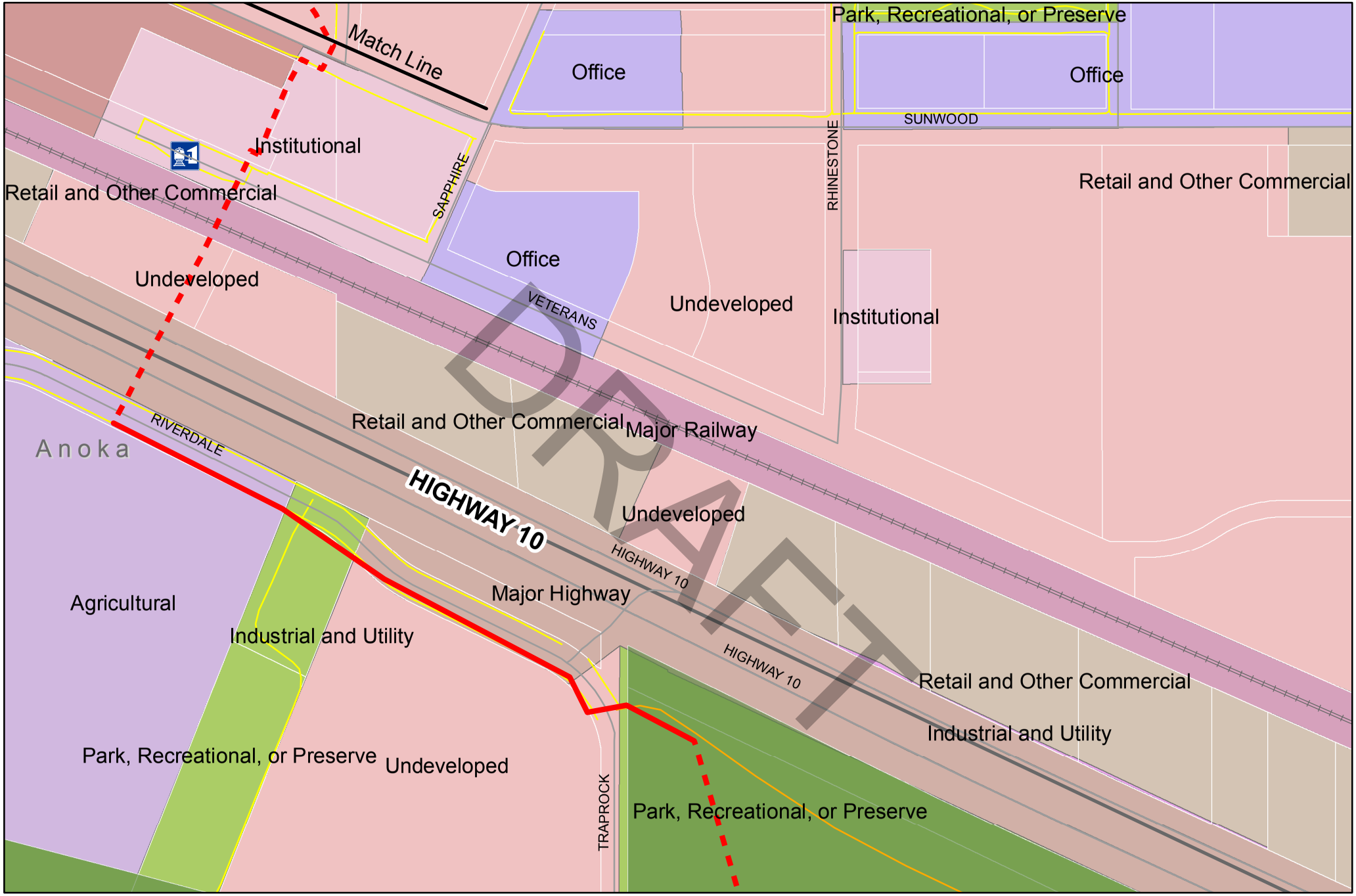


Central Anoka County Regional Trail
2016 Generalized Land Use Map 1

N

0 425 850 Feet

Date: 01/18/2018



Central Anoka County Regional Trail
2016 Generalized Land Use Map 2

N

0 425 850 Feet

Date: 01/18/2018

PUBLIC ENGAGEMENT PLAN

#	STRATEGIES	DESCRIPTION	TIMEFRAME	RESULTS
1	Plan your Parks website update	Update website to engage the public.	Nov 2017 – Mar 2018	Website with project information was posted to social media.
2	Comment Cards	Place project information and blank boards for comments at a minimum of 2 location within County Target: Ramsey City Hall, Northstar Station	Feb 2018	A board with pictures and project information will be located Ramsey City Hall and at the Northstar Station. Comments will be received via comment cards.
3	Pop Up Events/ Listening Sessions	Conduct a minimum of 1 event at different locations within the County. Target: Charter School, Northstar Station	Feb 2018	2 events are planned. One in the morning for peak ridership at the Northstar Station and a second one in the afternoon.
4	Open House	Conduct a minimum of 1 open house for public input.	Feb 2018	One open house is scheduled for February 13, 2018 at Ramsey City Offices, prior to City Council meeting.
5	City Staff/Officials Engagement	Share master plan with City Staff/Officials for comment/input/support.	Dec 2017 -Mar 2018	City staff were invited to comment on the plan prior and during the public engagement process. The County is scheduled to attend the City of Ramsey's Parks and Recreation Commission meeting on February 8, 2018 to get feedback on the project.
6	Regulatory/ Other Agency Engagement	Share project info and drafted master plan with other agency's for input. Target: NPS/MISS, MNDOT, LRRWMO	Dec 2017 – Mar 2018	The trail route change concept was shared with regulatory agencies prior to development of the master plan and no comments were received. A draft master plan amendment will be shared with same agencies for additional input.
7	County Staff/Officials Engagement	1. Share project proposal with other County departments 2. Master Plan Review with PCS Committee, Resolution of Support Request 3. Master Plan Review, Resolution of Support from the County Board	April 2018	The County Highway Department, Transit and Commute Solutions (TMO) were asked to comment on the initial concept plan and will be asked to comment on the draft master plan amendment. The Committee was informed of the amendment and will be asked to review the completed master plan amendment and recommend to the County Board to pass a resolution of support for the plan.

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Councilmember _____introduced the following resolution and moved for its adoption:

RESOLUTION #18-039

RESOLUTION SUPPORTING THE REALIGNMENT OF THE CENTRAL ANOKA COUNTY REGIONAL TRAIL

WHEREAS, safe access to parks, trails, and recreation areas, are essential to the quality of life, health and welfare of the City of Ramsey and the regions's residents; and

WHEREAS, the City of Ramsey and County of Anoka continue to work with other agencies and partners in a cooperative effort to develop Mississippi West Regional Park and other regional connections within the city; and

WHEREAS, these cooperative efforts include funding by the City of Ramsey for the boat landing, construction of the trail from Riverdale Drive to the river with overlook, development of the Mississippi River Regional Trail from Anoka to MnDOT's Wayside Rest, the acquisition of an easement to the west of the park for a 2018 trail development project, the acquisition of the touch-down easement for the completion of the future pedestrian bridge over Hwy 10 to the Mississippi River Regional Trail, and the contribution of $490,000 from the National Park Service for the Final Plans and Specifications for the aforementioned bridge; and

WHEREAS, the County of Anoka has proposed a realignment of the Central Anoka County Regional Trail from Ramsey Boulevard to the West, to be aligned to Center Street, the Northstar Commuter rail station and existing skyway, and future grade separated crossing of Hwy 10 for a safe, direct, and multimodal connection to the Mississippi River Regional Trail and Mississippi West Regional Park, and;

WHEREAS, the Metropolitan Council requires an amendment to the Master Plan for the realignment of the Central Anoka County Regional Trail be approved by the Metropolitan Council; and,

WHEREAS, the City of Ramsey's Park and Recreation Commission has reviewed and strongly recommendations to City Council the proposed realignment.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1) That, the City of Ramsey hereby offers unequivocal support to Anoka County and Metropolitan Council for an amendment to the Master Plan for the realignment of the Central Anoka County Regional Trail.

2) That, the City of Ramsey and County of Anoka continue to work in a cooperative effort to fund and develop Mississippi West Regional Park and Regional Trail improvements within the city.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February 2018.

_____
Mayor

ATTEST:

_____
City Clerk

2040 REGIONAL PARKS POLICY PLAN

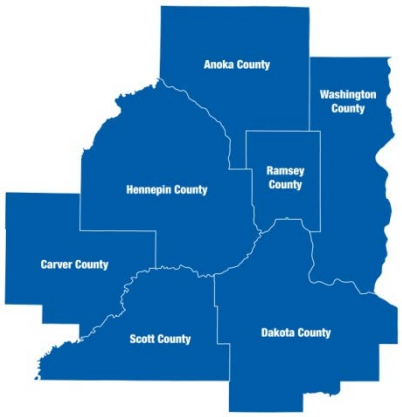
METROPOLITAN COUNCIL

February 2015

The Council's mission is to foster efficient and economic growth for a prosperous metropolitan region

Metropolitan Council Members

Susan Haigh	Chair
Katie Rodriguez	District 1
Lona Schreiber	District 2
Jennifer Munt	District 3
Gary Van Eyll	District 4
Steve Elkins	District 5
James Brimeyer	District 6
Gary L. Cunningham	District 7
Adam Duininck	District 8
Edward Reynoso	District 9
Marie McCarthy	District 10
Sandy Rummel	District 11
Harry Melander	District 12
Richard Kramer	District 13
Jon Commers	District 14
Steven T. Chávez	District 15
Wendy Wulff	District 16



The Metropolitan Council is the regional planning organization for the seven-county Twin Cities area. The Council operates the regional bus and rail system, collects and treats wastewater, coordinates regional water resources, plans and helps fund regional parks, and administers federal funds that provide housing opportunities for low- and moderate-income individuals and families. The 17-member Council board is appointed by and serves at the pleasure of the governor.

On request, this publication will be made available in alternative formats to people with disabilities. Call Metropolitan Council information at 651-602-1140 or TTY 651-291-0904.

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Chapter One: Planning for the Twin Cities Region

Thrive MSP 2040

Our region is anchored by three great rivers, dotted by hundreds of lakes, and endowed with wide expanses of green space, giving our residents beautiful landscapes that inspire and renew. Its largest river − the Mississippi − gave birth to two frontier settlements − Minneapolis and Saint Paul. Since then, our region has grown and prospered, and is now well-known for its high quality of life, its strong, resilient economy, and many other assets:

- Vibrant arts, music and theatre communities and professional sports teams
- Rich cultural diversity
- Abundant parks, recreational trails, conserved open space, fertile agricultural land, and natural resources
- A civic tradition of shared action.

Today, the Twin Cities metropolitan area − the jurisdiction of the Metropolitan Council − is a thriving region of nearly three million people living in 186 communities across the seven counties of Anoka, Carver, Dakota, Hennepin, Ramsey, Scott, and Washington. The region has emerged as a world-class metropolitan area − a great place to live, work, play and do business.

As we plan for our next 30 years, key challenges lie ahead − constrained fiscal resources, new demands stemming from demographic shifts, emerging environmental challenges, new regional planning priorities, and the increasing necessity of regional economic cooperation.

Under state law, the Metropolitan Council is responsible for preparing a comprehensive development guide for the seven-county Twin Cities metropolitan area. The Council's *Thrive MSP 2040*, adopted in May 2014, provides a framework for a shared vision for the future of the region over the next 30 years. *Thrive* establishes the policy foundation used by the Council to develop its regional systems and policy plans, as well as development policies and implementation strategies. Taken together, these constitute the comprehensive development guide that guides the orderly and economical development of the region. State statute specifies three metropolitan systems plans:

- Transportation Policy Plan (including Aviation)
- Water Resources Policy Plan
- Regional Parks Policy Plan

In addition to the three statutory metropolitan systems plans, the Council is developing a Housing Policy Plan. The Housing Policy Plan will provide an expanded policy framework to inform the Council's review of the housing elements and housing implementation programs of local comprehensive plans required in statute.

Thrive is the result of extensive engagement with the region's residents, civic, nonprofit and business leaders, and governmental officials. As a regional plan, *Thrive* addresses issues greater than any one neighborhood, city, or single county can tackle alone to build and maintain a thriving metropolitan region. Using an outcomes-based approach, *Thrive* puts forward five outcomes and three principles as the foundation of a prosperous, equitable, and livable region for today and generations to come.

Thrive Outcomes

Thrive's regional vision includes five desired outcomes: stewardship, prosperity, equity, livability, and sustainability. While each outcome is described below, it is important to note that the five outcomes reinforce and support one another to produce greater benefits than any single outcome alone. The outcomes provide policy direction for this *2040 Regional Parks Policy Plan*.

Stewardship

Stewardship advances the Council's longstanding mission of orderly and economical development by responsibly managing the region's natural and financial resources, and making strategic investments in our region's future. The region enjoys a bounty of natural resources including three major rivers, over 900 lakes, extensive wetlands, native prairie, woodland habitats, and an abundant groundwater system. The rich natural assets are a part of our regional identity, enhancing our quality of life and supporting a strong economy. However, challenges to the quality and extent of natural resources abound.

Prosperity

Prosperity is fostered by investments in infrastructure and amenities that make our region competitive in attracting and retaining successful businesses, a talented workforce, and strong economic opportunities. Regional economic competitiveness results from our strategic, long-term public and private decisions that build on and grow our region's economic strengths relative to other regions. Advancing prosperity includes:

- Fostering conditions for shared economic vitality by balancing major investments across the region,
- Protecting natural resources that are the foundation of prosperity,
- Planning for and investing in infrastructure, amenities, and quality of life needed for economic competitiveness, and
- Encouraging redevelopment and infill development.

Equity

Equity means connecting all residents to opportunity and creates viable housing, transportation, and recreation options for people of all races, ethnicities, incomes, and abilities so that all communities share the opportunities and challenges of growth and change. Promoting equity includes:

- Using the Council's influence and investments to build a more equitable region
- Creating real choices in where we live, how we travel, and where we recreate for all residents, across race, ethnicity, economic means, and ability
- Investing in a mix of housing affordability along the region's transit corridors, and
- Engaging a full cross-section of the community in decision-making.

Livability

Livability focuses on the quality of our residents' lives and experiences in the region, and how places and infrastructure create and enhance the quality of life that makes our region a great place to live. Enhancing livability means:

- Increasing access to nature and outdoor recreation through regional parks and trails
- Providing transportation choices for a range of demographic characteristics and economic means
- Supporting bicycle facilities to promote bicycling for transportation, recreation, and healthy lifestyles
- Aligning resources to support transit-oriented development and walkable places, and
- Promoting healthy communities and active living through land use, planning, and investments.

Sustainability

Sustainability seeks to protect our regional vitality for generations to come by preserving our capacity to maintain and support our region's well-being and productivity over the long term. The region's investments in prosperity, equity, and livability will fall short over the long term if the region exhausts its resources without investing in the future.

Thrive Principles

Thrive identifies the principles of integration, collaboration, and accountability to carry out the Council's work. The three principles reflect the Council's efforts to integrate policy areas, support local governments and regional partners, and promote and implement the *Thrive* regional vision. Each principle is explained below.

Integration

Integration is the intentional combining of related activities to achieve more effective results, using multiple policy tools to address complex regional challenges and opportunities. The *Thrive* outcomes described above are lofty ideals that cut across the Council's functions and responsibilities, thereby requiring the Council to use its full range of authorities and activities in more coordinated ways. Achieving integration involves moving beyond organizational silos and coordinating effectively with partners and stakeholders throughout the region.

Collaboration

Collaboration recognizes that shared efforts advance our region most effectively toward shared outcomes. Addressing the region's issues requires collaboration because no single entity has the capacity or authority to do the work alone. For the Council, acting collaboratively means fostering shared strategies, supportive partnerships, and reciprocal relationships. It also represents convening the region's best thinkers, experts, and stakeholders to address complex regional issues beyond the

capacity or authority of any single jurisdiction or institution. Additionally, it involves providing technical assistance and enhanced information to support local planning and decision-making.

Accountability

For the Council, accountability includes a commitment to monitor and evaluate the effectiveness of our policies and practices toward achieving shared outcomes and a willingness to adjust course to improve performance. Acting accountably means: a) adopting a data-driven approach to measure progress, b) creating and learning from *Thrive* indicators, c) providing clear, easily accessible information, and d) fulfilling the Council's mission.

Thrive's Additional Directives for the 2040 Regional Parks Policy Plan

Thrive articulates a long-range vision for the region. The vision aims to foster and contribute to the five desired outcomes through the use of the three principles described in the previous section. While the focus in *Thrive* is on the overarching vision for the region, *Thrive* provides directives for the *2040 Regional Parks Policy Plan*. *Thrive* specifies that the Council will collaborate with the Metropolitan Parks and Open Space Commission, regional park agencies, and state partners to:

- Expand the Regional Parks System to conserve, maintain, and connect natural resources identified as being of high quality or having regional importance, as identified in the *2040 Regional Parks Policy Plan*
- Provide a comprehensive regional park and trail system that preserves high-quality natural resources, increases climate resiliency, fosters healthy outcomes, connects communities, and enhances quality of life in the region
- Promote expanded multimodal access to regional parks, regional trails, and the transit network, where appropriate
- Strengthen equitable usage of regional parks and trails by all our region's residents, such as across age, race, ethnicity, income, national origin, and ability

Regional Growth and Demographics

By 2040, our region is projected to be home to almost 3.7 million people, a gain of 824,000 residents from 2010. Such robust growth is a sign of the region's economic health and vitality. With this growth will come new jobs, greater racial and ethnic diversity, expanded economic opportunities and increased tax revenues. Accommodating growth poses challenges, however, as the increasing public concern about traffic congestion demonstrates. Although there is still open space and available land in some parts of the region, the additional population and the systems that will serve it will make expanding or even preserving space for parks and trails more challenging.

	2000	2010	2040
Population	2,642,062	2,849,567	3,673,660
Households	1,021,456	1,117,749	1,509,170
Employment	1,606,263	1,543,872	2,094,380

In addition, our population is changing in ways that will influence how we develop and redevelop:

- Our region is aging rapidly. More than one in five residents will be age 65 and older in 2040, compared to one in nine in 2010.
- The region will gain 391,000 new households by 2040.
- By 2040, 40% of the population will be people of color, compared to 24% in 2010. The share of people of color increases among younger age groups; 54% of residents under age 18 will be people of color in 2040.

While the rich and growing racial and ethnic diversity is an asset to our continued economic vitality, our region has some of the largest disparities by race and ethnicity of any large metropolitan area in the nation. Importantly, these disparities and shifting demographics have implications for nature-based outdoor recreation providers. Broad based trends consistently indicate that recreation participation is far greater for white and/or non-Hispanic populations within the state and the nation than for people of color. [see Minnesota's State Comprehensive Outdoor Recreation Plan (SCORP), 2014]. In addition, SCORP cites several studies showing that involvement in nature-based outdoor recreation among young adults and their children has decreased since the 1990s. The relative participation of different segments of the population in nature-based outdoor recreation, together with their respective population growth rates, create significant challenges ahead in terms of park and trail utilization, as well as maintaining broad-based public support for park and trail investments. To this end, the *2040 Regional Parks Policy Plan* incorporates specific aims to strengthen equitable usage of our regional parks and trails by all our region's residents.

Community Designations

The seven-county region contains a wide range of communities, from agricultural townships to densely developed downtown neighborhoods. Recognizing that one size does not fit all, the Council uses community designations to group communities with similar characteristics in order to implement regional policy at the local level through comprehensive plans (See Figure 1-1). Community designations fall within two main categories, the Metropolitan Urban Service Area and the Rural Service Area.

Metropolitan Urban Service Area

The Metropolitan Urban Service Area constitutes about half of the land in the region, but accounts for more than 90% of the region's population. The Council supports the Metropolitan Urban Service Area

through investments such as regional wastewater services, regional highways, transit service, the Regional Parks System, and programs that support redevelopment. Some of the region's most popular regional parks are located in the Metropolitan Urban Service Area, including Como Regional Park, Zoo and Conservatory; Minnehaha Regional Park; and Hyland-Bush-Anderson Lakes Park Reserve. Trails including the Bruce Vento and North Cedar Lake Regional Trails; connect people to regional parks and local amenities. The Metropolitan Urban Service Area is divided into five community designations:

- Urban Center
- Urban
- Suburban
- Suburban Edge
- Emerging Suburban Edge

Thrive forecasts project that over the next 30 years growth and redevelopment will occur throughout the region. Not only will growth occur in the suburban communities; the urban communities will continue to redevelop. Forces driving this change are our aging population, new residential preferences among younger households, and increasing interest in sustainable lifestyles. Demographic changes, emerging preferences, and shifting development patterns will increase our need to expand multimodal access to our regional parks, regional trails and transit system.

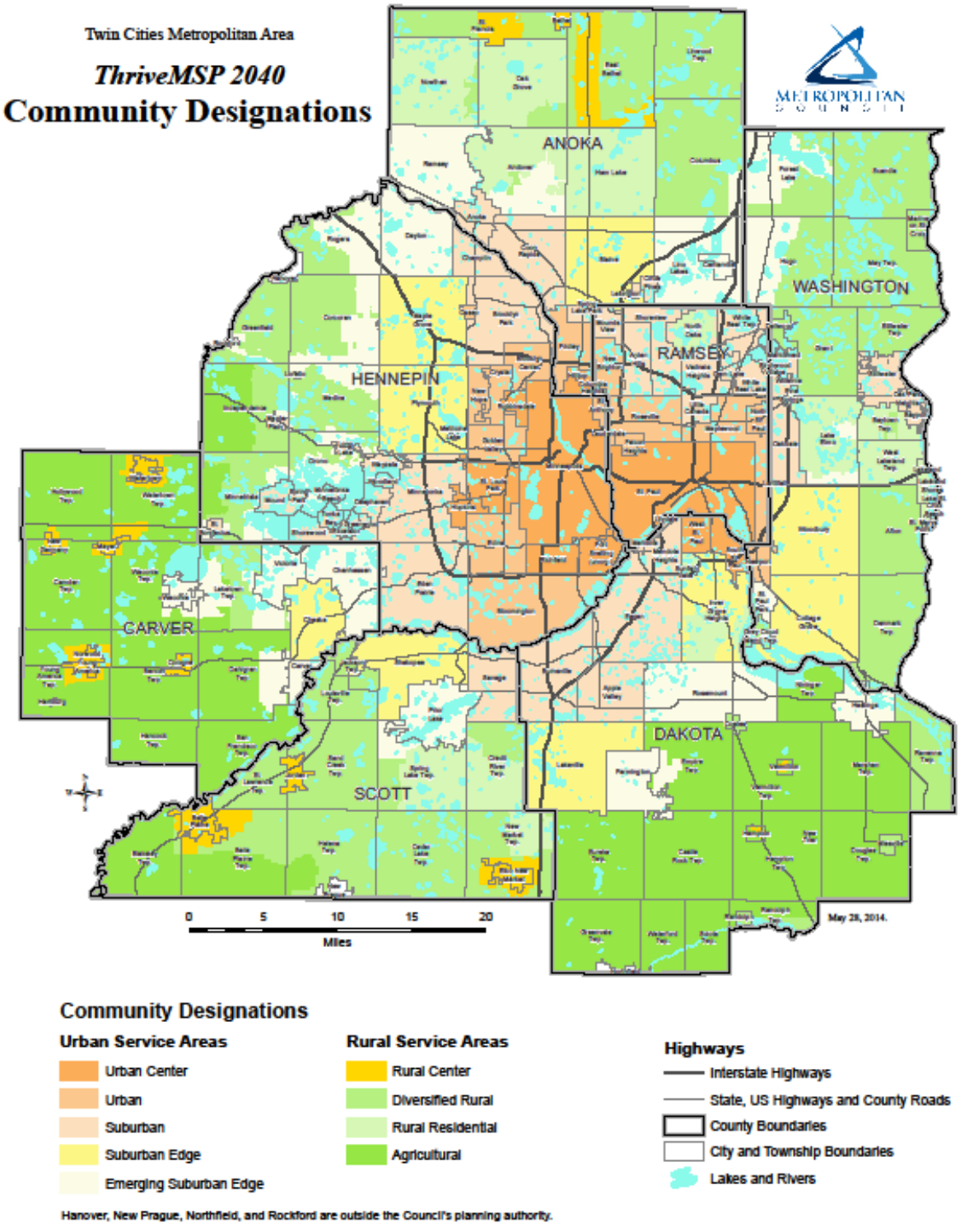
Rural Service Area

About half of the land in the Twin Cities region is located in the Rural Service Area. This area includes a range of land uses, including cultivated farmland, vineyards, hobby farms, gravel mines, woodlands, small towns, scattered and clustered housing, open spaces, and significant expanses of the region's natural resources. Aside from the Regional Parks System, investments in regional service and infrastructure are limited in the Rural Service Area. The Rural Service Area is divided into four community designations:

- Rural Center
- Rural Residential
- Diversified Rural
- Agricultural

The Rural Service Area contains some of the Regional Parks System's large park reserves, including Crow Hassan and Big Marine Park Reserves. In addition to providing passive recreation opportunities, the park reserves also preserve, maintain, and connect high quality or regionally important natural resources.

Figure 1-1. Thrive MSP 2040 Community Designations



Local Comprehensive Plans

The policy direction from *Thrive* and the Council's systems and policy plans − including this *2040 Regional Parks Policy Plan* – provides guidance to local governments in developing their comprehensive plans. Under state law, each county, city and township in the seven-county metropolitan area must review and, if necessary, amend its local comprehensive plan at least every 10 years to ensure that the local plan − and local fiscal devices and official controls − conforms with the Council's metropolitan system plans (Minn. Stats. 473.864).

Following the adoption of the *2040 Regional Parks Policy Plan* and once the Council issues system statements, as required under the Metropolitan Land Planning Act, local communities have three years to update their local comprehensive plan. If the Council issues system statements based on a future amendment to the *2040 Regional Parks Policy Plan*, local communities have nine months to amend their comprehensive plans.

Local comprehensive plans are reviewed by the Council based on three primary criteria:

- Conformance with metropolitan system plans
- Consistency with Council policies
- Compatibility with adjacent and affected governmental units.

When a plan meets these criteria, the Council authorizes it to be put into effect. If a plan does not meet the review standards, the Council can require the jurisdiction to modify its plan to conform to the Council's system plans.

Conformance

A local comprehensive plan will conform to the metropolitan system plans if the local plan:

1. Accurately reflects the components of the metropolitan system plans
2. Integrates public facilities plan components
3. Addresses land use policies, plans for forecasted growth, meets density standards and maximizes the efficiency and effectiveness of the regional systems

In their local comprehensive plans, communities need to acknowledge and plan for the Regional Parks System facilities in their jurisdiction as identified in the *2040 Regional Parks Policy Plan.* The Council will review local plans to ensure they will not cause detrimental impacts to Regional Parks System facilities and that the plans do not preclude or substantially limit the future acquisition of lands officially identified for the Regional Parks System in the *2040 Regional Parks Policy Plan*.

Consistency

Consistency is generally achieved if the local plan:

1. Addresses the community role for the land use policies contained in *Thrive,* including:

   Natural Resource Protection: Conserve, restore, and protect the region's natural resources to ensure their ongoing availability, to support public health, and to maintain a high quality of life.

Access, Mobility and Transportation Choice: Sustain and improve a multimodal transportation system to support regional growth, maintain regional economic competitiveness and provide choices and reliability for the system's users. To help meet this policy, local communities are encouraged to plan and develop local trail connections to regional trails as identified in the 2040 Regional Parks Policy Plan and to plan for and connect to the Regional Bicycle Transportation Network as identified in the 2040 Transportation Policy Plan, where appropriate.

2. Addresses the linkage of local land uses to local parks and open space as well as the Regional Parks System.

3. Includes an implementation plan describing public programs, fiscal devices and other specific actions (sequencing and staging activities) that implement the comprehensive plan and ensure conformance with regional system plans.

4. Addresses official controls and includes a capital improvement program (sewers, parks, transportation, water supply and open space) that accommodates planned growth and development.

Compatibility

Compatibility with adjacent and affected governmental units is generally achieved if the local plan adequately documents that it has addressed the concern(s) of all adjacent and affected jurisdictions, based on comments or concerns from these entities.

As local communities update their comprehensive plans, the Council encourages them to identify locally important natural areas for protection through acquisition, conservation easements, and conservation-sensitive development practices. In addition to planning for the recreational needs of its residents, the Council encourages communities to plan local trail connections to the Regional Parks System. Together, the region, the regional park implementing agencies, local communities, nonprofit organizations, and the private sector can preserve natural areas and enhance multimodal access to regional parks and trails.

Chapter Two: Overview of the Regional Parks System and the 2040 Regional Parks Policy Plan

Introduction

The benefits of parks have been extensively documented[1]. Parks and open green space positively contribute to human health and well-being. Benefits to physical well-being include increased physical activity, reduced risk of various chronic illnesses, as well as obesity. Benefits to psychological well-being include stress reduction, attention restoration, and improved cognitive functioning. Social well-being benefits include increased social capital, family bonding, and social integration. Parks and open green space also contribute many environmental benefits including biodiversity conservation, air and water purification, erosion control, climate regulation, carbon dioxide sequestration, among other ecosystem services.[2]

Benefits afforded by the Regional Parks System, such those illustrated above, help to keep our region at the top of national livability rankings. The Twin Cities area's 62 regional parks, park reserves, and special recreation features, plus more than 340 miles of regional trails, showcase the unique landscapes of the region and provide year-round recreation. Our residents have consistently singled out the region's parks, trails and natural environment as the most attractive feature of the region.[1] Drawing over 47 million annual visits in 2013, the Regional Parks System provides access to natural space that contributes to physical and emotional well-being. Many of our region's most well-known and iconic sites are part of the Regional Parks System − the Minneapolis Chain of Lakes, Como Zoo and Conservatory, Lebanon Hills Regional Park, Bunker Hills Regional Park, Elm Creek Park Reserve, and Lake Elmo Park Reserve.

The 2040 Regional Parks Policy Plan advances the Thrive MSP 2040 outcomes of Stewardship, Prosperity, Equity, Livability, and Sustainability by striving to:

- Expand the Regional Parks System to conserve, maintain, and connect natural resources identified as being of high quality or having regional importance, as identified in the *2040 Regional Parks Policy Plan*
- Provide a comprehensive regional park and trail system that preserves high-quality natural resources, increases climate resiliency, fosters healthy outcomes, connects communities, and enhances quality of life in the region
- Promote expanded multimodal access to regional parks, regional trails, and the transit network, where appropriate

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[1] Dinnie, E., Brown, K.M., Morris, S. (2013). Negotiating the social well-being benefits of urban green space. *Landscape and Urban Planning,* 112, 1-9.
Wolch, J.R., Byrne, J., & Newell, J.P. (2014). Urban green space, public health, and environmental justice: The challenge of making cities 'just green enough'. *Landscape and Urban Planning,* 125, 234-244.

[2] Gómez-Baggethun, E. & Gren, A. (2013). Urban ecosystem services. In T. Elmqvist et al. (eds.), *Urbanization, Biodiversity and Ecosystem Services: Challenges and Opportunities: A Global Assessment*, pp. 175-251.

- Strengthen equitable usage of regional parks and trails by all our region's residents, such as across age, race, ethnicity, income, national origin, and ability

The Regional Parks System plays a key role in providing parks and open space for the metropolitan area. But by itself, it cannot and was never intended to provide all of the metropolitan area's recreational opportunities. The Regional Parks System is one component of the greater recreation and open space system for the metropolitan area that includes local, state, and federal parks and open space areas, as well as private sector facilities. All these other facilities and services complement those of the Regional Parks System.

This chapter provides an overview of the Regional Parks System and the 2040 Regional Parks Policy Plan. These concepts are explored in more detail in subsequent chapters of this plan.

The Regional Parks System

The Regional Parks System, supported by the Council in partnership with cities, counties and special park districts, was established in 1974. At that time, the Legislature found that:

> *"The pressure of urbanization and development threatens the most valuable remaining large recreational open spaces in the metropolitan area at the same time as the need for such areas is increased. Immediate action is therefore necessary to provide funds to acquire, preserve, protect and develop regional recreational open space for public use." (Minn. Stat. 473.302)*

In response to state legislation, about 31,000 acres of existing parks were designated as "regional recreation open space." The newly designated regional parks had about five million visits in 1975. Over the past 40 years, the Council has invested state and regional funds to help local park agencies develop those first designated regional parks, as well as to acquire and develop new parks and trails for the growing metropolitan population. The Regional Parks System strives to build upon the world class system of interconnected parks and natural areas first established in Minneapolis by such visionaries as Horace Cleveland and Theodore Wirth, and extend that model throughout the region.

As of 2014, the Regional Parks System includes:

- 54,286 acres open for public use
- 54 regional parks and park reserves
- Eight special recreation features, such as the zoo and conservatory at Como Regional Park
- 40 regional trails, with 340 miles currently open to the public
- Over 47 million visits each year
- An investment of more than $658 million in state and regional dollars since inception, with an additional $163 million of state funds to partially finance operations and maintenance of the regional park system

Regional parks contain significant regional natural resources such as lakeshore, wetlands, hardwood forests, native prairies and groundwater recharging areas. If you were to visit one regional park, park reserve or special recreation feature each weekend − not even counting the trails, it would take you more than a year to get to them all. It's an amazing system, one that has few rivals anywhere in the

world. It demonstrates the importance of natural spaces and outdoor recreation to Minnesotans, including those living in the metropolitan area. The Regional Parks System is comprised of four main components: regional parks, park reserves, regional trails, and special recreation features.

Regional Parks

Regional parks most notably contain a diversity of nature-based resources, either naturally occurring or human-built, and are typically 200-500 acres in size. Regional parks accommodate a variety of outdoor recreation activities. In 2014, a total of 42 regional parks were open to the public. Examples of regional parks include:

- Battle Creek-Indian Mounds Regional Park (City of St. Paul and Ramsey County)
- Lake Waconia Regional Park (Carver County)
- Lebanon Hills Regional Park (Dakota County)
- Theodore Wirth Regional Park (Minneapolis Park and Recreation Board)
- Spring Lake Regional Park (Scott County)

Park Reserves

Park reserves, like regional parks, provide for a diversity of outdoor recreation activities. One major feature that distinguishes the park reserve from a regional park is its size. The minimum size for a park reserve is 1,000 acres. An additional characteristic of park reserves is that they are required to manage at least 80% of the park reserve as natural lands that protect the ecological functions of the native landscape. As of 2014, a total of 12 park reserves were open to the public. Examples of park reserves include:

- Hyland-Bush-Anderson Lakes Park Reserve (City of Bloomington and Three Rivers Park District)
- Lake Elmo Park Reserve (Washington County)
- Rice Creek Chain of Lakes Park Reserve (Anoka County)

The Council's 2008 Regional Park System Visitor Survey found the most popular activities in regional parks and park reserves included: 1) walking, 2) swimming, 3) biking, 4) picnicking, and 5) playground use.

Regional Trails

The Council has defined two major types of trails to serve the region: 1) destination or greenway trails and 2) linking trails. Destination or greenway trails typically follow along routes with high-quality natural resources that make the trail itself a destination. Examples of destination or greenway trails include:

- Minnehaha Parkway Regional Trail (Minneapolis Park and Recreation Board)
- Rush Creek Regional Trail (Three Rivers Park District)

Linking trails, on the other hand, are predominately intended to provide connections between various Regional Parks System units, most notably regional parks or park reserves. Examples of linking trails include:

- East Anoka County Trail (Anoka County)
- Highway 96 Regional Trail (Ramsey County)

As of 2014, 40 regional trails totaling approximately 340 miles were open for public use.

Special Recreation Features

Special recreation features are defined as Regional Parks System opportunities not generally found in the regional parks, park reserves or trail corridors. Special recreation features often require a unique managing or programming effort. As of 2014, there were eight special recreation features open to the public. Examples of special recreation features include:

- Como Zoo (City of St. Paul)
- Gale Woods Farm (Three Rivers Park District)
- Square Lake (Washington County)

Additional information on Regional Parks System facilities is provided in Chapter 3.

Regional Parks System Management Structure

The organizational structure of the Regional Parks System is unique. It is built upon a strong partnership among the Council and several governmental agencies, including cities, counties, and special park districts. While each agency has a role in the Regional Parks System, collaboration is the cornerstone and the strength of the Regional Parks System.

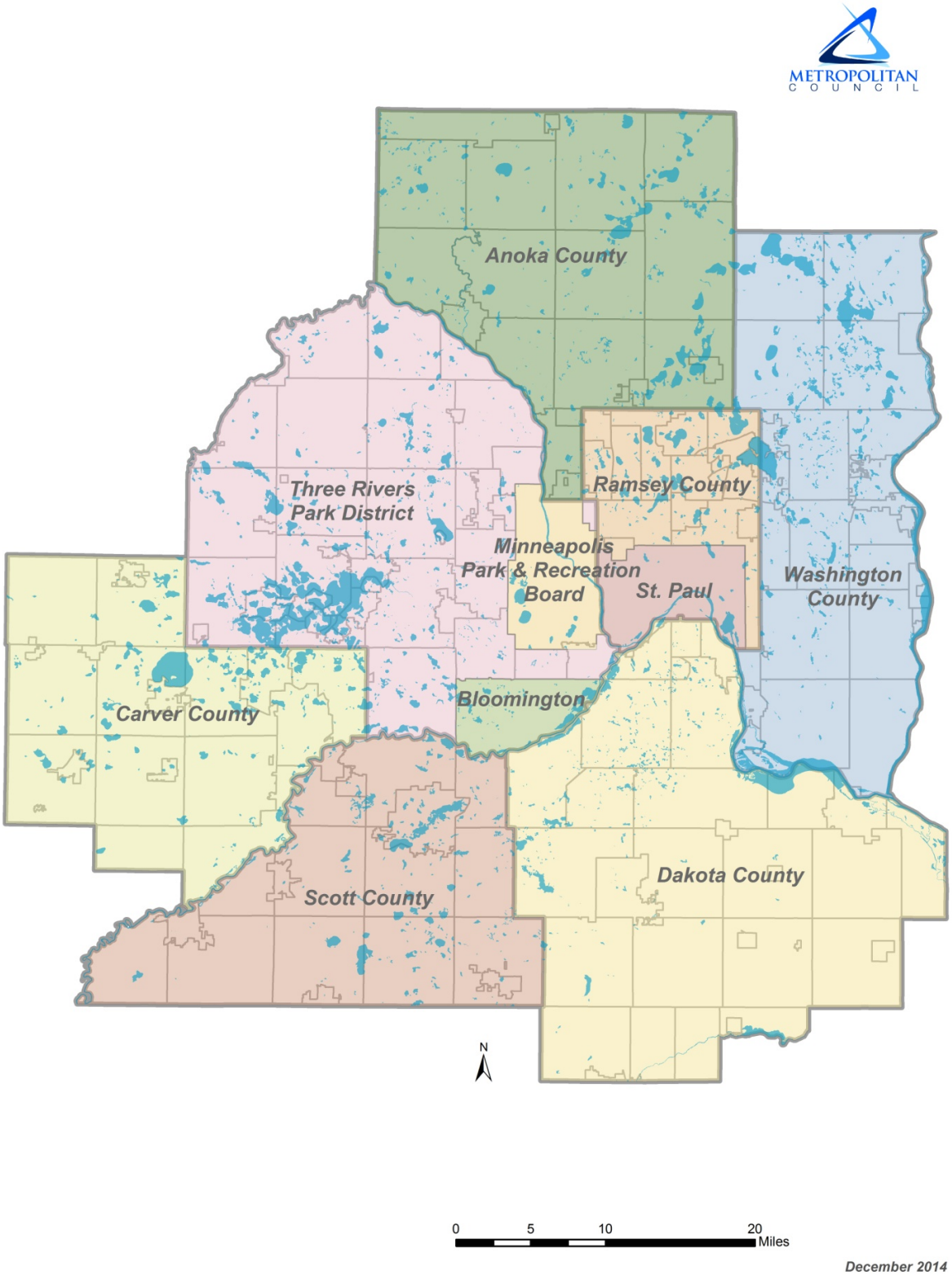
Regional Park Implementing Agencies Role

Cities, counties, and special park districts own and operate regional parks and trails − the Minneapolis Chain of Lakes' facilities, paths and activities are the responsibility of the Minneapolis Park and Recreation Board, for example − but once a park becomes part of the Regional Parks System, the Council supports it with planning, funding, information, marketing, and advocacy. The agency partners that own and operate the Regional Parks System are called regional park implementing agencies. A map of the regional park implementing agency areas is shown in Figure 2-1.

The regional park implementing agencies are:

Anoka County
City of Bloomington
Carver County
Dakota County
Minneapolis Park and Recreation Board
Ramsey County
City of Saint Paul
Scott County
Three Rivers Park District
Washington County

Figure 2-1. Regional Park Implementing Agencies



Metropolitan Council Role

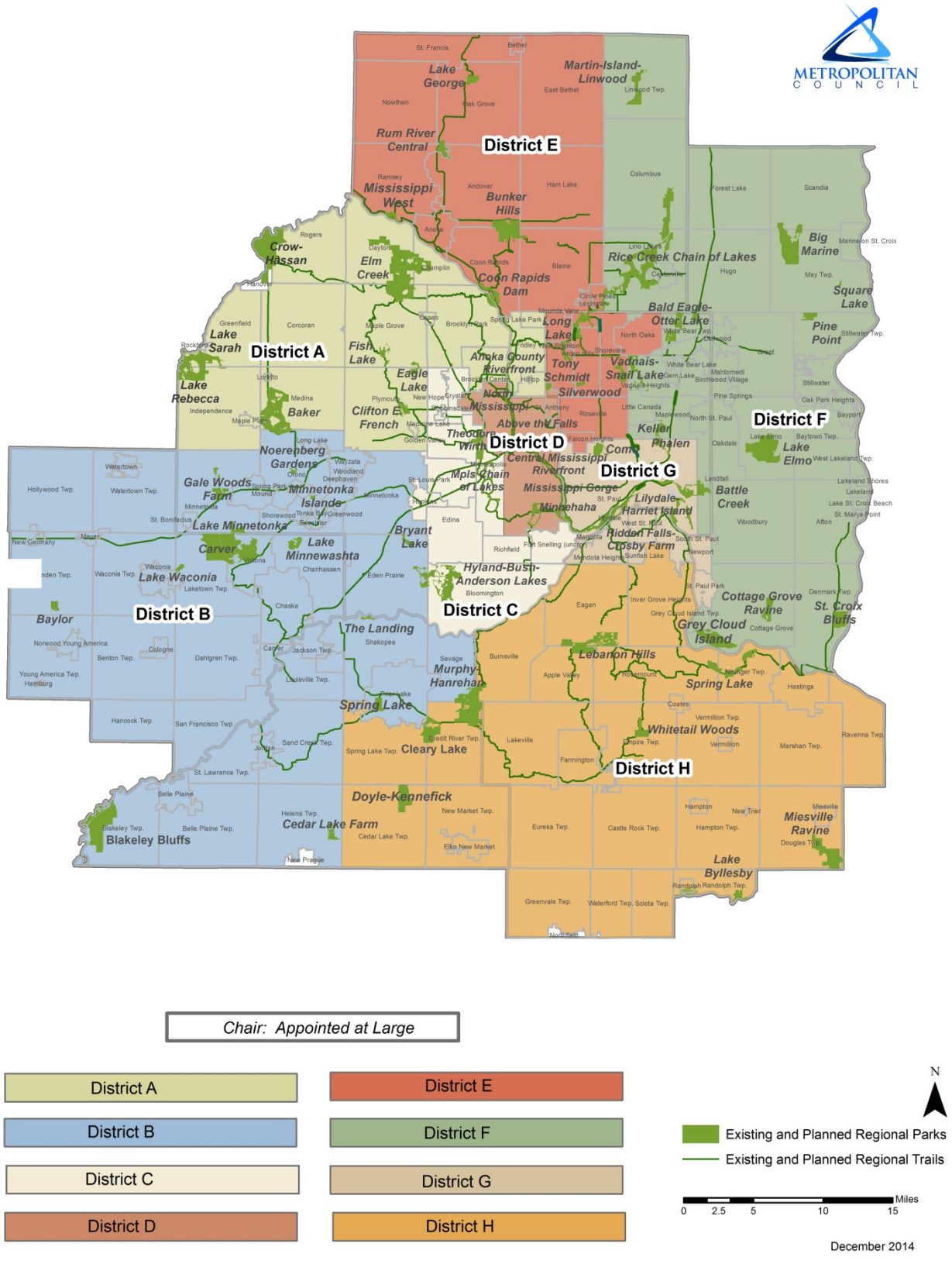
Regional Parks System legislation directs the Council to take the leading role in providing for a Regional Parks System that will complement the recreational open space opportunities provided in the area by the federal, state and local units of government. State law gives the Council the authority to determine which parks and trails in the seven-county area are included in the Regional Parks System and to generally identify areas that should be acquired for the Regional Parks System. The Council is charged with determining whether these lands are regionally important and would collectively provide a balanced system of outdoor recreation for the region. See page 24 for an overview of key Minnesota legislation.

As described shortly, the Council also contributes and administers funding to the regional park implementing agencies to acquire, develop and operate the Regional Parks System.

Metropolitan Parks and Open Space Commission Role

The Metropolitan Parks and Open Space Commission, appointed by the Council, uses its expertise to advise the Council on the review of regional park and trail master plans, grants for land acquisition and capital improvements. It also provides recommendations on updates and amendments to the Regional Parks Policy Plan. The commission consists of eight volunteer members, who represent specific districts throughout the region and a chair who is appointed at large. A map of the districts is shown in Figure 2-2.

Figure 2-2. Metropolitan Parks and Open Space Commission Districts



Regional Parks System Funding

As previously noted, the Council contributes and administers funding to the regional park implementing agencies. Funding for the Regional Parks System funding currently consists of four main grant programs. Each grant program is intended for different purposes and is comprised of various funding sources. Only regional park implementing agencies, listed above, qualify for the grant programs. Each grant program is highlighted briefly below. Additional detailed information can be found in Chapter 5.

Capital Improvement Program

The Council's Capital Improvement Program (CIP) is intended for Regional Park System acquisition, development, and redevelopment projects. The fund is financed by state (60%) and Council (40%) bonds. The amount of funds each regional park implementing agency receives is based on a formula specified in Chapter 5.

Parks and Trails Legacy Fund Program

The Parks and Trails Legacy Fund program was created after the statewide passage of the Minnesota's Clean Water Land and Legacy Amendment in 2008. Along with state and Greater Minnesota regional parks and trails, the Council receives a portion of the Parks and Trails Legacy appropriations for the Regional Parks System.

The Council administers the Parks and Trails Legacy funds to regional park implementing agencies. The Parks and Trails Legacy Plan, which is described in Chapter 5, was developed to guide the use of the funds. Each regional park implementing agency's share of the funds is based on a formula specified in state statute (Minn. Stat. 85.53, subd 3). Also stipulated in state statute is the requirement that 10% of the total Parks and Trails Legacy appropriations be set aside for land acquisition. Appropriations from the Parks and Trails Legacy funds for acquisition are made available to regional park implementing agencies through the Council's Park Acquisition Opportunity Fund Grant Program, described below.

Park Acquisition Opportunity Fund Grant Program

The Park Acquisition Opportunity Fund Grant program is organized into two separate programs, corresponding to different funding sources. The two programs are the Parks and Trails Legacy Fund (PTLF) and the Environment and Natural Resources Trust Fund (ENRTF). As noted above, 10% of the Parks and Trails Legacy Fund appropriations are set aside for land acquisition, which are used for the PTLF acquisition opportunity grant program. The ENRTF acquisition opportunity grant fund is comprised of appropriations received by Legislative-Citizen Commission on Minnesota Resources (LCCMR) for land acquisition. The Council matches every $3 of PTLF or ENRTF appropriations with $2 of Council bonds. Both programs in the Council's Park Acquisition Opportunity Fund Grant program are non-competitive and awarded based on funding availability among other considerations detailed in subsequent chapters.

Operations and Maintenance

The Council administers pass-through funds from the state to regional park implementing agencies to pay for a portion of their operations and maintenance costs. The share each regional park implementing agency receives is based on a formula specified in state statute (Minn. Stat. 423.351).

In addition to the four grant programs highlighted above, the Council also provides additional funds and administers other investments. For example, the Council administers pass-through grants from the state to regional park implementing agencies. These dollars are legislatively earmarked for a particular regional park implementing agency or park and trail unit. Additionally, the Council provides other funding investments not included above. For example, legislation created a special fund for North Mississippi Regional Park. In another example, Council bonds have been issued to pay for acquisitions without state matching funds. In sum, the total investment the state and Council have made toward the Regional Parks System between 1974 and 2014 totals $821 million (Table 2-1).

Table 2-1. 40-year Regional Park System State and Regional Funding Investments, 1974-2014

Capital Improvement Program (State and Council Funds)	**Parks and Trails Legacy Fund** (State Funds)	**Park Acquisition Opportunity Fund Grant Program** (State and Council Funds)		**Operations and Maintenance** (State Funds)	**Pass-Through Grants** (State Funds)	**Other Investments** (State and Council Funds)
		ENRTF[1]	**PTLF[2]**			
$414.1 M	$84.1M	$15.1 M	$15.6 M	$163.0 M	$104.7M	$25.1 M

[1] Environment and Natural Resources Trust Fund acquisition account
[2] Parks and Trails Legacy Fund acquisition account

About eight /tenths of a percent (0.82%) of the total state and local taxes paid by a household in the region go to support the Regional Parks System. For the owner of a $250,000 home in the seven-county metropolitan area, the average annual cost of the Regional Park System is $67 − including $26 in state income and sales taxes and $41 in regional and local property taxes.

The investments and funding sources described above are not the only funding sources for the Regional Park System. Each regional park implementing agency provides their own mix of funding for their respective regional parks and trails. Other funding sources also exist, including federal grants, public-private partnerships, and private donations. In addition to the four grant programs highlighted above, the Council is committed to creating a set-side competitive grant program that is specifically targeted to enhance equitable usage of regional parks and trails. This grant program, tentatively called the Park Equity grant program, will be created using Council bonds and funded on an annual basis. Because of existing constraints on Council bonds, the grant program will provide funding only for acquisition, development, or redevelopment projects in the Regional Park System. Additional details of the new grant program are described in Chapter 4.

Regional Parks Policy Plan

Managing a Regional Parks System that involves a number of different local entities, in addition to the Council, requires coordinated policies and strategies. The *2040 Regional Parks Policy Plan* lays out the goals for the development of the Regional Parks System and the strategies designed to meet these goals.

Over the past 40 years, the Regional Parks System has made significant strides toward achieving the *Thrive* outcomes of stewardship, prosperity, livability, and sustainability. By protecting high quality natural resources and providing a world-class system of recreational opportunities, the Regional Parks System has strongly contributed to the high quality of life in the region. The policies laid out in the *2040 Regional Parks Policy Plan* reflect the Council's commitment to support and protect the Regional Parks System.

The equity outcome as described in *Thrive* is a new direction for the Council. The regional park implementing agencies have various programs and practices to help reach and serve their diverse base of users. The *2040 Regional Parks Policy Plan* strives to build upon the good work that the regional park implementing agencies have been doing to advance equity. The Council seeks to strengthen equitable usage of the Regional Parks System, which is a key theme of this plan.

Planning for 2040

The metropolitan area has historically made a substantial investment in conserving green spaces by establishing regional parks, park reserves and trails. Federal, state, and local governments have invested in parks, natural areas, and wildlife refuges that provide additional habitat and recreational activities. Local communities have invested millions of dollars in community and neighborhood parks and recreation areas.

Protecting remaining high quality natural resource lands in the metropolitan area builds on past investments and offers an excellent opportunity for further investment in the Regional Parks System as the region grows by 824,000 more people in the next 25 years. To that end, the vision for the Regional Parks System includes expanding it to nearly 70,000 acres and tripling the trail system from 340 miles today to more than 1,100 miles by 2040. New regional trails and greenway corridors will link regional parks and park reserves. Also proposed are two additional regional parks in Carver County and a regional park in the northwest corner of Anoka County – an area that has been identified as a potential park since 1974. These planned regional parks and trails will enable residents to enjoy a variety of new park experiences throughout the region.

In the 1880s, Horace Cleveland, a founding father of the Minneapolis parks system, said:

> *"Look forward for a century, to the time when the city has a population of a million, and think what will be their wants. They will have wealth enough to purchase all that money can buy, but all their wealth cannot purchase a lost opportunity, or restore natural features of grandeur and beauty, which would then possess priceless value..."*

This sentiment still rings true. Preserving natural areas with an eye toward the future is critical to our region's livability, sustainability, stewardship, and prosperity. The Regional Parks System represents a major, well-established conservation effort for land and water resources. The area's growing population will need additional large-scale park and open space lands with interconnected trails in the future. The region needs to identify natural areas that could be added to the Regional Parks System and make plans for their acquisition before the opportunity is lost.

Key Minnesota Legislation for the Regional Parks System

Regional Recreation Open Space System (Minn. Stat. 473.302)

"The legislature finds that the pressure of urbanization and development threatens valuable recreational open space areas in the metropolitan area at the same time as the need for such areas is increased. Immediate action is therefore necessary to provide funds to acquire, preserve, protect and develop regional recreational open space for public use."

Regional Recreation Open Space (Minn. Stat. 473.121, subd. 14)

"'Regional recreation open space' means land and water areas, or interests therein, and facilities determined by the Metropolitan Council to be of regional importance in providing for a balanced system of public outdoor recreation for the metropolitan area, including but not limited to park reserves, major linear parks and trails, large recreation parks, and conservatories, zoos, and other special use facilities."

Regional Recreation Open Space System Policy Plan (Minn. Stat. 473.147, subd. 1)

"The policy plan shall identify generally the areas which should be acquired by a public agency to provide a system of regional recreation open space comprising park district, county and municipal facilities which, together with state facilities, reasonably will meet the outdoor recreation needs of the people of the metropolitan area and shall establish priorities for acquisition and development."

"The policy plan shall include a five-year capital improvement program, which shall be revised periodically, and shall establish criteria and priorities for the allocation of funds for such acquisition and development."

Grants for Recreation Open Space (Minn. Stat. 473.315, subd. 1)

"The Metropolitan Council with the advice of the commission may make grants, from any funds available to it for recreation open space purposes, to any implementing agency, as defined in section 473.351, to cover the cost, or any portion of the cost, of acquiring or developing regional recreation open space in accordance with the policy plan; and all such agencies may enter into contracts for this purpose or rights or interests therein."

Metropolitan Area Regional Parks Funding (Minn. Stat. 473.351, subd. 1a.)

"'Implementing agency' means the counties of Anoka, Washington, Ramsey, Scott, Carver, Dakota, the city of St. Paul, the city of Bloomington, the Minneapolis Park and Recreation Board, and the Three Rivers Park District."

Park and Trails Fund (Minn. Stat. 85.53)

"Grants funded by the parks and trails fund must be implemented according to section 16B.98"

Grant Management Process (Minn. Stat. 16B.98, subd.6)

Grant administration. "A granting agency shall diligently administer and monitor any grant it has entered into."

Session law also provides important directives. For instance, the Omnibus Legacy Bill, updated biennially, provides additional guidance and requirements related to Parks and Trails Legacy spending.

Applicable Funding Formulas

Parks and Trails Fund (Minn. Stat. 85.53, subd. 3):

"(1) 45 percent of the money must be disbursed according to the allocation formula in section 473.351, subdivision 3, to each implementing agency; (2) 31.5% of the money must be distributed based on each implementing agency's relative share of the most recent estimate of the population of the metropolitan area; (3) 13.5 percent of the money must be distributed based on each implementing agency's relative share of nonlocal visits based on the most recent user visitation survey conducted by the Metropolitan Council; and (4) ten percent of the money must be distributed as grants to implementing agencies for land acquisition within Metropolitan Council approved regional parks and trails master plan boundaries under the council's park acquisition opportunity grant program."

Operations and Maintenance Funds (Minn. Stat. 473.351, subd. 3)

"The Metropolitan Council shall distribute the operations and maintenance money as follows: (1) 40 percent based on the use that each implementing agency's regional recreation open space system has in proportion to the total use of the metropolitan regional recreation open space system; (2) 40 percent based on the operation and maintenance expenditures made in the previous year by each implementing agency in proportion to the total operation and maintenance expenditures of all the implementing agencies; and (3) 20 percent based on the acreage that each implementing agency's regional recreation open space system has in proportion to the total acreage of the metropolitan regional recreation open space system."

Chapter Three: System Plan

Introduction

The overarching outdoor recreation system in the region consists of lands owned or managed by federal, state, and local governments, as well as lands privately owned by nonprofit or for-profit agencies. All play an important role in supporting and protecting the outdoor recreation system. The system is designed to meet the recreational needs and the natural resources protection goals of the region. The outdoor recreation system consists of a wide range of facilities, from state parks to regional trails to neighborhood playgrounds to private nature centers. The Regional Parks System is one part of this well-rounded system of outdoor recreation.

The Regional Parks System primarily consists of lands located in a high-quality natural resources setting that are contiguous to lakes, rivers, or other water bodies. Natural resource restoration and protection is a key objective in the Regional Parks System. Regional parks and park reserves include large areas of land or water that often extend into multiple political jurisdictions. Regional trails may traverse several communities and provide connections between regional parks, park reserves, and the greater regional trail network. Regional parks and trails draw visitors from across the region and beyond.

Recreational parks and open space provided by the federal and state government generally serve similar recreational demands as the Regional Parks System. Local recreational open space facilities provide facilities for active recreation, such as playgrounds, athletic fields, courts, and aquatic centers. Private operations also make substantial contributions to the development of facilities and the provision of services and include golf courses, riding facilities, marinas, day camps and downhill ski areas.

National Parks and Federal Lands

Our region includes the Minnesota Valley National Wildlife Refuge as well as two national parks--the Mississippi National River and Recreation Area and the St. Croix National Scenic Riverway.

Minnesota Valley National Wildlife Refuge

The Minnesota Valley National Wildlife Refuge is a corridor of land and water along the Minnesota River that stretches from Bloomington to Henderson and is managed by the U.S. Fish and Wildlife Service. The refuge was established in 1976 to provide habitat for a large number of migratory waterfowl, fish, and other wildlife species threatened by commercial and industrial development, and to provide environmental education, wildlife recreational opportunities, and interpretive programming for Twin Cities residents.

Mississippi National River and Recreation Area

The 54,000-acre Mississippi National River and Recreation Area (MNRRA) was established in 1988 and is a unit of the National Park Service. The National Park Service owns very little land within its borders but partners with local governments, state agencies, and organizations to protect the significant resources along the 72-mile stretch of river running through the region. Several regional parks and trails, which are owned and operated by regional park implementing agencies, are located within the MNRRA corridor.

St. Croix National Scenic Riverway

A portion of the St. Croix National Scenic Riverway is located in the region. The St. Croix National Scenic Riverway is a unit of the National Park Service located on the St. Croix River and the Namekagon River in Wisconsin. The National Riverway includes the two rivers and their riparian areas and occupies the boundary between Wisconsin and Minnesota. The St. Croix National Scenic Riverway is maintained and managed by the National Park Service and the Minnesota and Wisconsin Departments of Natural Resources.

State Parks, Lands, and Trails

The Minnesota Department of Natural Resources (DNR) manages state parks, lands and trails in the region, including Afton, Fort Snelling, and William O'Brien State Parks; the Minnesota Valley State Recreation Area; and the Brown's Creek, Gateway, Luce Line, and Minnesota Valley State Trails. The DNR also provides wildlife management areas for hunting, trapping, fishing, wildlife viewing and other compatible recreational uses. Scientific and natural areas are open to the public for nature observation and education, but are not meant for intensive recreational activities.

There are six state water trails and their attendant system of boat and canoe launches that travel through the metropolitan area along the Cannon, Crow, Minnesota, Mississippi, St. Croix, and Rum rivers. The DNR and its local unit of government partners actively manage the state water trails for canoeing, kayaking, boating and camping. Additionally, 72 miles of the Mississippi River and four miles of the Minnesota River have been designated as the Mississippi National River and Recreation Area Water Trail, a national water trail.

Federal and state agencies are encouraged, but not required, to submit master plans for recreational open space units within the seven-county region to the Council for its review. To the extent these master plans indicate that facilities will fulfill regional recreation open space objectives and are consistent with the *2040 Regional Parks Policy Plan*, the Council will provide these lands protection under the Metropolitan Significance Review regulations and the Metropolitan Land Planning Act, as described in the System Protection Policy found in Chapter 4. However, the Council does not grant regional funds to state or federal agencies for capital improvements or for operations and maintenance of these facilities. Figure 3-1 depicts the national, federal and state recreation lands and corridors in the region.

Local Parks

Local recreational open space facilities provide for a very large number and variety of recreational activities that occur in the metropolitan area. Local parks are often more intensely developed than regional parks and provide facilities for active recreation, such as playgrounds, athletic fields, courts, and aquatic centers. Local parks are designed to serve a neighborhood or community and are frequently located in residential areas.

Local parks are usually much smaller than regional parks and are located and designed to serve the local population, rather than primarily based on natural resource amenities. Local trails typically provide connections between community destinations, such as schools, libraries, and community centers. Although local recreational open space areas are not covered by this plan, the facilities and services

they offer are taken into consideration when master plans of the regional system are prepared and reviewed.

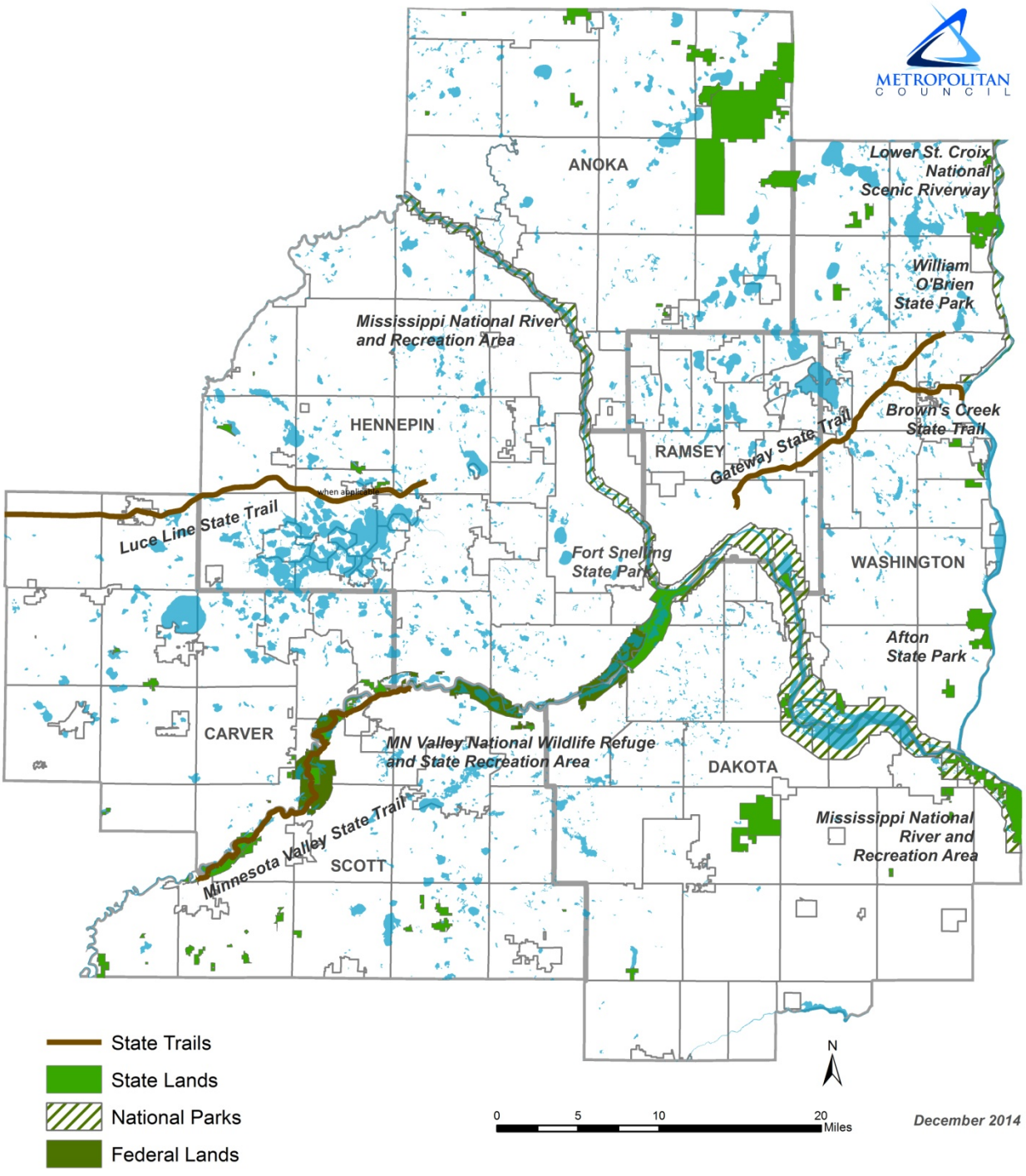
Private Recreation

Public recreational open space facilities do not meet all the demands for such recreation required by the area's residents. Private operations also make substantial contributions to the development of facilities and the provision of services. The most prominent facilities provided by the private sector are golf courses, riding facilities, gun clubs, marinas, day camps, and downhill ski areas. There are also multiple recreational open space areas owned and operated by corporations, employees' associations, benevolent associations, and nonprofit social agencies. These private facilities reduce the burden on the public sector, provide additional opportunities, and help to preserve thousands of acres of land in open space. They complement activities and experiences offered by the public sector.

Nonprofit Partners

Nonprofit organizations, such as the Parks and Trails Council of Minnesota, the Trust for Public Land and the Nature Conservancy, have a long history of supporting the outdoor recreation system in the region by protecting and restoring natural areas and wetlands, helping acquire park land, and advocating for the importance of recreation and open space.

Figure 3-1. National, Federal, and State Recreation Lands in the Region



Components of the Regional Parks System

Not all recreation facilities warrant regional status. Table 3-1 provides a classification system for local and regional facilities.

Table 3-1. Classification System for Local and Regional Park Facilities

Classification System for Local and Regional Facilities					
Component	**Use**	**Service Area**	**Size**	**Site Attributes**	**Site Location**
Local Facilities					
Mini-park	Specialized facilities that serve a concentrated or limited population or specific group such as tots or senior citizens	Less than 1/4 mile radius	< 1 acre		May be publicly or privately owned and/or incorporated into a development site, such as apartment, townhouse, or condominium complexes, or commercial centers.
Neighborhood park/playground	Area for intense recreational activities such as field games, court games, crafts, apparatus area, skating, and neighborhood centers.	¼ to ½ mile radius to serve a population of 4,000 – 5,000 (one neighborhood)	< 25 acres	Physical geography suited for intense development.	Proximity to elementary schools or residential neighborhoods.
Community playfield	Area for intense recreational facilities such as athletic fields and swimming pools; could include a neighborhood use.	3 - 5 neighborhoods or one community	25 - 50 acres	Physical geography suited for intense development.	Proximity to secondary schools and other public facilities.
Community park	Area of natural or ornamental quality for outdoor recreation such as walking, viewing, sitting, picnicking; could have some field and court games.	3 - 5 neighborhoods or one community	25 - 100 acres	Affords natural features with varied physical geographic interest.	Proximity to community facilities and resources.
County park	Area of natural or ornamental quality for outdoor recreation such as walking, viewing, sitting, picnicking; could have some field and court games.	County	25 - 100 acres	Affords natural features with varied physical geographic interest.	Proximity to community facilities and resources and/or where resource occurs.

Classification System for Local Facilities

Component	Use	Service Area	Size	Site Attributes	Site Location
Local Facilities					
Conservancy lands	Area of natural quality such as watercourses and wetlands that are preserved for environmental or aesthetic benefits to the community and/or because of the negative environmental or economic effects of development in them.	Municipality, township, county	Variable, based on extent of resources	Natural resources that merit preservation and that would be negatively affected by development.	Where resource occurs.
Local linear parks, trail, corridors and parkways	Area developed for one or more varying modes of recreational travel such as hiking, biking, snowmobiling, horseback riding, cross-country skiing, canoeing and driving.	A neighborhood or several neighborhoods in a city or township	Contained within one city or township. Width and length minimums vary by locality.	On or off-road trails that may or may not traverse scenic areas while assuring the trail treadway has no adverse effect on the natural resource base.	Where needed to link neighborhoods to components of the local or regional recreation system and/or community facilities such as schools, libraries, commercial areas and to link to adjacent municipalities.
County linear parks, trail, corridors and parkways	Area developed for one or more varying modes of recreational travel such as hiking, biking, snowmobiling, horseback riding, cross-country skiing, canoeing and driving.	Several cities and/or townships in a county.	Traverses one or more municipalities. Width and length minimums vary by county.	On or off-road trails that may or may not traverse scenic areas while assuring the trail treadway has no adverse effect on the natural resource base.	Often found adjacent to major roadways within the county. Other locations where needed to link cities to components of the local or regional recreation system and/or community facilities such as schools, libraries, commercial areas and to link to adjacent counties.

Classification System for Regional Facilities

Component	Use	Service Area	Size	Site Attributes	Site Location
Regional Facilities					
Regional park	Area of natural or ornamental quality for nature-oriented outdoor recreation such as picnicking, boating, fishing, swimming, camping and trail uses.	3 - 5 communities	200 - 500 acres (100 minimum)	Complete natural setting contiguous to water bodies or watercourses where possible.	Where natural resource occurs--particularly water.
Regional park reserve	Area of natural quality for nature-oriented outdoor recreation such as viewing and studying nature, wildlife habitat, conservation, swimming, picnicking, hiking, boating, camping and trail uses.	County, multi-county area	1000 + acres; sufficient area to encompass the resource envisioned for preservation.	Diversity of unique resources, such as topography, lakes, streams, marshes, flora, fauna.	Where natural resource occurs.
Regional destination trail	Area developed for one or more varying modes of nonmotorized recreational travel such as hiking, biking, horseback riding, cross-country skiing, and canoeing.	The entire metropolitan region	Sufficient corridor width to protect natural resources and can safely accommodate trail use. Sufficient length to be a destination itself, or to serve as a link between regional parks system units.	When feasible, off-road trails that utilize human made and/or natural linear resources such as utility corridors, railroad and highway rights of way, stream / river valleys, or at the edges of forest or prairie. On-road trails are acceptable when off-road trails are not feasible.	Preferably adjacent to high quality natural areas. The trail treadway should be placed where it has no adverse impact on the natural resource base.

Classification System for Regional Facilities

Component	Use	Service Area	Size	Site Attributes	Site Location
Regional Facilities					
Regional linking trail	Area developed for one or more varying modes of nonmotorized recreational travel such as hiking, biking, horseback riding, cross-country skiing, and canoeing.	The entire metropolitan region	Sufficient corridor width to protect natural resources and can safely accommodate trail use. Sufficient length to link regional parks system units.	When feasible, off-road trails that utilize human made and/or natural linear resources such as utility corridors, railroad and highway rights of way, stream / river valleys, or at the edges of forest or prairie. On-road trails are acceptable when off-road trails are not feasible.	Linkages between components of the regional parks system. When feasible, linking trails should attempt to connect to population, economic and social centers along its route. The trail treadway should be placed where it has no adverse impact on the natural resource base.
Special recreation feature	Area that preserves, maintains, and provides specialized or single-purpose recreational activities, such as nature center, marina, zoo, conservatory, arboretum, display gardens, hunter training education facilities, downhill ski area, sites of historic or archeological significance, and bridging facilities. Bridging facilities are specialized or single-purpose facilities that are intended to attract and introduce new outdoor recreation users to the Regional Parks System.	Regional-(metropolitan area)	Specific standard applicable to desired feature.	Appropriate to particular special recreation feature.	Where most advantageous for the special recreation feature and the overall park system.

Components of the Regional Parks System are categorized into four major components. These four components are regional parks, park reserves, regional trails, and special recreation features.

Regional Parks

Areas selected for regional parks should contain a diversity of nature-based resources, either naturally occurring or human-built. The recreational quality of a regional park is measured by the presence or absence of outstanding natural resources and the ability to provide adequately for a wide range of natural resource-related recreational opportunities. Access to water bodies suitable for recreation – such as swimming, boating and fishing – is particularly important and most of the regional parks are focused on lakes, rivers or streams.

A regional park should be large enough to accommodate a variety of activities, preserve a pleasant natural aspect, and buffer activity areas from each other and from surrounding areas. This is interpreted as requiring 200 to 500 acres of land. Occasionally, because of the quality of the resource, an exception may be made and a regional park may be as small as 100 acres. Experience has shown this to be the minimum size acceptable for the range and type of activities expected to be accommodated.

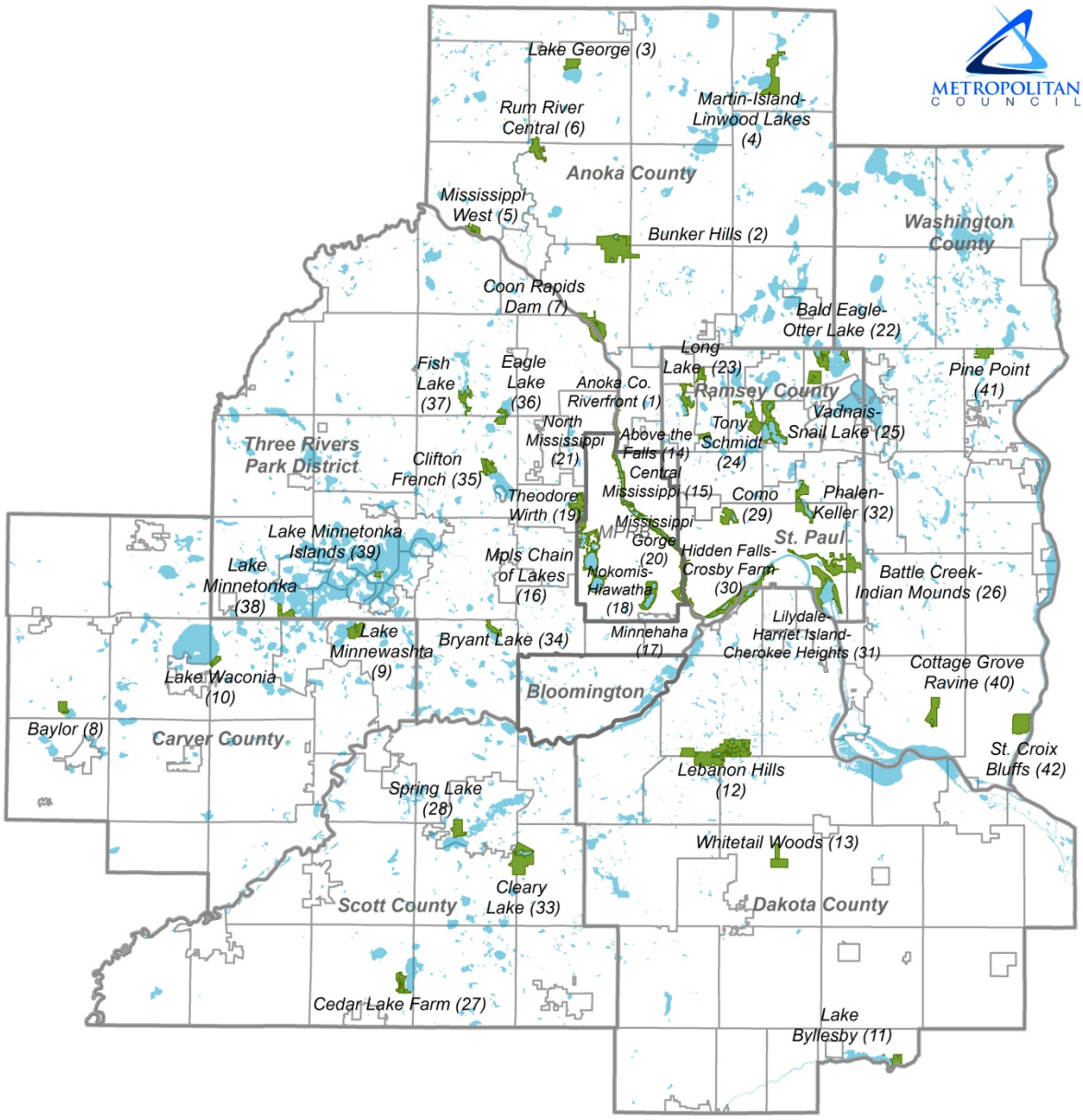
As of 2014, there are 42 regional parks developed and open to the public. These regional parks are listed in Table 3-2 and shown on Figure 3-2.

Table 3-2. Regional Parks Open to the Public (2014)

	Regional Parks	Regional Park Implementing Agency
1	Anoka County Riverfront Regional Park	Anoka County
2	Bunker Hills Regional Park	Anoka County
3	Lake George Regional Park	Anoka County
4	Martin-Island-Linwood Lakes Regional Park	Anoka County
5	Mississippi West Regional Park	Anoka County
6	Rum River Central Regional Park	Anoka County
7	Coon Rapids Dam Regional Park	Anoka County/Three Rivers
8	Baylor Regional Park	Carver County
9	Lake Minnewashta Regional Park	Carver County
10	Lake Waconia Regional Park	Carver County
11	Lake Byllesby Regional Park	Dakota County
12	Lebanon Hills Regional Park	Dakota County
13	Whitetail Woods Regional Park	Dakota County
14	Above the Falls Regional Park	Minneapolis Park & Recreation Board
15	Central Mississippi Riverfront Regional Park	Minneapolis Park & Recreation Board
16	Minneapolis Chain-of-Lakes Regional Park	Minneapolis Park & Recreation Board
17	Minnehaha Regional Park	Minneapolis Park & Recreation Board
18	Nokomis-Hiawatha Regional Park	Minneapolis Park & Recreation Board
19	Theodore Wirth Regional Park	Minneapolis Park & Recreation Board
20	Mississippi Gorge Regional Park	Minneapolis/Saint Paul

21	North Mississippi Regional Park	Minneapolis/Three Rivers
22	Bald Eagle-Otter Lake Regional Park	Ramsey County
23	Long Lake Regional Park	Ramsey County
24	Tony Schmidt Regional Park	Ramsey County
25	Vadnais-Snail Lake Regional Park	Ramsey County
26	Battle Creek & Indian Mounds Regional Park	Ramsey County/St. Paul
27	Cedar Lake Farm Regional Park	Scott County
28	Spring Lake Regional Park	Scott County
29	Como Regional Park	Saint Paul
30	Hidden Falls-Crosby Farm Regional Park	Saint Paul
31	Lilydale-Harriet Island & Cherokee Heights Regional Park	Saint Paul
32	Phalen-Keller Regional Park	Saint Paul/Ramsey County
33	Cleary Lake Regional Park	Three Rivers (Scott County)
34	Bryant Lake Regional Park	Three Rivers Park District
35	Clifton E. French Regional Park	Three Rivers Park District
36	Eagle Lake Regional Park	Three Rivers Park District
37	Fish Lake Regional Park	Three Rivers Park District
38	Lake Minnetonka Regional Park	Three Rivers Park District
39	Lake Minnetonka Islands Regional Park	Three Rivers Park District
40	Cottage Grove Ravine Regional Park	Washington County
41	Pine Point Regional Park	Washington County
42	St. Croix Bluffs Regional Park	Washington County

Figure 3-2. Regional Parks Open to the Public (2014)



Park Reserves

Park reserves, like regional parks, are expected to provide for a diversity of outdoor recreational activities. The major feature that distinguishes the park reserve from a regional park is that the park reserve is also intended to provide, protect, and manage representative areas of the original major landscape types in the metropolitan area and enable appreciation and enjoyment of the natural resources that influenced the region's development.

Park reserves are substantially larger than regional parks because they are to contain a diversity of natural resources with adequate space to protect and manage natural resources and provide for the compatible outdoor activities. The minimum size for a park reserve is 1,000 acres, but larger park reserves are desirable. To establish and maintain an uncompromised sense of nature and protect high-quality natural resources, at least 80% of each park reserve should be managed as wild lands that protect the ecological functions of the native landscape. This would permit up to 20% of a park reserve to be developed for compatible recreational activities.

The eight regional landscape types that have been used in selecting areas for park reserves are:

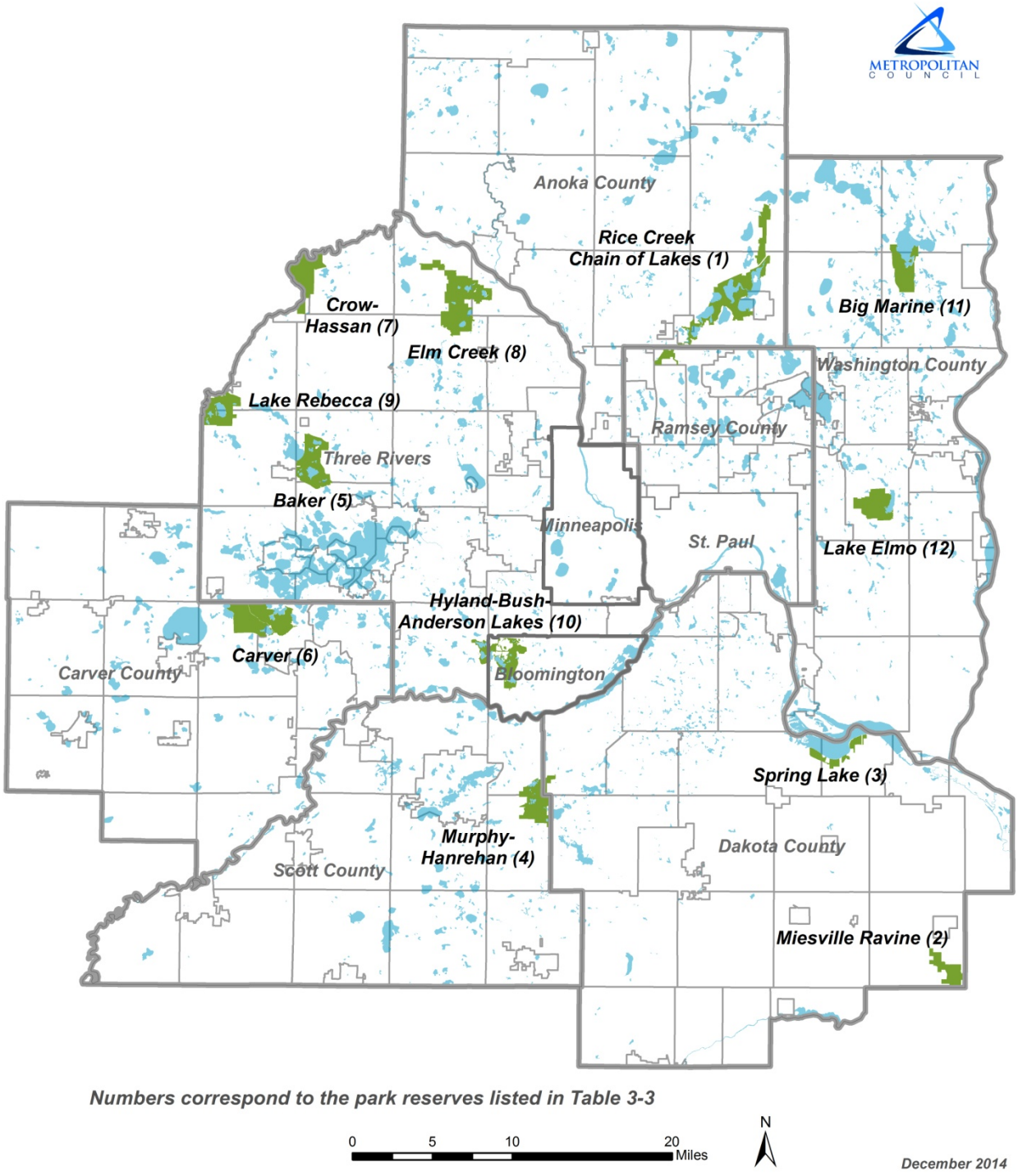
- Sand plains
- St. Croix ground moraine
- Des Moines ground moraine
- Terminal moraine
- Lightly glaciated area
- Mississippi River Valley
- Minnesota River Valley
- St. Croix River Valley

As of 2014, the Regional Parks System included 12 park reserves developed and open to the public, which are listed in Table 3-3 and shown in Figure 3-3.

Table 3-3. Park Reserves Open to the Public (2014)

	Park Reserves	Park Agency
1	Rice Creek Chain-of-Lakes Park Reserve	Anoka County
2	Miesville Ravine Park Reserve	Dakota County
3	Spring Lake Park Reserve	Dakota County
4	Murphy-Hanrehan Park Reserve	Three Rivers (Scott County)
5	Baker Park Reserve	Three Rivers Park District
6	Carver Park Reserve	Three Rivers Park District
7	Crow-Hassan Park Reserve	Three Rivers Park District
8	Elm Creek Park Reserve	Three Rivers Park District
9	Lake Rebecca Park Reserve	Three Rivers Park District
10	Hyland-Bush-Anderson Lakes Park Reserve	Three Rivers/Bloomington
11	Big Marine Park Reserve	Washington County
12	Lake Elmo Park Reserve	Washington County

Figure 3-3. Park Reserves Open to the Public (2014)



Regional Trails

Regional trail corridors are intended to provide for recreational travel along linear pathways throughout the metropolitan area. Ideally, they are selected to follow natural or linear features that traverse areas of scenic appeal and/or historical, architectural and developmental interest while assuring that the trail treadway will have no adverse effect on the natural resource base. The regional trails are selected to pass through or provide connections between components in the Regional Parks System. The regional parks and park reserves perform the important function of providing places for parking, comfort facilities and safe water supplies.

Trails also are selected for their ability to intersect with local trail networks, with the regional trails functioning much like regional highways that interconnect with more local arterials and local streets. The regional trail network, especially in the urban areas, serves as commuting routes for bicyclists in addition to serving recreational purposes. As the regional trail and transit systems expand, opportunities to provide connections between these forms of travel should be explored. People can ride the bus or light rail to access a regional trail, and conversely, people can use regional trails to access transit.

Regional trails can also be developed as greenways, or linear parks, where the trail itself is a destination. These greenways typically include wide corridors that provide opportunities for improving wildlife habitat, protecting natural resources, and providing recreational opportunities.
People tend to prefer trails that are relatively close to where they live. Surveys conducted by the Metropolitan Council show that more than 75% of trail visitors live within 3 miles of the trails they used. However, trail users are traveling from one city or county to another. It is this inter-jurisdictional trail length that makes these trails regionally significant.

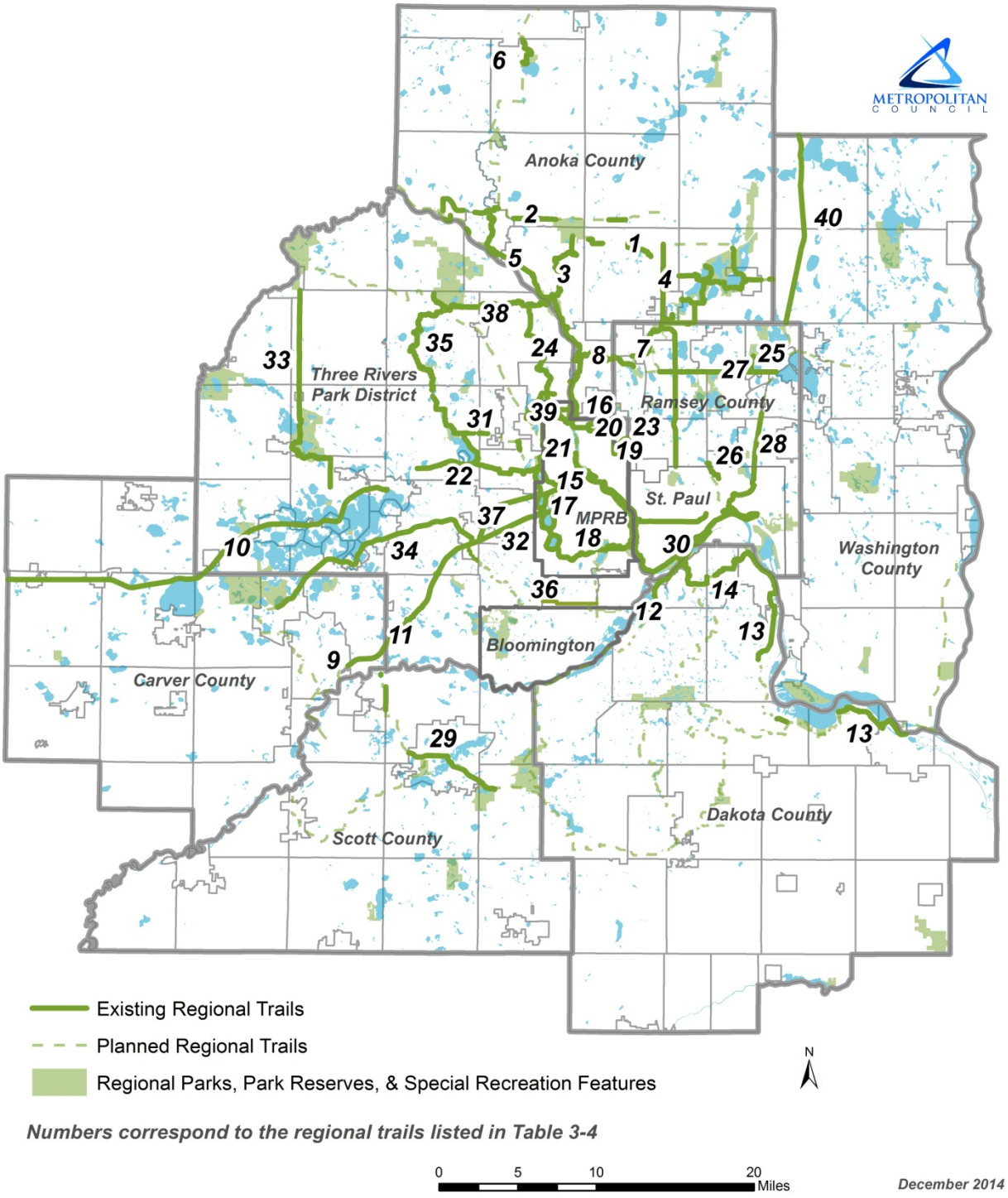
As of 2014, there were 40 regional trail corridors, with a total of 340 miles open to the public, listed in Table 3-4 and Figure 3-4. Many trails are constructed in phases, some as part of roadway improvement projects or local development. Therefore, although a trail is listed as being open, some portions of the trail corridor may be developed in the future and are not yet open to the public.

Table 3-4. Regional Trails Open to the Public (2014)

	Regional Trails	Park Agency
1	Bunker Hills-Chain of Lakes Regional Trail	Anoka County
2	Central Anoka Regional Trail	Anoka County
3	Coon Creek Regional Trail	Anoka County
4	East Anoka County Regional Trail	Anoka County
5	Mississippi River Regional Trail (Anoka Co)	Anoka County
6	Rum River Regional Trail	Anoka County
7	Rice Creek North Regional Trail	Anoka County/Ramsey County
8	Rice Creek West Regional Trail	Anoka County/Ramsey County
9	Southwest Regional Trail	Carver County
10	Dakota Rail Regional Trail	Carver County/Three Rivers
11	Minnesota River Bluffs LRT Regional Trail	Carver County/Three Rivers

12	Big Rivers Regional Trail	Dakota County
13	Mississippi River Regional Trail (Dakota Co)	Dakota County
14	North Urban Regional Trail	Dakota County
15	Cedar Lake Regional Trail	Minneapolis Park & Recreation Board
16	Columbia Parkway Regional Trail	Minneapolis Park & Recreation Board
17	Kenilworth Regional Trail	Minneapolis Park & Recreation Board
18	Minnehaha Parkway Regional Trail	Minneapolis Park & Recreation Board
19	Ridgway Parkway Regional Trail	Minneapolis Park & Recreation Board
20	St. Anthony Parkway Regional Trail	Minneapolis Park & Recreation Board
21	Victory Memorial Parkway Regional Trail	Minneapolis Park & Recreation Board
22	Luce Line Regional Trail	Minneapolis/Three Rivers
23	Northeast Diagonal Regional Trail	Minneapolis/Three Rivers
24	Shingle Creek Regional Trail	Minneapolis/Three Rivers
25	Birch Lake Regional Trail	Ramsey County
26	Trout Brook Regional Trail	Ramsey County
27	Highway 96 Regional Trail	Ramsey County
28	Bruce Vento Regional Trail	Ramsey County/St. Paul
29	Scott County Regional Trail	Scott County
30	Samuel Morgan Regional Trail	Saint Paul
31	Bassett Creek Regional Trail	Three Rivers Park District
32	Cedar Lake LRT Regional Trail	Three Rivers Park District
33	Lake Independence Regional Trail	Three Rivers Park District
34	Lake Minnetonka LRT Regional Trail	Three Rivers Park District
35	Medicine Lake Regional Trail	Three Rivers Park District
36	Nine Mile Creek Regional Trail	Three Rivers Park District
37	North Cedar Lake Regional Trail	Three Rivers Park District
38	Rush Creek Regional Trail	Three Rivers Park District
39	Twin Lakes Regional Trail	Three Rivers Park District
40	Hardwood Creek Regional Trail	Washington County

Figure 3-4. Regional Trails Open to the Public (2014)



Special Recreation Features

Special recreation features, which are called for in state legislation (Minn. Stat. 473.121, subd. 14), are defined as Regional Parks System opportunities not generally found in the parks, the park reserves or the trail corridors. Special recreational features often require a unique managing or programming effort on the part of the regional park implementing agency.

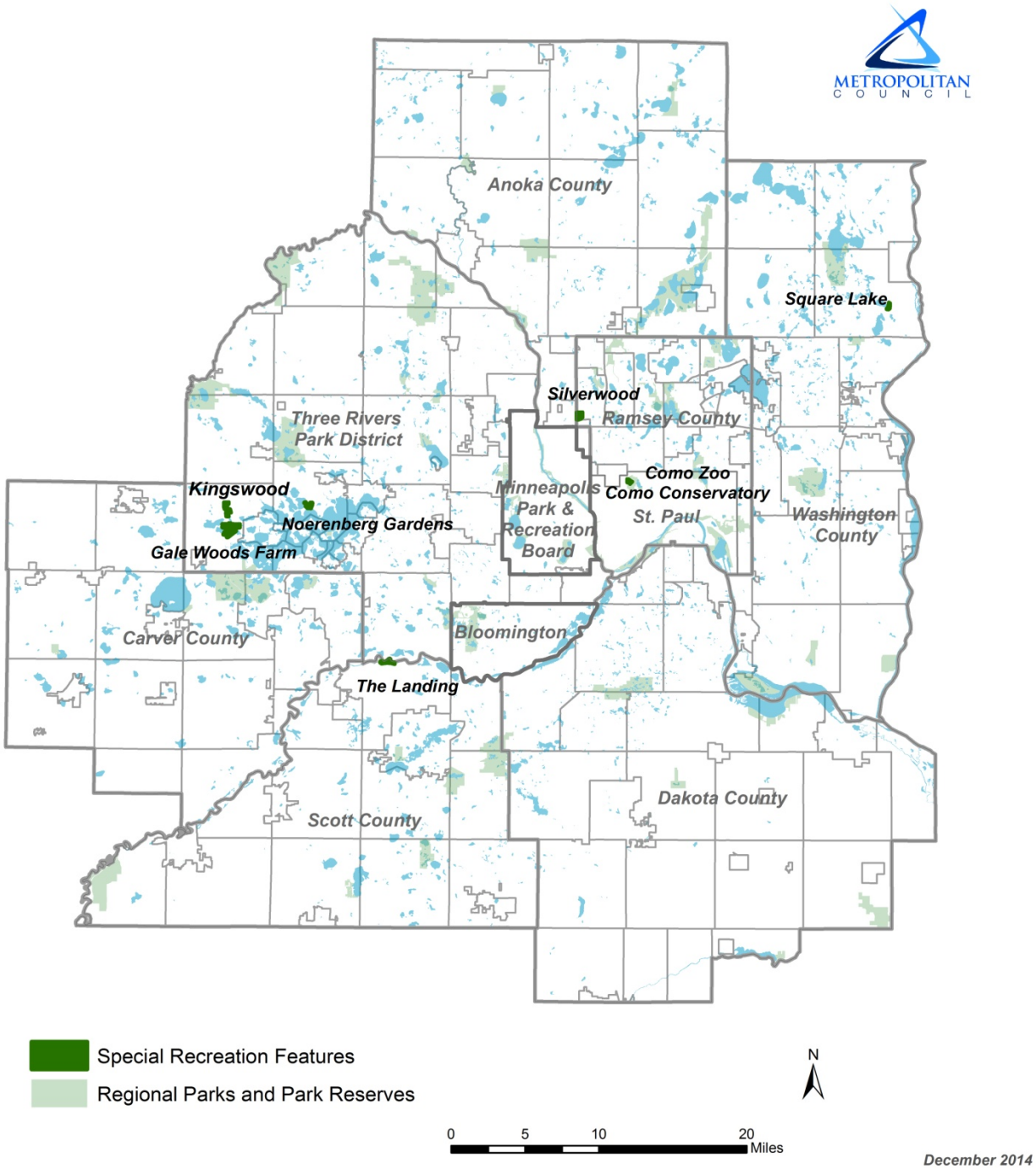
As of 2014, there are eight special recreation features developed and open to the public:

- Como Park Zoo at Como Regional Park in Saint Paul
- Marjorie McNeely Conservatory at Como Regional Park, in Saint Paul
- Gale Woods Farm on the shore of Whaletail Lake in Minnetrista
- Kingswood, on the shore of Little Long Lake in Minnetrista
- The Landing, along the Minnesota River in Shakopee
- Noerenberg Gardens on the northwest side of Lake Minnetonka
- Silverwood on the shore of Silver Lake in the City of St. Anthony
- Square Lake in Washington County.

The Como Zoo and Marjorie McNeely Conservatory are managed within Como Regional Park. Gale Woods Farm provides opportunities for visitors to learn about agriculture, food production, and land stewardship. Kingswood provides nature-based service learning programs to preserve the unique and significant natural resources of the site. The Landing provides a historical representation of life in a river town in the 1800s. Noerenberg Gardens was given to Three Rivers Park District with the understanding that it was a unique and regional-level attraction with stunning floral gardens. Silverwood integrates arts, environmental education, and gardens to serve as a center for arts and the environment. Square Lake provides beach and boat access to one of the clearest lakes in the metropolitan area and attracts scuba divers from across the region.

New special recreation features need to be complementary to the rest of the Regional Parks System and not be a financial burden to the system. Special recreation features are highlighted in Figure 3-5.

Figure 3-5. Special Recreation Features Open to the Public (2014)



Regional Parks System Plan

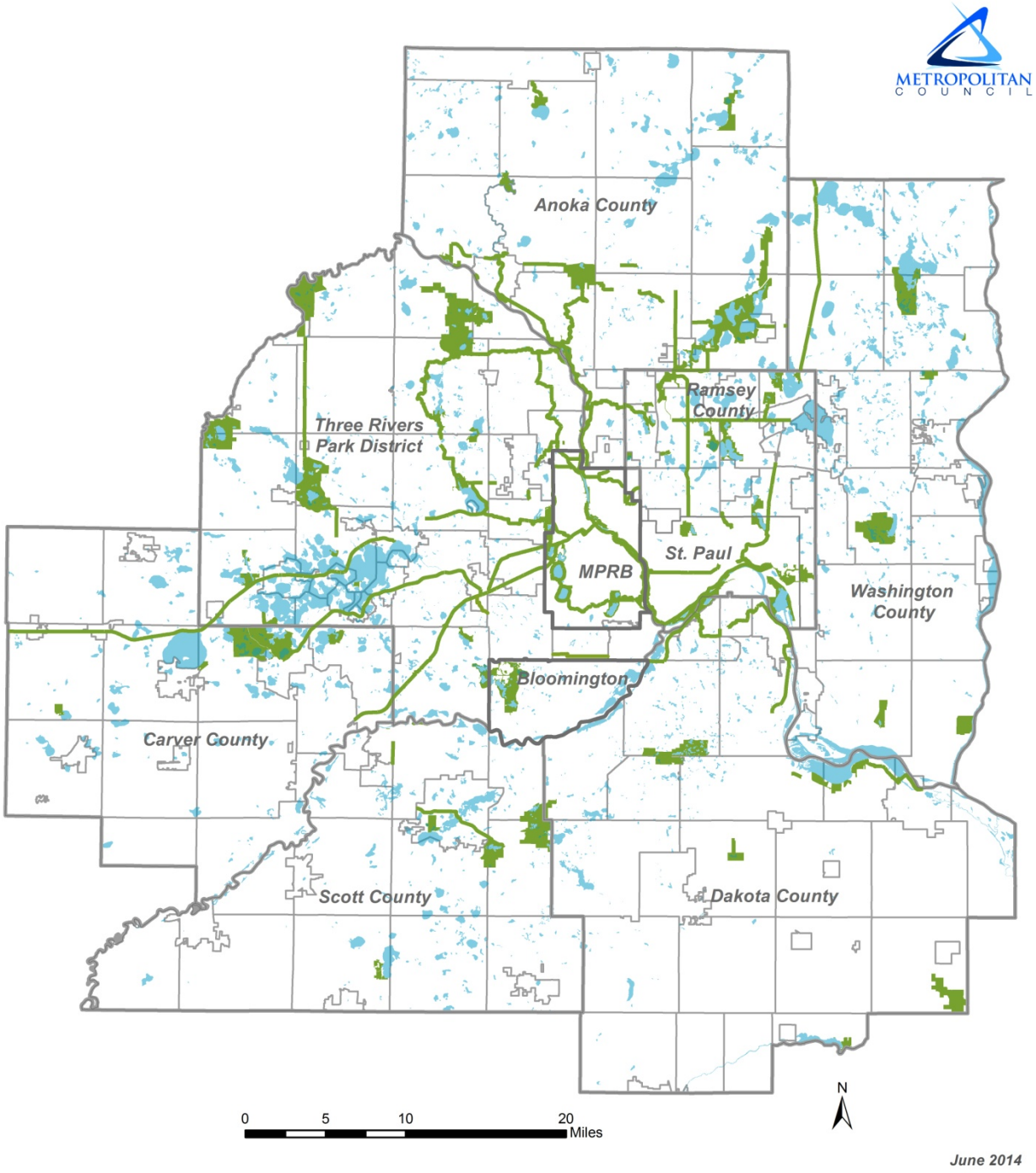
There are six components that make up the System Plan, which all together comprise the vision for the Regional Parks System in 2040:

- Existing Regional Parks System facilities
- Planned Regional Parks System facilities that are not yet open to the public
- Regional Parks System Boundary Adjustments
- Regional Park Search Areas
- Regional Trail Search Corridors
- 2040 System Additions

Existing Regional Parks System Facilities

As described in the previous section, the Regional Parks System as of 2014 includes 42 regional parks, 12 park reserves, 40 regional trails, and 8 special recreation features that are open for public use. These Regional Parks System facilities have a total land area of about 54,286 acres that have been acquired by the regional park implementing agencies, with 4,789 acres of inholdings within the boundaries of these parks and trails that have not yet been acquired. Figure 3-6 shows the Regional Parks System facilities that are open to the public as of 2014.

Figure 3-6. Regional Parks System Facilities Open to the Public (2014)



Planned Regional Parks System Facilities

In addition to the facilities that are open to the public, there are three regional parks and one park reserve that have Council-approved master plans, but have not yet been developed. These facilities are listed in Table 3-5 and shown in Figure 3-7. Approximately 1,353 acres have been acquired for these four planned Regional Parks System facilities, with an additional 3,767 acres to be acquired in the future.

Table 3-5. Planned Regional Parks Not Open to the Public

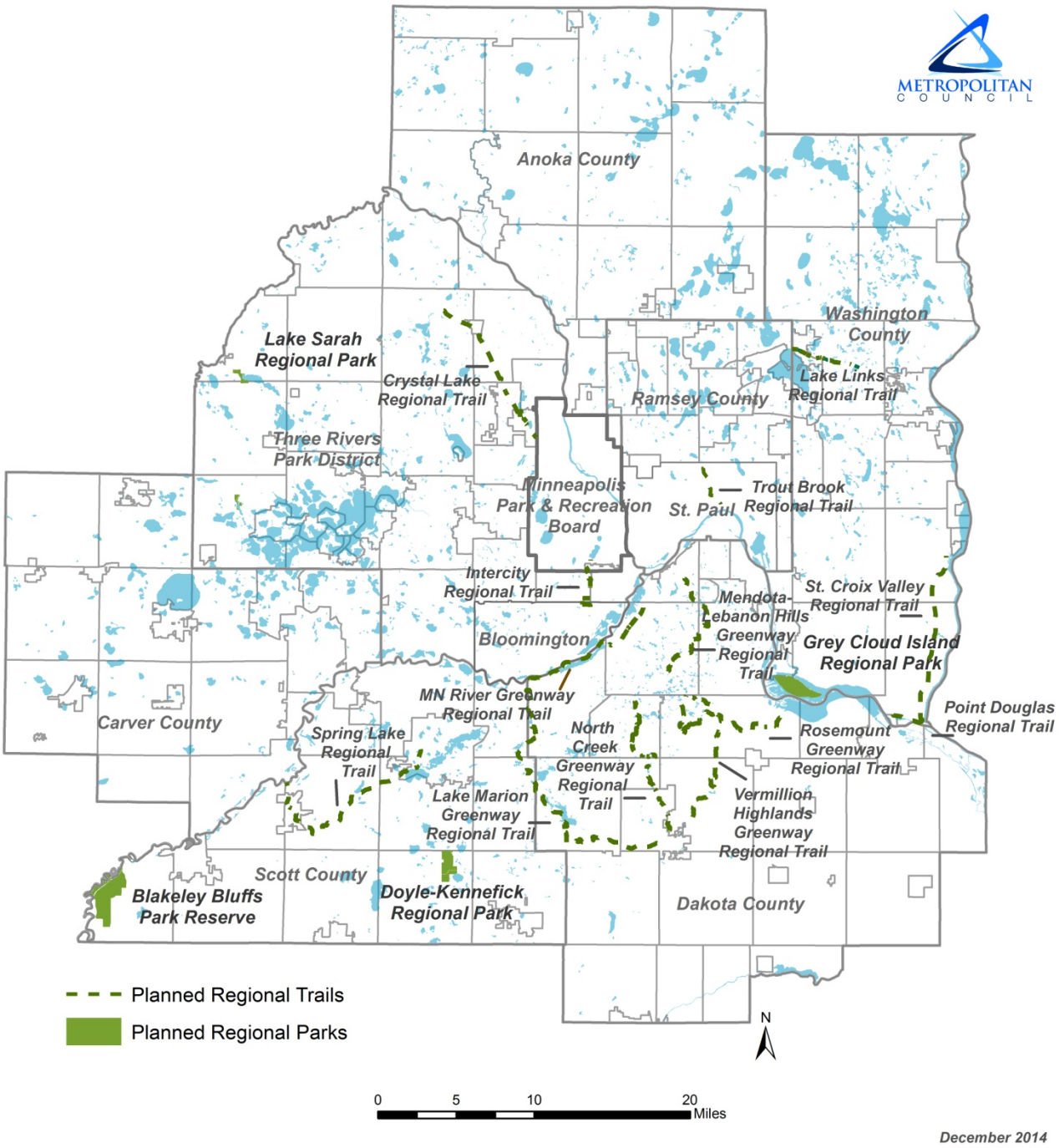
Regional Park Implementing Agency	Regional Park or Regional Trail
Scott County	Doyle-Kennefick Regional Park
Scott County	Blakeley Bluffs Park Reserve
Three Rivers Park District	Lake Sarah Regional Park
Washington County	Grey Cloud Island Regional Park

Thirteen regional trails, totaling 147 miles, have Council-approved master plans, but are not yet developed or open to the public, as listed in Table 3-6 and shown in Figure 3-7.

Table 3-6. Planned Regional Trails Not Open to the Public

Regional Park Implementing Agency	Regional Park or Regional Trail	Trail Mileage
Dakota County	Lake Marion Greenway RT	20
Dakota County	Mendota-Lebanon Hills Greenway RT	8.5
Dakota County	Minnesota River Greenway RT	17
Dakota County	North Creek Greenway RT	14
Dakota County	Rosemount Greenway RT	13
Dakota County	Vermillion Highlands Greenway RT	13
Ramsey County/Washington County	Lake Links RT	5
Scott County	Spring Lake RT	13.5
Saint Paul	Trout Brook RT	4
Three Rivers Park District	Crystal Lake RT	11
Three Rivers Park District	Intercity RT	5
Washington County	Point Douglas RT	2
Washington County	St. Croix Valley RT	20.5

Figure 3-7. Planned Regional Parks and Trails Not Yet Open to the Public



Regional Park Boundary Adjustments

The *2030 Regional Parks Policy Plan* recommended Master Plan Boundary Adjustments for five regional parks, one park reserve, and seven regional trails. The proposed adjustments to existing regional parks and trails were identified to protect areas of high-quality natural resources or to provide recreation. Some of the boundary adjustments were achieved through a master plan amendment, such as the addition of the Bruce Vento Nature Sanctuary to the Bruce Vento Regional Trail in Saint Paul.

Others have been removed from the System Plan because they have been acquired for other recreational purposes. For example, a portion of the Seminary Fen that was proposed to be added to the Minnesota River Bluffs Regional Trail in Carver County was acquired by the Minnesota Department of Natural Resources. Additionally, land designated as a proposed boundary adjustment area for Rum River Central Regional Park was purchased by Anoka County using non-regional funds. This area became the Cedar Creek Conservation Area, which is not part of the Regional Parks System. Four boundary adjustment areas are included in the 2040 System Plan, which are described in Table 3-7.

Table 3-7. Master Plan Boundary Adjustments

Regional Park Implementing Agency	Regional Parks System Unit	Estimated Acreage	Description
Carver County	Baylor RP	100	Acquire approximately 100 acres of land adjacent to Eagle Lake, including lakeshore
Carver County	Lake Waconia RP	30	Add Coney Island to the regional park. Includes a great blue heron nesting colony and maple-basswood forest. Potential boundary expansion provides opportunity for preservation, interpretation and compatible recreation.
Ramsey County	Highway 96 RT	47	Adds Snail Lake Marsh to the Highway 96 Regional Trail to provide area for trail facilities and interpretation.

Regional Park Search Areas

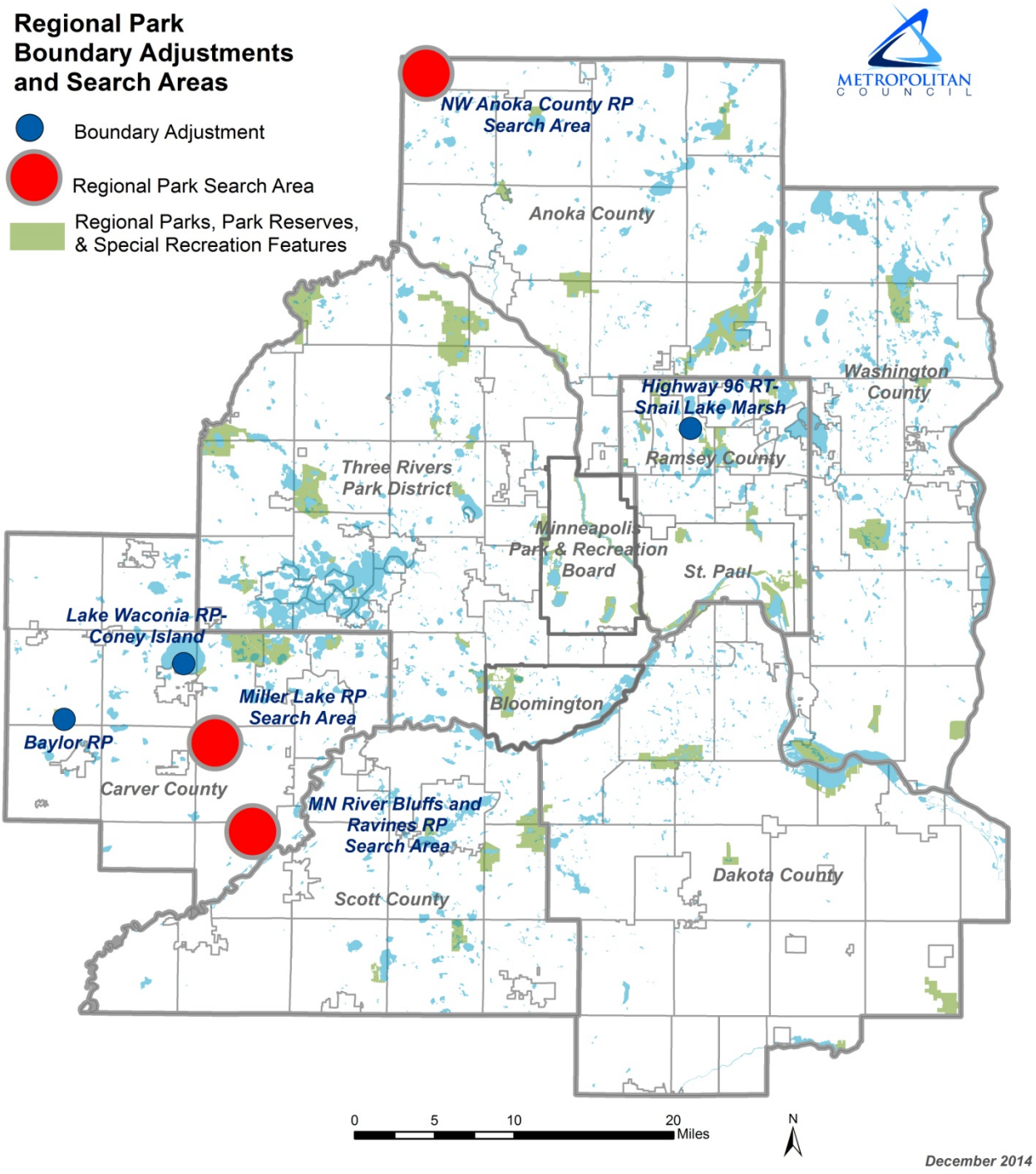
The *2030 Regional Parks Policy Plan,* updated in 2010, identified six regional park search areas in the region. Two of the search areas, one in Dakota County and one in Scott County, have been planned, acquired, developed, and are now open to the public as Whitetail Woods Regional Park and Cedar Lake Farm Regional Park, respectively. Another search area has been shaped into the planned Blakeley Bluffs Park Reserve, for which Scott County has been acquiring land.

Three regional park search areas, totaling approximately 1,700 acres remain, which are described in Table 3-8. Figure 3-8 shows a map of the regional park boundary adjustment and regional park search areas.

Table 3-8. Regional Park Search Areas

Regional Park Implementing Agency	Regional Park Search Area	Estimated Acreage	Notes
Anoka County	NW Anoka County RP Search Area	1,000	Very high-quality natural resource area unique in Anoka County.
Carver County	Miller Lake RP Search Area	200	Very attractive lake resource and appropriate setting for a regional park
Carver County	Minnesota Bluffs and Ravines RP Search Area	500	Large areas of regionally significant natural resources, excellent recreation potential.

Figure 3-8. Regional Park Boundary Adjustments and Search Areas



Regional Trail Search Corridors

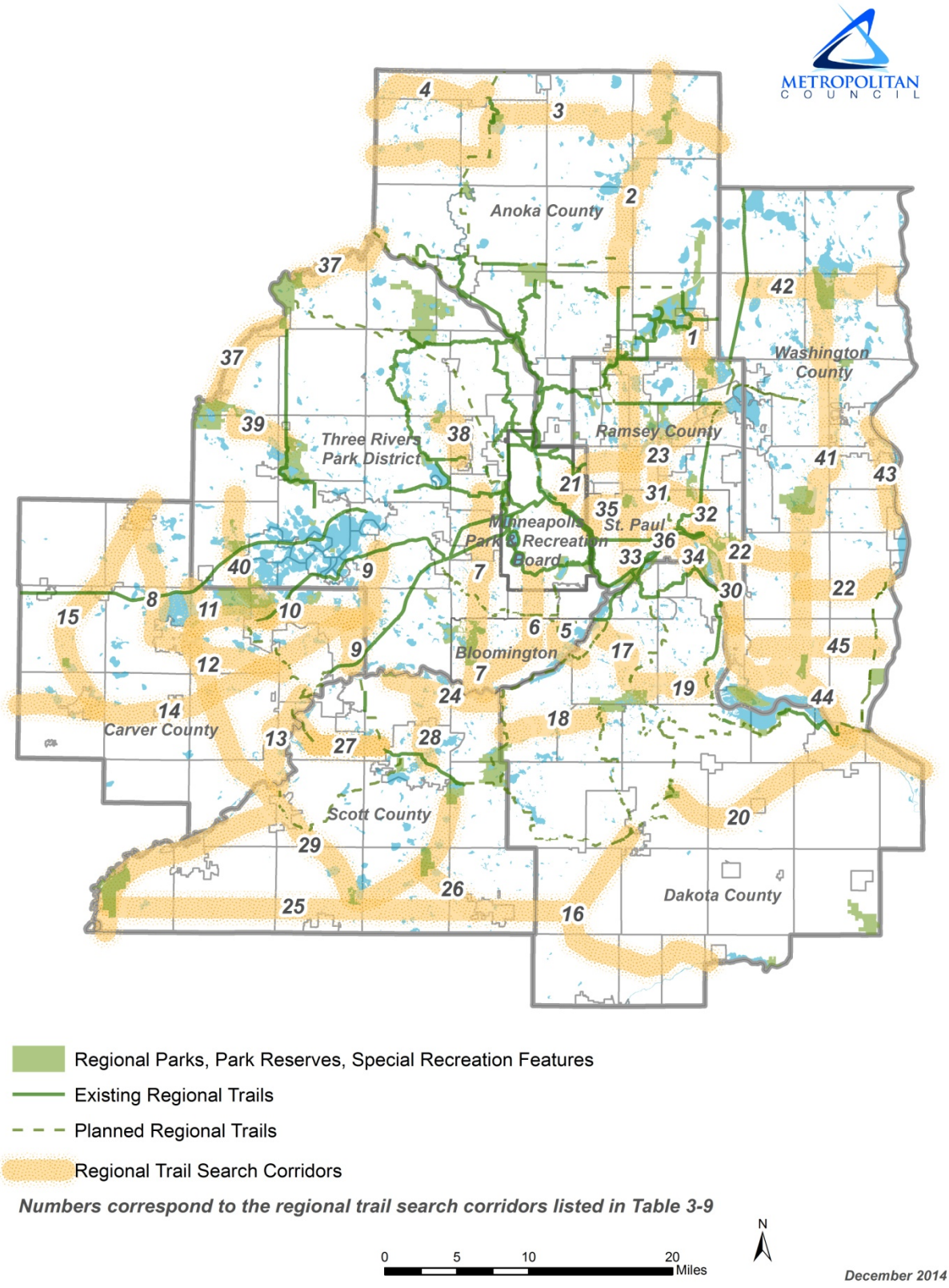
There are 45 proposed regional trails without Council-approved master plans that identify the trail alignments. Many of these trails have been considered part of the Regional Parks System for several years and were mapped in previous Regional Parks Policy Plans as proposed trails showing a tentative alignment. Since alignments for these trails have not yet been approved by the Council as part of a master plan, and are therefore not eligible for Regional Parks System funding for acquisition and development, they are being shown as regional trail search corridors. The estimated mileage of these regional trail search corridors is 488 miles. Regional park implementing agencies are encouraged to prepare master plans for these trails. The regional trail search corridors are listed in Table 3-9 and shown in Figure 3-9.

Table 3-9. Regional Trail Search Corridors

Map Desig-nation	Regional Park Implementing Agency	Regional Trail Search Corridor	Est. Miles
1	Anoka County	Chain of Lakes-Otter Lake	3
2	Anoka County	East Anoka County Regional Trail Extension	14
3	Anoka County	North Anoka County	22
4	Anoka County	Sugar Hills	14
5	Bloomington	Intercity Extension	2
6	Bloomington	South Hennepin East (CP Rail)	9
7	Bloomington & Three Rivers Park District	South Hennepin West (CP Rail)	14
8	Carver County	County Road 10	19
9	Carver County & Three Rivers Park District	Highway 101	9
10	Carver County	Highway 5	7
11	Carver County	Lake Waconia	6
12	Carver County	Lake Waconia-Carver	13
13	Carver County	Minnesota River Bluffs LRT Extension	6
14	Carver County	Twin Cities & Western	25
15	Carver County	Western Carver County	17
16	Dakota County	Chub Creek Greenway	20
17	Dakota County	Lebanon Hills-Big Rivers	7
18	Dakota County	Lebanon Hills-Lake Marion	7
19	Dakota County	Lebanon Hills-Mississippi	5
20	Dakota County	Vermillion River Greenway	17
21	Minneapolis Park & Recreation Board	Grand Rounds Missing Link	3.5
22	Ramsey County, Saint Paul & Washington County	Afton Bluffs	17
23	Ramsey County	Trout Brook Extension	3.5

24	Ramsey County & Saint Paul	Lexington Avenue/Parkway	16
25	Scott County	Big Rivers Extension	5
26	Scott County	Elko New Market-Blakeley-Doyle Kennefick	32
27	Scott County	Elko New Market-Doyle Kennefick	5
28	Scott County	Louisville	5
29	Scott County	Prior Lake Outlet	6
30	Scott County	Southern Scott	35
31	Saint Paul	Point Douglas (Bruce Vento-Washington County)	4
32	Saint Paul	Como-Phalen (Wheelock Parkway)	6
33	Saint Paul	Johnson Parkway	2
34	Saint Paul	Mississippi River (Harriet Island-South St. Paul)	3
35	Saint Paul	Mississippi-Como	4
36	Saint Paul	Summit Extension	1
37	Three Rivers Park District	Crow River	17
38	Three Rivers Park District	Eagle Lake-Bassett Creek	4
39	Three Rivers Park District	Lake Sarah	5.5
40	Three Rivers Park District	Minnetrista	9
41	Washington County	Central Greenway	26
42	Washington County	Glacial Hills	12
43	Washington County	Middle St. Croix Valley	8
44	Washington County	Mississippi River	13
45	Washington County	Prairie View	9

Figure 3-9. Regional Trail Search Corridor Map



Revisions to the Regional Parks System Plan

Minn. Stat. 473.147, subd. 1, states that:

> The Metropolitan Council, after consultation with the [Metropolitan] Parks and Open Space Commission…and after appropriate public hearings, shall prepare and adopt a long-range system policy plan for regional recreation open space as part of the Council's Metropolitan Development Guide…The policy plan shall identify generally the areas which should be acquired by a public agency to provide a system of regional recreation open space comprising park district, county and municipal facilities, which together with state facilities, reasonably will meet the outdoor recreation needs of the people of the metropolitan area and shall establish priorities for acquisition and development.

Minn. Stat. 473.121, subd. 14 defines "regional recreation open space" as:

> …land and water areas, or interests therein, and facilities determined by the Metropolitan Council to be of regional importance in providing for a balanced system of public outdoor recreation for the metropolitan area, including but not limited to park reserves, major linear parks and trails, large recreation parks, and conservatories, zoos, and other special use facilities.

In response to these laws, the Council will evaluate proposed additions to the Regional Parks System to determine whether the general areas are of regional importance and will help provide a balanced system of public outdoor recreation for the metropolitan area. Additionally, the proposed additions must meet the applicable criteria described in Chapter 4 for regional parks, park reserves, special recreation features, or regional trails.

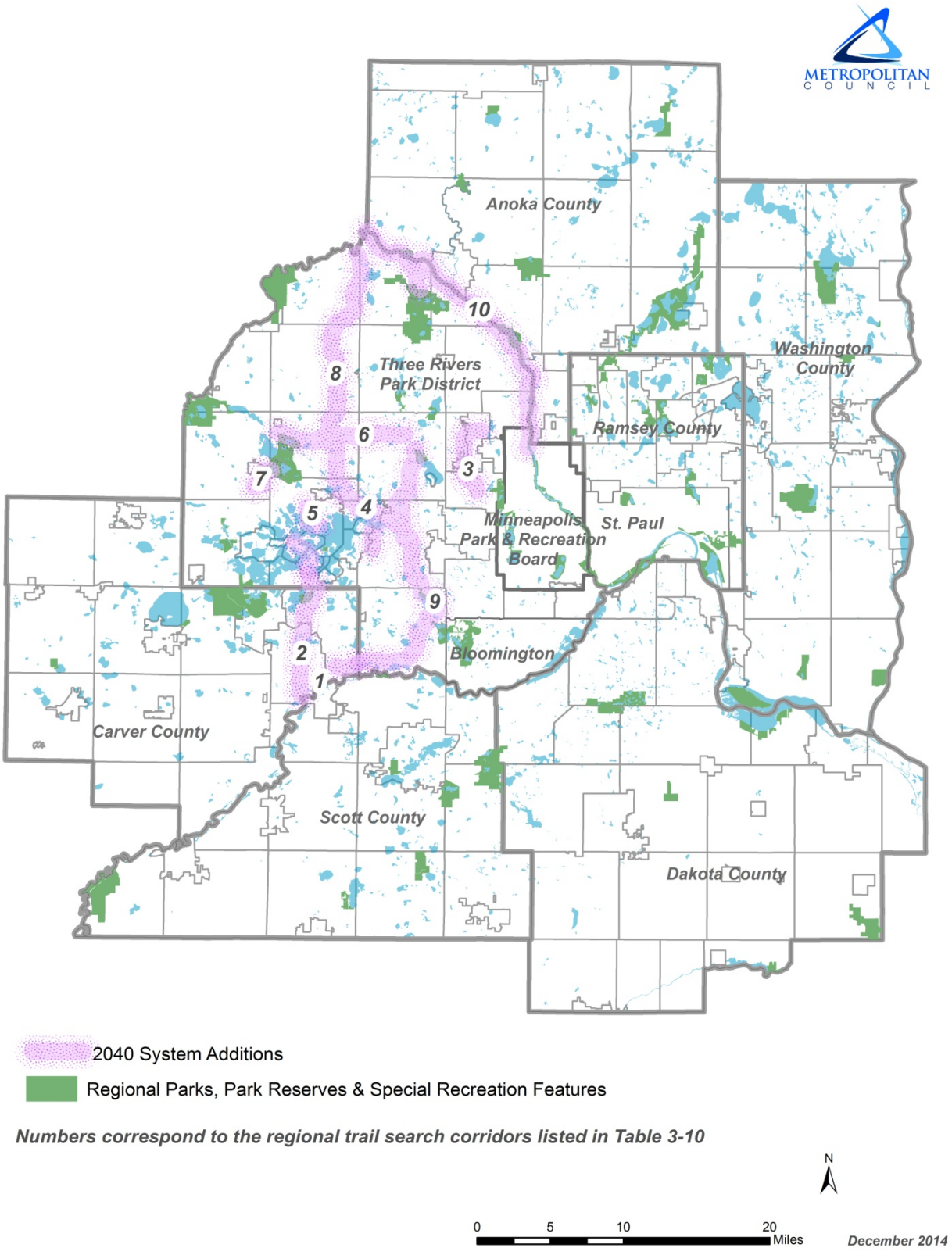
2040 Regional Trail Search Corridor Additions

As part of the development of the *2040 Regional Parks Policy Plan* in 2014, the Council provided an opportunity for regional park implementing agencies to propose additions to the Regional Parks System. Carver County and Three Rivers Park District submitted requests to consider several regional trail search corridors. The Metropolitan Parks and Open Space Commission and the Council's Community Development Committee reviewed the proposed regional trail search corridors based on state law described above and the criteria for regional trails described in Chapter 4. Ten regional trail search corridors, totaling approximately 111 miles, met the criteria and are recommended as System Additions to the *2040 Regional Parks Policy Plan*. These System Additions are described in Table 3-10 and shown in Figure 3-10.

Table 3-10. Regional Trail Search Corridor System Additions

Map Desig-nation	Regional Park Implementing Agency	Regional Trail Search Corridor	Estimated Mileage	Description
1	Carver County	County Road 61	1	Connects MN River Bluffs RT, MN Valley National Wildlife Refuge, Seminary Fen and North-South 2 RT System Addition
2	Carver County	Highway 41	7.5	Connects Southwest RT, MN River Bluffs RT, MN Valley National Wildlife Refuge and State Recreation Area, Twin Cities & Western RT Search Corridor, Hwy. 5 RT Search Corridor, Lake Minnewashta RP
3	Three Rivers Park District	CP Rail Extension	5.5	Extension of existing CP Rail RT Search Corridor north between the Luce Line RT and Crystal Lake RT
4	Three Rivers Park District	Dakota Rail Extension	2	Connects eastern terminus of the Dakota Rail RT to North-South 2 RT System Addition
5	Three Rivers Park District	Lake Independence Extension	7	Extension of existing Lake Independence RT south to connect with Luce Line State Trail, Dakota Rail RT, Lake Minnetonka LRT RT to Hwy. 41 RT Search Corridor in Carver County
6	Three Rivers Park District	Lake Sarah Extension	10	Extension of existing Lake Sarah RT Search Corridor east to connect Baker PR to Medicine Lake RT
7	Three Rivers Park District	Minnetrista Extension	2.2	Extension of existing Minnetrista RT Search Corridor north to connect Luce Line State Trail to Baker PR
8	Three Rivers Park District	North-South 1	28	Connects Crow River RT Search Corridor, Rush Creek RT, Luce Line State Trail, Dakota Rail RT. Lake Minnetonka LRT RT and Hwy. 101 RT Search Corridor
9	Three Rivers Park District	North-South 2	20	Connects Medicine Lake RT, French RP, Luce Line RT, Lake Minnetonka LRT RT, MN River Bluffs LRT RT, Bryant Lake RP and County Rd. 61 RT System Addition
10	Three Rivers Park District	West Mississippi River	28	Connects Crow River RT Search Corridor, Elm Creek PR, Rush Creek RT, Coon Rapids Dam RP, Twin Lakes RT, North Mississippi RP

Figure 3-10. Additions to the Regional Parks System



Regional Park Study Areas

Typically, new regional parks are proposed as search areas that have been identified based on high-quality natural resources located in portions of the region where population growth is expected. However, there are times when a regional park implementing agency may want to propose including existing parks into the Regional Park System. In an effort to make an informed decision, further study is required to assess whether the proposed addition is of regional significance. The proposed area for consideration is called a Regional Park Study Area. Designation as a Regional Park Study Area does not guarantee that a park will become part of the Regional Parks System. It acknowledges that studies would need to be conducted to determine whether the facility warrants regional status. Once these studies are complete, the information would be presented to the Metropolitan Parks and Open Space Commission and the Council for evaluation. The Council's 2008 Regional Parks and Trails Survey shows that at least 40% of visits to most regional parks are made by people who do not live in the jurisdiction of the respective regional park implementing agency where the park is located. Therefore, the benchmark applied for qualifying as a regional distribution of visitation is 40% non-local visits in evaluating a regional park study area.

Deletion of a Proposed Regional Park Study Area

The *2030 Regional Parks Policy Plan* included a regional park study area in northern Dakota County. Dakota County proposed evaluating the feasibility of combining Thompson County Park in West St. Paul with Kaposia Park and Kaposia Landing, two local parks in South St. Paul, into one regional park unit. Council staff worked with Dakota County to conduct visitor origin surveys at these parks in 2012. The results of the study determined that 16.7 percent of visits were non-local and that the Thompson Kaposia Study Area did not meet the regional visitation distribution criteria. The Thompson-Kaposia Regional Park Study Area has been removed from the System Plan Map as part of the 2040 Regional Parks Policy Plan.

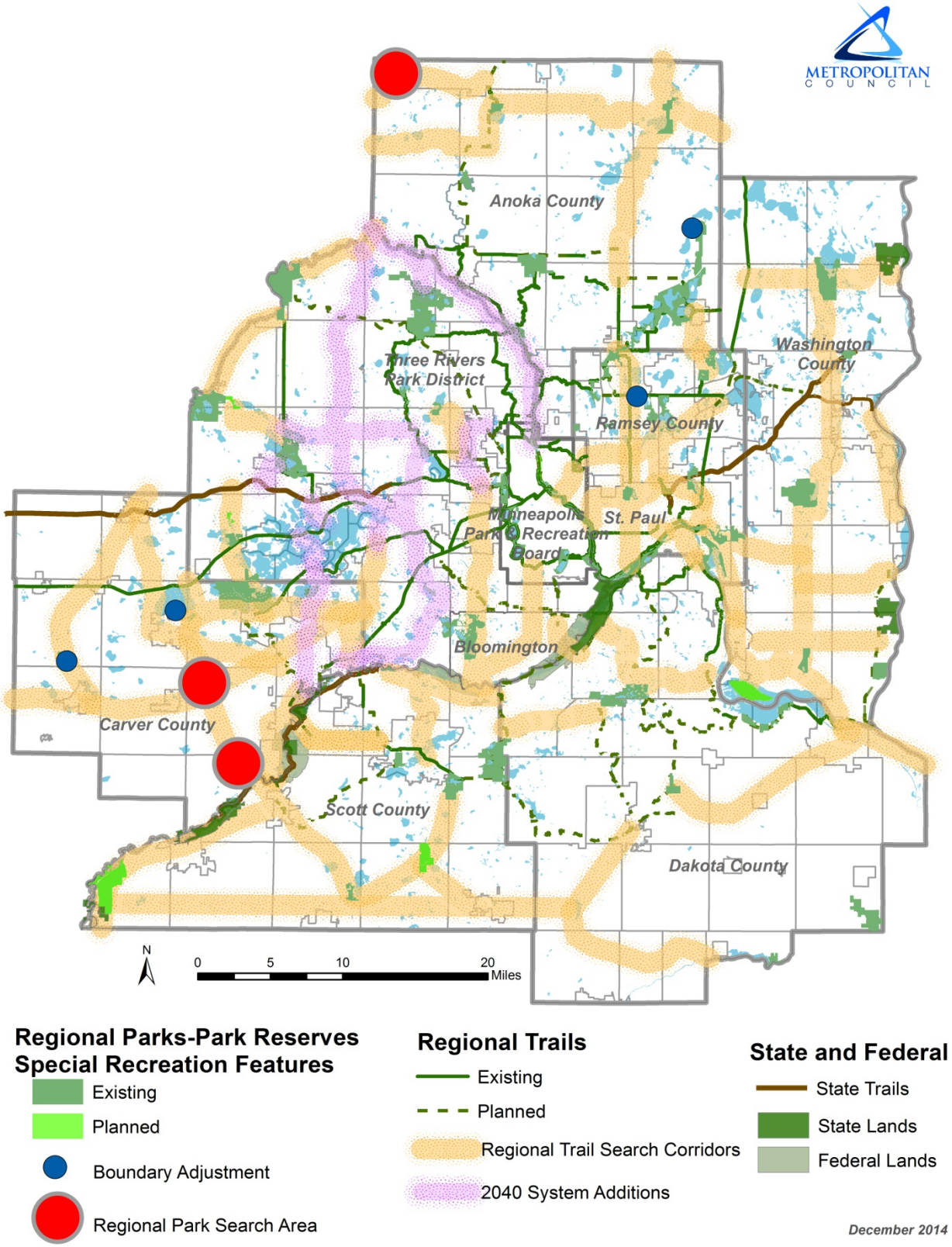
2040 Regional Parks System Plan Summary

As Figure 3-11 illustrates, the 2040 System Plan includes:

- Existing Regional Parks System facilities (2014)
  - 42 regional parks
  - 12 park reserves
  - 8 special recreation features
  - 40 regional trails, consisting of 340 miles
- Planned Regional Parks System facilities that are not yet open to the public
  - 4 regional parks
  - 1 park reserve
  - 12 regional trails, consisting of 147 miles
- Regional Parks System Boundary Adjustments
  - 2 regional parks
  - 1 park reserve

  - 1 regional trail corridor
- Regional Park Search Areas
  - 3 regional park search areas
- Regional Trail Search Corridors
  - 45 regional trail search corridors, with approximately 488 miles
- 2040 System Additions
  - 10 regional trail search corridors, with approximately 111 miles

Figure 3-11. 2040 Regional Parks System Plan Map



Chapter Four: Policies and Strategies

Introduction

The policies presented in this document are the Council's objectives for the kind of regional recreation open space facilities and services the region needs to acquire, develop, and operate in the future. The policies provide direction to ongoing efforts to plan, develop, operate, and protect the system.

The strategies are short- to medium-term actions that will advance the policies. Some of the strategies represent actions that the Council will take in developing the system or responding to particular conditions. Other strategies are directed to the regional park implementing agencies involved in implementation of the plan. The strategies are incremental actions; each contributes to achieving the Council's policies. Guidelines for implementation and administration are found in the "Management Procedures" portion of the Policy Plan.

This section of the Regional Parks Policy Plan lists the overall policies for recreation activities and facilities, planning, siting and acquisition, finance, and system protection for the Regional Park System. Strategies for accomplishing each policy are stated briefly, explained in more detail, and followed by the history and development of each strategy.

Recreation Activities and Facilities Policy

Provide a regional system of recreation opportunities for all residents, while maintaining the integrity of the natural resource base within the Regional Parks System.

Recreation Activities and Facilities − Strategy 1: Activities in regional parks must be tied to the natural resources of the parks, but not adversely affect them.

Minn. Stat. 473.147 requires the Council to prepare a policy plan that "…shall identify generally the areas which should be acquired by a public agency to provide a system of regional recreation open space comprising park district, county and municipal facilities, which, together with state facilities, reasonably will meet the outdoor recreation needs of the people of the metropolitan area and shall establish priorities for acquisition and development."

Minn. Stat. 473.121, subd. 14 defines regional recreation open space as "…land and water areas, or interests therein, and facilities determined by the Council to be of regional importance in providing for a balanced system of public outdoor recreation for the metropolitan area, including but not limited to park reserves, major linear parks and trails, large recreation parks, and conservatories, zoos, and other special use facilities."

Based on the legislative directive and definition of "regional recreation open space," activities in the Regional Parks System should:

- Be strongly tied to high-quality natural resources and to the balanced distribution of these resources around the area.
- Require land acreage to serve a regional scale audience

- Be reasonably, feasibly, and safely accommodated without detriment to existing uses as determined through master plans or through policy board decisions of regional park implementing agencies.
- Protect the environment/ecology of the site and not negatively impact its natural resources.

Based on the criteria above, activities that should be accommodated in the Regional Parks System include:

Boating	Horseback riding
Bicycling	Nature appreciation
Camping	Picnicking
Cross country skiing	Snowshoeing
Cultural or historical interpretation	Snowmobiling (in some cases)
Fishing	Swimming
Hiking/walking/trail running	Wildlife viewing

This list does not include unique activities such as those offered by the Como Park Zoo and Marjorie McNeely Conservatory, because these two facilities are, by law, to be included in the Regional Parks System as Special Recreation Features.

The regional activities selected require large tracts of land, or land endowed with unique natural resources, or both. The land needs are easier to meet at the regional level than at the municipal level and the associated activities are more likely to be developed or provided at a regional level than by cities and townships.

When it was established in the 1970s, the Regional Parks System included several existing parks that had activities not currently considered appropriate for inclusion in the regional system. Many of these activities continue to operate legitimately today, such as ball diamonds and tennis courts, but they are not eligible for regional funding for improvement or expansion.

Land is acquired for the Regional Parks System with the intent that it may eventually be developed in a way that provides for the recreational activities listed above. Adherence to this basic list of activities has served the regional system well over the last 40 years and has helped to fend off efforts to acquire and develop Regional Parks System lands for other ventures.

Regional park agencies should consider various factors when determining whether other uses, described below, should be accommodated in regional parks and trails and included in regional park or trail master plans.

- Inline skating and roller skiing. These activities require a treadway wider than eight feet if pedestrians, bicyclists and inline skaters are on the same treadway and traveling in opposite directions. Inline skating and roller skiing also require a smoother/harder surface than bicycling and pedestrian uses. Inline skating and roller skiing are more popular on flat-terrain trails, such as abandoned railroads, than on hilly terrain trails going cross-country.

Inline skating seems to be more popular on looped park trails than on long-distance regional trails. However, skaters will go out and back on linear trails at a distance that meets their physical conditioning. Inline skating can be added as a primary use on a regional trail if the trail treadway is or could reasonably be made sufficiently wide, smooth and flat to safely accommodate skaters, pedestrians and bicyclists.

- Mountain biking. Challenging, hilly terrain is attractive to mountain bicyclists, but the trail treadway must be designed to minimize soil erosion. In some cases, mountain biking on turf trails may be permitted only during dry times of the year if the underlying soil and slopes are not able to withstand mountain bike use when it is seasonally wet. Mixing mountain biking and pedestrian users on the same trail treadway should be carefully evaluated during the trail design process. Trail user rules may be needed to provide a safe and enjoyable experience for both kinds of users. Mountain bike trail terrain is best provided in closed loop trails within regional parks or park reserves rather than in cross-country trails between parks. Regional park implementing agencies are encouraged to consider sustainable design standards, such as those provided by the International Mountain Biking Association, during the trail design process.
- Night trail use. Opening trails at night allows those who work during the weekdays to use them more frequently. Walking and cross-country skiing at night increases trail uses during the off-peak spring, fall and winter seasons. Trail lighting projects are encouraged where appropriate, especially on trails with high demand. When considering lighted trails, however, it's important to assess the lighting's impact on nocturnal wildlife as well as adjacent land uses.

Mixing motorized and non-motorized trail uses, such as snowmobiling and hiking, requires appropriate trail design and possibly speed controls and signage to safely accommodate both uses. Regional park implementing agencies are encouraged to engage the public to develop solutions to any multi-use trail conflicts.

To accommodate trail users of all abilities, trail uses such as motorized wheelchairs or three-wheel bicycles should be reasonably accommodated to serve persons with mobility impairments wherever possible.

There has been a demand for organized amateur athletic facilities that serve several municipalities or organized league play within a municipality. Municipal recreation departments and/or school districts provide these athletic field complexes. The Minnesota Amateur Sports Commission (MASC) is responsible for elevating the social and economic benefits of sports to enrich the lives of all Minnesotans. Grants for such facilities go through the MASC, not the Council. Such athletic field complexes do not require a high-quality natural-resource land base; they are easier to develop on formerly disturbed lands. As such, athletic field complexes are inappropriate for development on Regional Parks System lands. However, informal ball fields that can be used for a variety of pickup games are encouraged. The concept of an informal ball field encourages recreational use in this manner, but is not intended for programmed or league sports, since those services are offered in other recreational settings.

When new recreational activities become popular, regional park implementing agencies need to see if it is appropriate to accommodate them on Regional Parks System lands. For example, in the last 10 years, adventure racing, kayaking, standup paddle boarding, triathlons, and windsailing have become

increasingly popular (Outdoor Foundation, 2013). These activities may preclude the use of an area for other uses, but this doesn't mean they are unacceptable within Regional Parks System lands in all cases. To accommodate new recreation activities on Regional Parks System lands, the regional park implementing agency must first assess how well the proposed activity meets the standards for recreational activities and then incorporate any physical changes to the Regional Parks System landscape through a master plan amendment process that includes significant public engagement.

In some instances, there may be no need for any physical change to the regional park or trail unit, but a change in visitor or park management rules or policies may be necessary, such as allowing off-leash dog use on a trail, for example. Another management issue might be permitting a limited controlled hunt as a means of maintaining the health of a park's deer herd. In both cases, there are no physical changes to the park/trail unit requiring capital improvements, simply a change in how the park/trail unit is used or managed. Such park/ trail management issues should be resolved by the regional park implementing agency's policy board after appropriate public input and consideration of how these management changes affect the regional park's environment, users, and the adjacent property.

Some new recreation open-space uses may be compatible with the long-range basic mission of the Regional Parks System. In some instances, new uses may enhance the viability of the regional system and expand the range of opportunities available in the parks, park reserves, and trails. Other recreation open-space uses may substantially reduce the ability of the regional facilities to carry out their planned roles or may diminish the quality of the recreational experience.

Off-road vehicles (ORVs) are defined as all-terrain vehicles (ATVs), off-road motorcycles (ORMs) and four-wheel-drive vehicles being used off designated roads. For the purpose of this 2040 Regional Parks Policy Plan, snowmobiles are not considered to be ORVs. Snowmobiles have been permitted on regional trails and in some regional parks when local ordinances and the regional park implementing agency have authorized such use. Local units of government in the rural areas of the region also work with the Minnesota Department of Natural Resources and snowmobile clubs to provide rights-of-way for snowmobile trails that link to other trails outside the region.

The Council acknowledges that the Minnesota Department of Natural Resources (DNR) has statutory authority under Minn. Stat. 84.03 to provide for regulated use of off-road vehicles through its management of several legislatively dedicated accounts that contain license receipts and a portion of Minnesota gas tax revenues from the use of these vehicles. Siting and managing an off-road vehicle use area in the region that doesn't adversely affect nearby land uses and natural resources will require cooperation between the affected local unit of government and the DNR. Regional park implementing agencies may participate in siting an off-road vehicle use area, but the lead responsibility for siting and funding the area will be provided by the DNR under the authority it is granted in statute.

Regional park concessioners may operate within the Regional Parks System if the appropriate approvals from the regional park implementing agency have been obtained, as each agency may have different policies and procedures in place. Concessioners must provide park related amenities and services to park visitors without negatively impacting the natural resources of the regional park. Regional park implementing agencies must contact the Council to determine whether a master plan amendment is required to accommodate the concessioners.

In summary, the initial decision on whether a new activity can and should be accommodated is up to the regional park implementing agency responsible for the regional park, park reserve, special recreation feature, and regional trail. The Council will become involved if the regional park implementing agency decides it would like to accommodate a new activity but the Council deems the use incompatible with the nature-based system or finds that a master plan amendment is necessary before the new activity can be accommodated.

Recreation Activities and Facilities − Strategy 2: Most heavy recreational use should be accommodated in the more urban regional parks.

Facilities that attract many users require large capacity roads and connection to a municipal sewage treatment system. These facilities should be confined to parks and park reserves located in the region's Metropolitan Urban Service Area, as defined in Chapter 1, unless the demands for heavily used services cannot be adequately met at Regional Parks System units in those areas. If facilities need to be developed in the Rural Service Area, the master plan should justify facilities that will attract large numbers of users and indicate how support services and facilities, such as roads and sewers, will be provided.

When feasible, the transit system should be planned to provide access to Regional Parks System units. Transit planners should consider routes and facilities that are sensitive to parks, park users, park development plans, and local agencies' rules and regulations.

Many regional parks and park reserves are located in the Rural Service Area because a high-quality natural resource base has long been a major criterion for determining lands that are appropriate for the Regional Parks System. Many of the rural park reserves were existing parks that were designated as regional recreation open space when the Regional Parks System was established in 1974. In order to build up a large recreational land reserve to be used for future populations, it has been necessary to acquire land in the Rural Service Area.

Much of the demand for recreational facilities, especially those that attract large numbers of users, can be adequately accommodated at properties in the Metropolitan Urban Service Area. Some activities, such as nature study, camping, and water recreation, because of their resource demand, will likely be accommodated at parks or park reserves located in the Rural Service Area. Intense developments at parks and park reserves in the Rural Service Area should be the exception rather than the rule and should be considered on a property-by-property basis. Developments intended to enhance the protection and preservation of natural resources, whether in the Metropolitan Urban Service Area or the Rural Service Area, advance the strong conservation role of park reserves.

Recreation Activities and Facilities − Strategy 3: Strengthen equitable usage of regional parks and trails among all residents, across race, ethnicity, income, and ability.

The regional park implementing agencies provide outstanding facilities, amenities, staffing, and programming to offer a welcoming environment. Activities hosted within the Regional Parks System include a breadth of opportunities for visitors, such as movies and music in the park, day camps, festivals, nature programming, among others. The benefits of park use are numerous, including

improvements to physical health, well-being, learning, family bonding, and community building. Therefore, it is imperative that all residents have the opportunity to enjoy the bountiful resources the Regional Parks System provides.

The regional park implementing agencies should act to remove or reduce barriers which prevent use of the regional system. Barriers may include safety concerns, cost, transportation, and lack of information about programming and facilities. If needed, new facilities and/or programs (including marketing programs) should be designed to increase use of the Regional Parks System by all the residents of the region, irrespective of race, ethnicity, income, and ability.

Metro Transit and other transit providers are encouraged to work with the regional park implementing agencies to identify any transportation barriers and design programs to increase the level of access to the Regional Parks System.

The Regional Parks System has been designed and developed to provide outdoor recreation opportunities for all of the residents of the area, with facilities and services geared to meet the demands and abilities of the general population. The Americans with Disabilities Act (ADA), passed by the U.S. Congress in 1990, has created specific requirements for development and rehabilitation projects in the Regional Parks System. All new projects and updated master plans for the system include ADA review. Regional Park Implementing agencies are encouraged to use U.S. Access Board guidelines for Outdoor Developed Areas as a minimum standard of accessibility on all new or substantially altered capital projects within the Regional Parks System. Additionally, regional park implementing agencies are encouraged to provide physically challenged participants with similar park/trail experiences through adaptive programs.

Findings from the 2008 Regional Parks Visitor Study found that people of color underuse the regional system. In 2014, the Council released its research findings on Regional Parks System use among select communities of color. A total of 16 focus groups were held throughout the metropolitan region to assess recreational preferences, barriers to recreation participation, and suggestions to enhance participation. In sum, 263 individuals participated in the focus groups and self-reported diverse racial, ethnic, and cultural backgrounds. Study findings revealed the most preferred outdoor recreational activities included walking, picnicking or barbequing, and playground use. In terms of barriers to using the Regional Parks System, the most frequently identified barriers were lack of awareness, available time, fear or safety concerns, language barriers, and weather. Focus group participants identified key suggestions to enhance park use, including:

- Increasing awareness
- Addressing safety
- Enhancing capacity of gathering spaces
- Creating a regional park ambassador program
- Increasing and diversifying programming
- Providing more events in regional parks

In addition to the study noted above, the Council invited feedback from around the region to identify strategies that would have the greatest impact on strengthening equitable use of the Regional Parks System. Based on the insights provided by more than 400 individuals, the Council has committed to

several strategies to enhance equitable use. While the strategies are highlighted briefly below, each bulleted summary is further described in the associated policy and strategy section that follows. To summarize, in an effort to enhance equitable usage of the Regional Park System, the Council will:

- Create a set-aside competitive Park Equity grant program for capital projects, specifically targeted toward projects that would enhance equitable usage of the Regional Parks System.
- The Metropolitan Council and regional park implementing agencies will work together to ensure the 25-year Parks and Trails Legacy Plan's intent to "connect people to the outdoors" is achieved.
- Work with regional park implementing agencies to prioritize funding requests, using equity as a key factor.
- Conduct studies to inform Regional Parks System planning and management. Such efforts will include:
  - A region-wide visitor survey every five years to monitor changes in Regional Parks System use.
  - Targeted studies to better understand and provide for the outdoor recreational needs and preferences across social classes, age groups, racial, ethnic, and educational backgrounds, and ability status.
- Create a Regional Parks System ambassador program to assist with expanding awareness of the Regional Parks System and bring parks to the people.
- Convene stakeholder meetings with regional park implementing agencies, partners, community-based organizations, and advocacy groups to enhance knowledge and continuous improvement.
  - Information shared will be systematically collected and shared electronically
- Require regional park implementing agencies to incorporate a public engagement process that includes involvement from individuals representing diverse races, ethnicities, classes, ages, abilities, and national origin when developing a regional park or trail master plan.
  - To that end, the Council will provide staff assistance, where appropriate.
- Encourage regional park and trail design that conforms to changing recreational preferences. Examples of recreational preferences include:
  - Amenities suited for the aging population and those with limited mobility.
  - Non-fee picnic areas that accommodate mid-sized groups (for example, 15-25 people).
  - Clustering of amenities for multigenerational family gatherings.
  - Informal ball fields for pick-up games.

Recreation Activities and Facilities − Strategy 4: Bicycle and pedestrian facilities should be coordinated between the Regional Parks System and the transportation system.

Safe, high-quality, continuous, barrier-free bicycle and pedestrian systems shall be developed, maintained, and improved to function as integral parts of the Council’s Regional Parks System and

transportation system. The Council is responsible for regional transportation planning, including bicycle transportation facilities. Since regional trails also serve commuters, it is important that the Regional Parks System and the transportation system work together when developing trail and transportation plans.

A comprehensive network of trails that serve both recreation and transportation needs is desirable. This network should link state, regional, county and local trails, and should be integrated with other transportation modes, including the transit system.

Regional trails are primarily multi-use recreation trails, although some regional trails also serve bicycle commuter functions. The majority of regional trail miles should be developed so they are off or away from roadways. However, in some instances it may be necessary for a short stretch of trail, to be adjacent to or on a road in order to bypass natural or man-made barriers or private property.

Regional trails will primarily consist of these types of facilities:

- Off-road facilities, which are paths within or adjacent to the road rights-of-way but separated from the roadway surface. They may be used for walking and inline skating as well as bicycling.
- Independent trails, such as trails using abandoned railroad corridors or utility easements that exist in their own independent rights-of-way.

In addition to pedestrians and inline skaters, regional trails are intended to serve:

- Casual or new adult and teenage bicyclists who prefer comfortable access, preferably by a direct route on low-speed or low-traffic streets. These bicyclists are most comfortable on designated bikeways, off-road facilities and independent trails, or having access to streets with low vehicle speeds and volumes.
- Pre-teen bicyclists whose roadway use is usually accompanied by a parent. They need access to local schools, libraries, recreation facilities, shopping, or other residential areas. These bicyclists have a strong preference for separation of bicycles from motor vehicles through off-road facilities or independent trails.

Regional trails may also serve the most experienced bicyclists, who want direct access to destinations at maximum speed with minimum delays. Highly experienced bicyclists primarily rely on the road system for routes, and value using roads like other vehicles for commuting, but occasionally enjoy independent trails if they are relatively continuous and not overly crowded.

Regional Bicycle Transportation Network

In preparing the *2040 Transportation Policy Plan*, the Council conducted a Regional Bicycle System Study in 2013-2014. The purpose of the study was to develop a more complete understanding of how the region's on-street bikeways and off-road trails interact and how they serve regional transportation trips by bicycle. The primary outcome of the study was to identify a Regional Bicycle Transportation Network, which defined a two-tiered network for planning and implementation. The Tier 1 (high priority) network was identified where bicycle travel was greatest, population and job densities were highest, and where there were the most opportunities to connect regional job concentrations and activity centers

with population centers and the regional transit system. Figure 4-1 shows the Regional Bicycle Transportation Network corridors.

The intent of the Regional Bicycle Transportation Network is to encourage planning and implementation of future bikeways by cities, counties, park agencies, and the state that will integrate a seamless network of on-street bikeways and off-road trails to most effectively improve conditions for bicycle transportation region-wide. The Regional Bicycle Transportation Network corridors are intended to serve as the “backbone” arterial system for biking in the region. Figure 4-2 shows existing and planned regional trails with regard to the Regional Bicycle Transportation Network corridors and also highlights the overlap between bicycle recreation and bicycle transportation networks.

Existing regional trails or segments of regional trails that serve a transportation function were included in the proposed Regional Bicycle Transportation Network, such as the Cedar Lake Regional Trail, the Samuel Morgan Regional Trail, and portions of the Luce Line Regional Trail.

For more information on the Regional Bicycle Transportation Network, please refer to the *2040 Transportation Policy Plan. (insert link to Regional Bicycle Transportation Network section of 2040 TPP in the final version of the 2040 RP3).*

Figure 4-1. Regional Bicycle Transportation Network Corridors

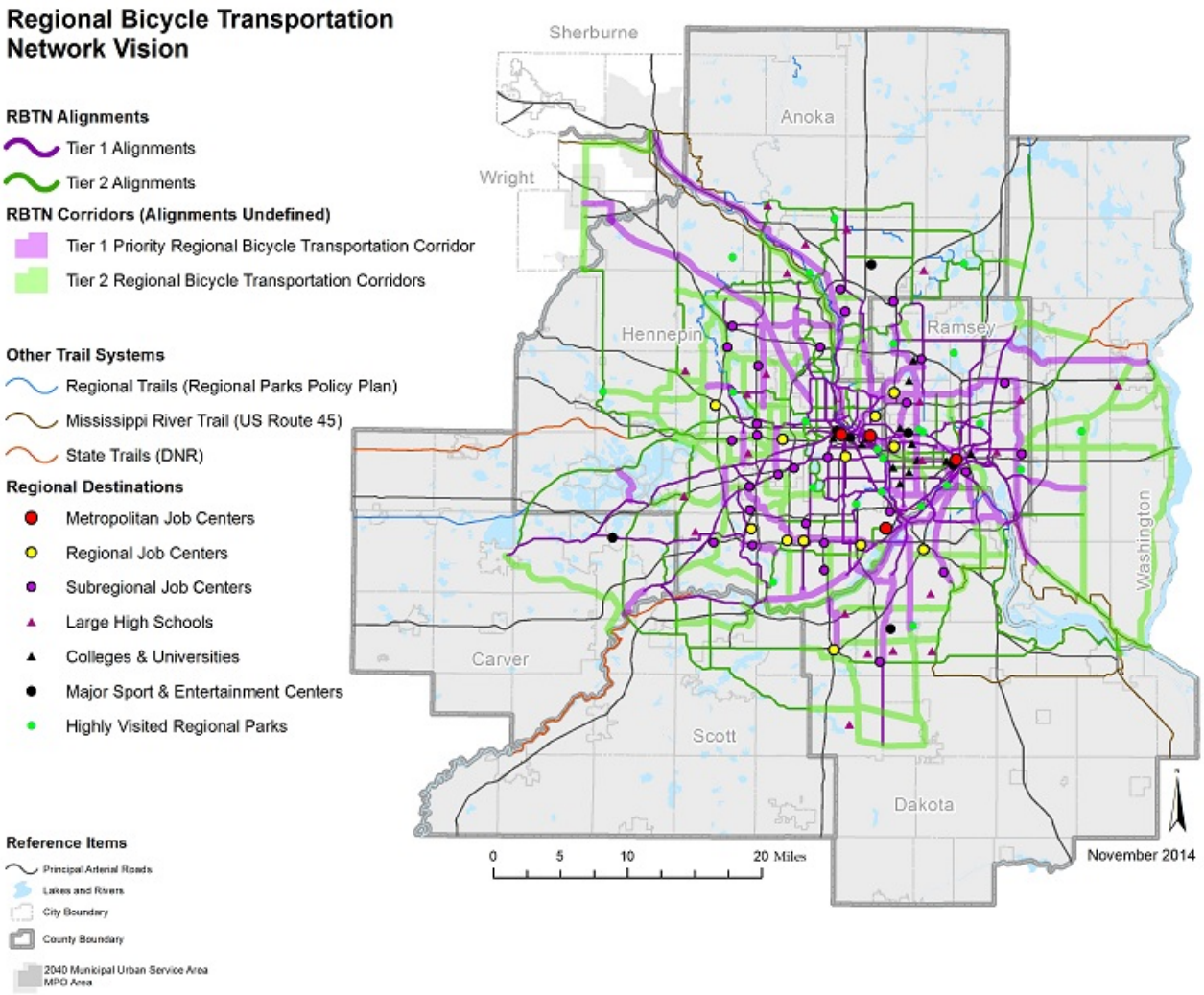
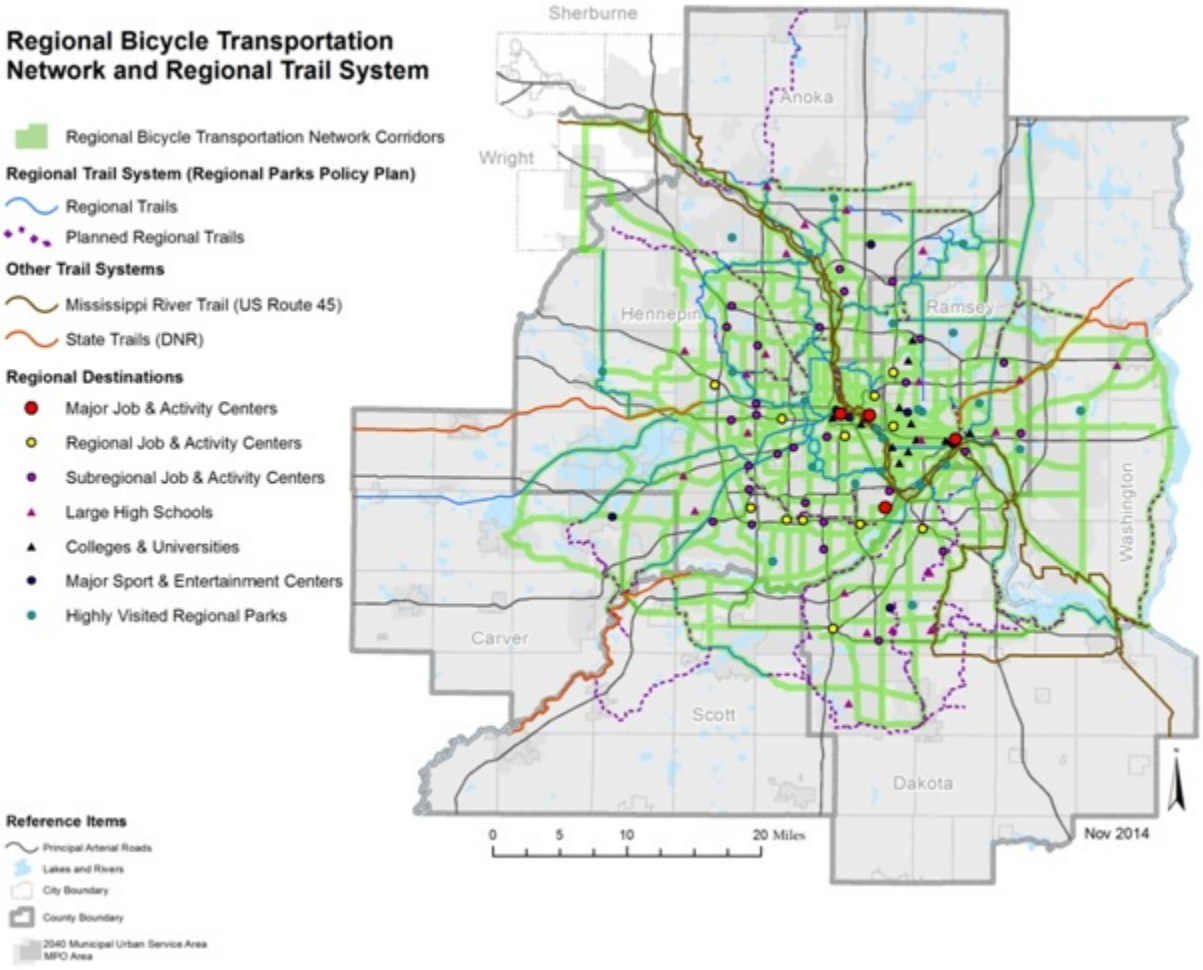


Figure 4-2. Regional Bicycle Transportation Network Corridor and Regional Trails



Siting and Acquisition Policy:

Identify lands with high-quality natural resources that are desirable for Regional Parks System activities and put these lands in a protected status so they will be available for recreational uses and conservation purposes in perpetuity.

Siting and Acquisition − Strategy 1: Lands with natural resource features and/or access to water will have priority over other proposed park land.

Future Council designation of lands for the Regional Parks System should emphasize important natural resource features, access to water bodies, and natural resource features that enhance outdoor recreation. Geographic balance or proportionate distribution tied to population distribution patterns can be given weight when natural resource features can be provided through restoration.

The legislative charge to the Council is to prepare a policy plan that "…shall identify generally the areas which should be acquired by a public agency to provide a system of regional recreation open space comprising park district, county and municipal facilities, which, together with state facilities, reasonably will meet the outdoor recreation needs of the people of the metropolitan area and shall establish priorities for acquisition and development" (Minn. Stat. 473.147, subd. 1).

Regional recreation open space is defined as "…land and water areas, or interests therein, and facilities determined by the Council to be of regional importance in providing for a balanced system of public outdoor recreation for the metropolitan area, including but not limited to park reserves, major linear parks and trails, large recreation parks, and conservatories, zoos, and other special use facilities" (Minn. Stat. 473.121, subd. 14).

Water is a major attraction in almost every park unit of the Regional Parks System and an amenity along many regional trails. Most surface water is public, with the waterbeds owned by the state, so it is appropriate to provide access to these water bodies through the Regional Parks System.

Major considerations in deciding which lands should be brought into the Regional Parks System are:

- Acquiring lands with natural qualities most desirable for the outdoor recreational activities
- Protecting an important natural resource feature, such as linking other natural resource areas or water bodies together, which in turn provide a larger natural habitat opportunity; help protect or improve water quality, or provide a larger habitat for protected or endangered species
- Assuring that regional park facilities are evenly distributed around the metropolitan area or distributed in proportion to the existing and forecasted urban development

The legislative directive is clear that the land should be of "regional importance." Regional importance is not directly defined in the law, but the legislative directive requires that regional parklands, plus state facilities, should reasonably meet the outdoor recreation needs of the people of the metropolitan area. Therefore, lands of "regional importance" would be comparable in size, draw users from rather large geographic areas, and contain natural resources similar to the state parks and trails in the metropolitan region. Lands that serve only a municipality or neighborhood would not be considered to have "regional importance."

Past acquisition activity has tended to favor lands with high-quality natural resources over even geographic distribution. This has produced a Regional Parks System with more lands and facilities in the west and southwest portions of the metropolitan area than in other sectors.

This geographic imbalance in the Regional Parks System is ameliorated by the presence of state parks in the St. Croix Valley and at Fort Snelling and by the existence of a high-quality highway system with most of the regional facilities within a drive of 30 minutes or less from the urbanized area. The restoration of urban areas that include natural resource features (for example, Above the Falls Regional Park and the Bruce Vento Regional Trail and Nature Sanctuary) have provided opportunities to create regional park sites or regional trails that also address the emerging redevelopment of the Urban Centers.

Siting and Acquisition − Strategy 2: Priorities for land acquisition are set by regional park implementing agencies in Council-approved master plans.

Priorities for acquiring park and park reserve lands identified in Council-approved master plans are lands that are available for purchase now, which would be lost to the Regional Parks System if timely action is not taken, and that are:

- Essential to protect the natural resources that define a park or park reserve and make it usable to the public as planned.
- Essential for the park or park reserve to reach its full service potential for regional natural resource-based outdoor recreation as defined in the Council's Regional Parks System plan and the park unit's master plan.

Most master plans provide for a range of recreational activities and developments that require lands in addition to those strictly needed to protect and enjoy the prime natural resource base. The full intent of the master plan will not be realized until these additional lands have been acquired for the system.

All privately owned parcels within a Council-approved master plan boundary are "inholdings" until they are acquired. Some parcels have homes on them and are called "residential inholdings." The acquisition of inholding parcels − especially those containing homes or those likely to be developed for residential or other urban uses − should be protected by first-right options to purchase, official mapping, life estates or other means. It is imperative that efforts are made to acquire these parcels because every time the land is sold to another private party, the land remains unavailable for Regional Parks System purposes. If once-vacant land is developed for housing or other uses, it may become unreasonably expensive to acquire and is essentially lost to the Regional Parks System.

The Council, with the advice of the Metropolitan Parks and Open Space Commission, will work with regional park implementing agencies to systematically review inholding parcels that have been developed to determine whether the land is essential to protect the natural resources that define the park and make it usable to the public as planned, or whether the land is essential for the park or park reserve to reach its full service potential for regional natural resource-based outdoor recreation as defined in this policy plan and the park unit's master plan. The results of that review may conclude that some parcels or a portion of a parcel no longer meet those requirements and should be removed from the park's boundary through a master plan amendment. For example, historically small parcels with homes on the edge of parks have either been removed from the park boundary or subdivided, with the undeveloped land acquired for the park and the home removed from the park boundary.

Because of strong public attraction to water resources, acquisition of any additional public water frontage identified in a Council-approved master plan should be given a very high priority. The high demand and rapidly escalating value of water frontage will only make those lands more costly in the future. The priority is to acquire water frontage lands when they are most affordable − when they are undeveloped or, at least, developed with less expensive homes. Trying to convert land with water frontage to public use after it's been fully developed is politically difficult and very expensive.

Siting and Acquisition − Strategy 3: New regional trails must serve a regional audience and provide connections between regional parks, park reserves, and regional trails without duplicating an existing trail.

To qualify for regional trail status, an existing or proposed trail:

- must serve a regional audience, based on visitor origin and service-area research on regional trails
- should not duplicate an existing trail, and
- should connect two or more units of the Regional Parks System

The trail may include part of an existing county or local trail if it is a destination itself, providing a high-quality recreation experience that traverses significant natural resource areas where the trail treadway will have no adverse impact on the natural resource base, and/or it links two or more units of the Regional Parks System.

The regional trail system in the metropolitan area is like the highway system, with regional and local components. The regional component consists of trails in the regional trail system and state administered trails. These trails are complemented by shorter, local trails, which may eventually feed into units of the regional trail system. The opportunities for interesting regional trail recreation experiences are substantially enhanced where local trails intersect with or are reached by elements of the regional system.

The Council has defined two major types of trails to serve the region: 1) destination or greenway trails and 2) linking trails. Destination or greenway trails typically follow along routes with high-quality natural resources, which make the trail itself a destination. Linking trails, on the other hand, are predominately intended to provide linkages between various Regional Parks System units, most notably regional parks or park reserves.

Destination Regional Trails or Greenways should be located to reasonably maximize the amount of high-quality natural resources within the trail corridor boundaries. For destination regional trails or greenways, there should be no spacing minimums or maximums between them; instead, the decision to locate the trail should be based on the availability of existing high-quality natural resources or the opportunity to restore, enhance, protect, or re-create natural resources.

The main criterion used to define regional parks and park reserves − the presence of high-quality natural resources − is also relevant to the location of a destination regional trail or greenway. Attractive settings contribute strongly to the quality of trail recreational experience. Since trails or greenways are

linear elements, areas along rivers and streams or chains of lakes are excellent candidates for incorporation into the regional trail system.

Natural features in the greenway or adjacent to the trail treadway serve ecological and environmental educational purposes, too. Restoration and management practices emphasizing native species can maintain and enhance the aesthetic, habitat, and other resource values of these areas.

Linking Regional Trails should be located within the Metropolitan Urban Service Area and may be located in the Rural Service Area of the region, as defined in Chapter 1. For linking regional trails, any two trails running parallel to each other, and not separated by natural or human-built barriers, should be at least 1.5 miles apart so as not to overlap the localized service area of those trails. Whenever possible, linking regional trails should be located to reasonably maximize inclusion of high-quality natural resources and connections to local trails, areas of lifecycle and affordable housing, the transit network, and areas of infill and redevelopment.

Visitor origin data from the Council's *2008 Regional Parks and Trails Survey* indicate that regional trails in the metropolitan area are used most by people who live nearby or can reach the trail in a short bicycle trip or drive. Therefore, a priority is to develop trail corridors in the Metropolitan Urban Service Area, where more than 90% of the population lives. Some of the metropolitan area's inner-ring suburbs are not close to regional parks and don't have large tracts of land that would be available for future development of parks for the regional system. Regional trail development should be pursued in these suburbs when the need has been identified, to help achieve geographic balance of Regional Parks System facilities.

In the Metropolitan Urban Service Area, attention should be given to both high-quality natural resources and to major human-built or developed resources in the fully developed areas. Interesting human-built resources include historical and architectural buildings and sites, education facilities, cultural facilities, and major public and private buildings. Utilizing the surface rights of underground utility corridors, such as large sewers, for trail purposes protects the utility for access/maintenance and provides a linear corridor for the trail.

When determining the boundaries of regional trail corridors, regional park implementing agencies should consider high-quality natural resource lands adjacent to the trail treadway to enhance the natural resource values of the trail. This is especially appropriate when the trail treadway is primarily an abandoned rail bed, in a power line corridor, or along a highway. These pockets of natural areas not only enhance the recreational experience of the trail user but also enhance the values of the primary land near the entire trail. Retaining these areas in their natural condition is the best use of the land, especially if it would be difficult to develop them for other land uses. An example would be including wetlands adjacent to the trail within the trail boundary. The wildlife habitat, water-quality values, plus the aesthetic values of the wetlands enhance the trail user's experience and encourage best land-use practices, since the wetland could not be developed economically compared to "dry" land.

Regional trails may pass through local parks along their route. The regional trails can enhance access to these local parks, and the parks may provide amenities for trail users. Because of this synergy, there may be a desire to incorporate these local parks into the regional trail corridor. However, these local parks may not be regionally significant and may only serve a local audience. In determining whether an

existing local park should become part of the regional trail corridor, the Council will evaluate the request in terms of its regional importance and whether the park itself serves a regional or local audience.

As described in Chapter 3, the 2040 Regional Parks System Plan Map includes over 700 miles of planned regional trails and regional trail search corridors throughout the region. Regional trails are one component of a more comprehensive bicycle and pedestrian network, which serves recreation and transportation purposes. To that end, future regional trail proposals need to be evaluated within a comprehensive, region-wide framework, most notably within the context of the Regional Bicycle Transportation Network. This framework will ensure that regional facilities are not duplicated.

The Council will work with all of the regional park implementing agencies to better integrate the regional trail network across jurisdictions and to assess the role of proposed regional trails with respect to the Regional Bicycle Transportation Network. Additionally, efforts will include a comprehensive evaluation of funding for the regional trail system.

Siting and Acquisition − Strategy 4: Special recreation features must enhance services and facilities already offered, not compete with or duplicate them.

Special recreation features proposed for inclusion in the Regional Parks System must:

- Be unique and complement or enhance the services already offered by the regional system
- Be capable of functioning within the existing management structure of the Regional Parks System
- Not duplicate or compete with recreation facilities adequately provided by the public or private sector
- Not drain funds from other facilities in the system either because they have an existing or committed financial base or because a prior agreement for a public subsidy has been reached that is in the public's interest
- Demonstrate the existence or potential for drawing a sizable number of people from throughout the metropolitan area
- Be tied to natural resources
- Be approved by the Council through the master plan process

Regional Parks System legislation indicates that the system should contain parks, park reserves and trails, and zoos, conservatories, and "other special-use facilities" (Minn. Stat, 473.121, subd. 14). The term "other special-use facilities" is not defined in legislation. This policy plan refers to them as a special recreation feature, which is defined to be a facility that preserves, maintains, and provides specialized or single-purpose recreational activities, such as:

Nature center	Marina
Zoo	Downhill ski area
Conservatory	Arboretum
Display gardens	Hunter training education facilities
Sites of historic or archeological significance	Bridging facilities*

*Bridging facilities are specialized or single-purpose facilities that are intended to attract and introduce new outdoor recreation users to the Regional Parks System.

Furthermore, special recreation features must:

- Contribute to the inventory of available and needed recreation opportunities
- Contain distinctive developments and/or unique natural landscapes not commonly found in the parks, park reserves, and trails
- Require special programming or management

As of 2014, there are eight special recreation features open to the public:

Como Zoo	Kingswood	Silverwood
Como Conservatory	The Landing	Square Lake
Gale Woods Farm	Noerenberg Gardens	

Planning Policy:

Promote master planning and help provide integrated resource planning across jurisdictions.

Planning − Strategy 1: Regional park implementing agencies are required to prepare a master plan for each Regional Parks System facility it owns and/or operates.

Minn. Stat. 473.313 requires a master plan to be developed by each regional park implementing agency in consultation with all affected municipalities. While the statute requires only one master plan per regional park implementing agency, the Council requires individual master plans for each regional park, park reserve, trail and special recreation feature. Master plans prepared by the regional park implementing agencies are critical in defining the specifics of acquisition, development and operation of regional facilities.

The plans include the regional park implementing agency's estimates of use and costs. The master plan process allows residents to participate in the development of the plan and other units of government to know what is planned for a park and how it affects them. Collectively, these master plans form the regional park implementing agencies' part of the regional system plan. For a regional park implementing agency to receive a grant for acquisition or development through the Regional Parks Capital Improvement Program, the proposed project must be consistent with a Council-approved master plan.

Master plans will be reviewed by the Council for consistency with this and other Council policy plans. Inconsistent plans will be returned with comments to the regional park implementing agency, which must be revised, resubmitted, and approved by the Council to be eligible for Council funding.

Minn. Stat. 473 313 provides for the state mandate on master plans; however, it does not provide guidance on timeliness of revisions. A plan is revised when the regional park implementing agency submits a master plan amendment to the Council to change its original proposal for acquisition and/or development, or when it has developed significant additional detail. The Council may approve or reject

the master plan amendment for cause and return the plan to the regional park implementing agency for revisions to address the Council's concerns.

Master Plan Content Requirements and Funding Process

Each master plan for regional parks, park reserves, and special recreation features must include information for each of these items:

- **Boundaries and acquisition costs.** A list of parcels to be acquired and the estimated total cost and schedule for their acquisition, and information on natural resources, site suitability, special assessments, potential contamination based on data from the Minnesota Pollution Control Agency and other conditions that affect acquisition of the site or location of the boundaries.
- **Stewardship plan:** A program for managing park property, including activities, expenses and anticipated revenue prior to developing the property for recreation purposes. Planned non-recreation uses and disposition of revenue from such use should be detailed.
- **Demand forecast:** The recreational demand to be met by the site as identified by the Council, the regional park implementing agency, or other sources.
- **Development concept:** A plan for recreational development and natural resource management that should include:
    - Description and location of planned development and natural resources management projects.
    - Approximate capacity of each facility.
    - Mapping of existing and planned local and regional trail connections to the site and information on how they relate to development within the park.
    - Wayfinding signage plan, indicating the types of signs and general locations within the park.
    - Information on the source and location of drinking water that is adequate for the recreational uses of the park.
    - Schedule and cost estimates for each project.
    - Conflicts between recreational and natural-resource management needs in developing the park/trail unit should be addressed and resolved. Amendments to an acquisition-phase master plan should be made prior to funding recreation and visitor support facilities if there is insufficient detail on the scale and cost of the facility. Alternatively, the final design/engineering phase of a proposed facility should be funded first, with construction funding provided in a separate capital improvement grant.
- **Conflicts:** Identification of conflicts with other existing or proposed projects or land uses affecting the park/trail unit, including steps necessary for their resolution.
- **Public services:** A description of any non-recreational public services and facilities, such as roads or sewers, needed to accommodate the proposed recreational use, including the timing of these services and the arrangements necessary to provide them.
- **Operations:** Rules, regulations or ordinances affecting the site, including estimated operations and maintenance costs and sources of revenue to operate and maintain recreation facilities and

to manage natural resources in the park/trail unit. The operations plan should indicate how energy to operate and maintain the park unit is being managed and conserved. The plan should also state how solid waste from park users is recycled and disposed of consistent with applicable laws.

- **Public engagement and participation:** A process to engage the public and involve affected agencies, local units of government, and local, state, and federal recreation providers in the development of the master plan. The public engagement process must seek to mitigate existing racial, ethnic, cultural or linguistic barriers and include people of diverse races, ethnicities, classes, ages, abilities and national origin. A master plan must include the public engagement plan and describe the process undertaken to engage those mentioned above. The process must include opportunity for the public to be heard and to have influence over the contents in the master plan. The Council will provide staff assistance, where appropriate.

  Regional park implementing agencies are encouraged to include transportation and transit planners in the development of a master plan, when appropriate.

  The regional park implementing agency shall present the master plan and planned amendments to all affected agencies, local units of government, and local, state and federal recreation providers and address their concerns prior to submitting the plan to the Council. The master plan submitted to the Council shall include a summary of comments received that identifies issues raised and content resulting from engagement efforts.
- **Public awareness:** Plans for making the public aware of services available when the regional park is open, including how to access the park by transit, if applicable.
- **Accessibility:** A plan that addresses accessibility, affordability, and other measures designed to ensure that the facility can be used by people with limited mobility.
- **Natural resources:** As part of the master plan, there should be a natural-resource management component that includes:
  - A Natural Resources Inventory (NRI) as a part of the master plan process. An NRI should include a land cover inventory that is consistent with the Minnesota Land Cover Classification System developed by the Minnesota Department of Natural Resources and the MetroGIS – a consortium of government entities in the region that create, manage and share digital geographic-based data in a geographic information system (GIS). The natural resource inventory should include native plant communities mapped in the Minnesota County Biological Survey and listed species (rare, endangered, and threatened) that are documented in the Natural Heritage Information System. The natural resource inventory may include other land-based information.

    The Council has created the Natural Resources Digital Atlas (NRDA) − an easy-to-use mapping application designed to assist communities and other organizations and users in the Twin Cities metropolitan area to identify and protect locally or regionally significant natural resources. Using consistent, region-wide information based on the above data or tool will assure compatibility with other natural resource inventories that have been completed or will be done in the metropolitan region.

    The Natural Resource Inventory should be a basis for projects/proposals to restore degraded resources and maintain high-quality natural resource features, including the

estimated capital costs of natural resource restoration projects. Regional park implementing agencies should consult with natural resource professionals in the design and final construction of park facilities, especially trails, that are adjacent to or cross over natural resource areas. The final design and construction should allow the public to view and enjoy these natural habitats with minimal adverse impact on that habitat.

- Information on how surface water and groundwater resources in the unit, including wetlands, will be protected. This should include standards and requirements that are consistent with the Minnesota Pollution Control Agency's best management practices for stormwater management. The master plan should include provisions to, first, avoid wetland impacts; second, minimize impacts; and, finally, mitigate impacts when no other options are available.
- Information on how vegetation will be managed.

The effective date for these master plan requirements is July 1, 2015 in acknowledgement of regional park implementing agency planning processes that may be underway when the 2040 Regional Parks Policy Plan is adopted. Master plans submitted to the Council prior to this date will be reviewed subject to the requirements outlined in the 2030 Regional Parks Policy Plan.

Master plans for regional linking trails:

Each master plan for a regional linking trail must include information for each of these items:

- **Boundaries and acquisition costs:** A list of parcels to be acquired and the estimated total cost and schedule for their acquisition, and information on natural resources, site suitability, special assessments, potential contamination based on data from the Minnesota Pollution Control Agency, and other conditions that affect acquisition of the site or location of the boundaries
- **Demand forecast:** The recreational demand to be met by the trail, as identified by the Council, the regional park implementing agency, or other sources
- **Development concept:** A plan for development, including schedule and cost estimates for the project. The plan should include:
  - Mapping of existing and planned local and regional trail connections to the trail corridor
  - Wayfinding signage plan, indicating the types of signs and general locations along the trail corridor
- **Conflicts:** Identification of conflicts with other existing or proposed projects or land uses affecting the park/trail unit, including steps necessary for their resolution
- **Public services:** A description of any non-recreational public services and facilities, such as roads or sewers, needed to accommodate the proposed trail, including the timing of these services and the arrangements necessary to provide them.
- **Operations:** Rules, regulations or ordinances affecting the trail, including estimated operations and maintenance costs and sources of revenue to operate and maintain the trail.

- **Public engagement and participation: :** A process to engage the public and involve affected agencies, local units of government, and local, state, and federal recreation providers in the

development of the master plan. The public engagement process must seek to mitigate existing racial, ethnic, cultural or linguistic barriers and include people of diverse races, ethnicities, classes, ages, abilities and national origin. A master plan must include the public engagement plan and describe the process undertaken to engage those mentioned above. The process must include opportunity for the public to be heard and to have influence over the contents in the master plan. The Council will provide staff assistance, where appropriate.

Regional park implementing agencies are encouraged to include transportation and transit planners in the development of a master plan, when appropriate.

The regional park implementing agency shall present the master plan and planned amendments to all affected agencies, local units of government, and local, state and federal recreation providers and address their concerns prior to submitting the plan to the Council. The master plan submitted to the Council shall include a summary of comments received that identifies issues raised and content resulting from engagement efforts.

- **Public awareness:** Plans for making the public aware of services available when the regional trail is open, including how to access the trail by transit, if applicable.
- **Accessibility:** A plan that addresses accessibility, affordability, and other measures designed to ensure that the facility can be used by people with limited mobility.

The effective date for these master plan requirements is July 1, 2015 in acknowledgement of regional park implementing agency planning processes that may underway when the 2040 Regional Parks Policy Plan is adopted. Master plans submitted to the Council prior to this date will be reviewed subject to the requirements outlined in the 2030 Regional Parks Policy Plan.

Master plans for regional destination trails or greenways:

Master plans for regional destination trails or greenways shall include all of the elements outlined above for regional linking trails as well as a stewardship plan and natural resource inventory:

- **Stewardship plan:** A program for managing the surrounding greenway areas and natural resource features.
- **Natural resources:** As part of the master plan, the natural resource management component should include:
  - A Natural Resources Inventory (NRI) as a part of the master plan process. An NRI should include a land cover inventory that is consistent with the Minnesota Land Cover Classification system developed by the Minnesota Department of Natural Resources and Metro GIS – a consortium of government entities in the region that create, manage and share digital geographic-based data in a geographic information system (GIS).

    Using the same NRI format will ensure compatibility with other natural resource inventories that have been completed or will be done in the metropolitan region. The natural resource inventory should include native plant communities mapped in the Minnesota County Biological Survey and listed species (rare, endangered, and threatened) that are documented in the Natural Heritage Information System.

- The Natural Resource Inventory should be a basis for projects/proposals to restore degraded resources and maintain high-quality natural resource features, including the estimated capital costs of natural resource restoration projects. Regional park implementing agencies should consult with natural resource professionals in the design and final construction of the trail/ greenway, that are adjacent to or cross over natural resource areas. The final design and construction should allow the public to view and enjoy these natural habitats with minimal adverse impact on that habitat.
- Information on how surface water and groundwater resources in the unit, including wetlands, will be protected. If appropriate, this should include standards and requirements that are consistent with the Minnesota Pollution Control Agency's best management practices for stormwater management. The master plan should include provisions to, first, avoid wetland impacts; second, minimize impacts; and, finally, mitigate impacts when no other options are available.
- Information on how vegetation will be managed.

Design Considerations for Master Plans

The *2040 Regional Parks Policy Plan* incorporates the policy direction provided by *Thrive MSP 2040* to:

- Promote expanded multimodal access to regional parks, regional trails, and the transit network, where appropriate
- Strengthen equitable usage of regional parks and trails by all our region's residents, such as across age, race, ethnicity, income, national origin, and ability

To respond to these goals, regional park implementing agencies are encouraged to consider the following design elements in a regional park or trail master plan.

Promote expanded multimodal access:

- Provide connections to transit stops or park-and-rides when designating the alignment of a regional trail, where appropriate
- Provide bike racks and lockers located near activity areas in regional parks so visitors can safely store their bikes as they recreate
- Design multiple entrance points to a regional park to make it easier for bicyclist or pedestrian to access the park, where appropriate

Strengthening equitable usage:

- Provide amenities suited for the aging population and/or those with limited mobility, such as:
  - Siting picnic areas or short, looped trails close to parking lots or points of access
  - Providing benches as appropriate intervals along trails
- Designing non-fee picnic areas that accommodate mid-sized groups (for example, 15-25 people), which would allow for spontaneous gatherings:

  - Does not need to be a formal picnic shelter − could be a number of picnic tables grouped together
  - Would not require an advance reservation
  - Does not replace picnic areas that require reservations − both options may be offered

- Clustering of amenities for multigenerational family gatherings, such as picnic areas near playgrounds and open ball fields

Funding Process for Capital Projects

With regard to financing the construction of recreation and visitor support facilities proposed in a master plan, it is important that there is sufficient detail about the facility in the master plan and that the regional park implementing agency is ready to construct the facility when funds become available. As a condition for requesting Regional Parks System development funds in the first biennium of the regional parks capital improvement program (CIP), the Council will require regional park implementing agencies to assess and report to the Council whether sufficient information on the cost of the facility has been provided in the master plan and that the project's construction can begin if funds are provided.

Alternatively, the regional park implementing agency may choose to request capital improvement funds to finance the final design/engineering of the facility in the first biennium of the CIP and a separate grant for the facility's construction in the second biennium of the CIP. In either case, the regional park implementing agency must provide an opportunity for the general public and agencies affected by the particular park or trail to participate in the process to amend a master plan or the final design/engineering phase of a facility prior to funding its construction.

If a master plan amendment is needed before funding the construction of a facility, the regional park implementing agency must provide the general public and affected local units of government an opportunity to participate in the process, as outlined the master plan requirements described above.

Planning − Strategy 2: Promote enhanced multimodal access to regional parks, regional trails and the transit system, where appropriate.

The Regional Parks System plays a key role in advancing the livability of the region by increasing access to nature and outdoor recreation, thereby supporting healthy lifestyles and active living. The Council has a unique opportunity to help achieve this objective, through its roles in planning and operating the transit system, as well as planning for the Regional Parks System.

In 2014, Council staff conducted a stakeholder work session that included regional park implementing agency representatives, transportation and transit planners, land use planners, and park planning partners to discuss ideas to support this strategy. The ideas generated in the work session are classified into concepts that regional park implementing agencies are encouraged to consider and projects or discussions that the Council will pursue.

In addition to design considerations for master plans discussed in the previous section, regional park implementing agencies are encouraged to:

- Provide transit schedules and information at regional parks that are served by transit

- Include information on how to access a regional park or trail by transit on their agency's website, where applicable
- Improve wayfinding signage
- Promote regional trails with existing Transportation Management Organizations (TMOs). A TMO is public-private partnership that provides marketing and advocacy to promote multi-modal options for daily commutes
  - Commute Solutions: serves Anoka County
  - Commuter Connection: serves downtown Minneapolis
  - Commuter Services: serves Bloomington, Eden Prairie, Edina, Minnetonka, and Richfield along the Interstate 494 corridor
  - Smart Trips: serves Saint Paul
- Coordinate with local jurisdictions to identify and plan for local trail connections to regional parks and trails as well as last mile connections from transit
- Collaborate with bike-share programs to site bike stations near regional parks and trails

The Council will explore the following projects:

- Develop an integrated web application that identifies how to access regional parks and trails using alternative transportation.
- Collaborate with local agencies to develop a Bicycle and Pedestrian Wayfinding Best Practices Guide
- Collaborate with Metro Transit or local transit providers to determine the feasibility of the following actions:
  - Promoting regional parks at bus stops
  - Exploring options for siting new park-and-rides near or adjacent to regional parks, or new regional trails near park-and-rides or fixed-route transit lines
  - Promoting a transit day pass or family pass to regional parks
  - Providing free rides to large special events in regional parks
  - Adding transit stops that are convenient to regional parks and trails

Planning − Strategy 3: Joint-powers agreements for regional trails are encouraged.

Regional park implementing agencies are encouraged to enter into joint-powers agreements with local governments regarding the acquisition and operations/maintenance of regional trails.

Joint-powers agreements need not be identical, but regional park implementing agencies are encouraged to negotiate arrangements that:

- address the primary issue of how trail land ownership is controlled and how the trail is going to be managed, and
- ensure that the trail will be open to all people (not restricted by residence). The trail should be treated as a truly regional facility, since it will be eligible for regional and state funds to finance

its acquisition, development and operations/maintenance once the Council has approved a master plan for the regional trail

The duration of the joint-powers agreements should last the expected life of the trail and should be included in the trail master plans submitted to the Council as an assurance that any funds provided by the Council for the trail would be spent consistent with the Council-approved trail master plan.

Regional trails usually extend through several communities. Unlike regional parks, where the regional park implementing agency owns the park and usually coordinates with one or two local governments, regional trails affect several local governments and the land on which the regional trail travels may not be owned by the regional park implementing agency. The regional park implementing agency may lease the trail land and manage it through a joint-powers agreement with a local jurisdiction.

Regional park implementing agencies should include a copy of any joint-powers agreements as part of the regional trail master plan. This assures the Council that any funds it provides or passes on for the trail's acquisition, development or operations/maintenance will be consistent with the Council-approved master plan.

Planning − Strategy 4: Projects may share costs, if they are consistent with a Council-approved master plan.

Projects that are consistent with a Council-approved master plan but exceed regional need as determined by the Council may proceed on a cost-sharing basis. Regional park implementing agencies must obtain Council approval in advance of undertaking cost-shared developments.

It is possible that a regional park implementing agency may wish to make improvements that substantially differ in type, size, scale or cost from those in the Council-approved master plan and the adopted CIP, in order to meet expanded local recreational demands or satisfy above-average quality standards. These improvements are subject to Council approval of an amended master plan.

The master plan must include a funding proposal under which regional funds will be used only for the regional service facilities, not for facilities intended to serve local needs. In fairness to other regional park implementing agencies, it is necessary for the Council to limit funds to what is necessary to cover average improvements that will deliver adequate services, and not to pay for excessively ornate or elaborate facilities.

Even if all of the improvement funds come from regional park implementing agency sources or are raised through cost-sharing arrangements with other governments or the private sector, the regional park implementing agency must secure Council approval of a master plan amendment. The improvements are to be developed on Regional Parks System lands that are committed to specific long-term planned uses. These lands must be protected from the intrusion of activities and developments that are incompatible with the planned uses of the regional parks, park reserves, and trails, regardless of how the development was funded.

The regional park implementing agency may be required to pay the full amount or the extra portion of the project cost when the regional park implementing agency wants to develop a facility sooner than the Council has determined that it is needed to meet regional demand, or at a scale greater than regional demand warrants, or at a higher cost than the Council finds necessary to serve the regional interest. The following conditions apply to projects funded on a cost-sharing basis:

- The project must meet the same requirements of master planning and Council approval as any other Regional Parks System projects.
- Costs incurred by the regional park implementing agency as the local share of the project are not reimbursable.
- Where funds are available from private sources or sources other than the regional park implementing agency to share in project costs, the Council will work directly with the affected regional park implementing agency.

Finance Policy:

Provide adequate and equitable funding for the Regional Parks System units and facilities in a manner that provides the greatest possible benefits to the people of the region.

Finance − Strategy 1: Funds will be granted only to regional park implementing agencies.

Any funds provided by or through the Council for the Regional Parks System will be granted only to regional park implementing agencies for projects consistent with Council-approved master plans, capital improvement programs, or state law. As previously noted in Chapter 2, and defined by Minn. Stat. 473.351, the regional park implementing agencies are:

Anoka County
City of Bloomington
Carver County
Dakota County
Minneapolis Park and Recreation Board
Ramsey County
City of Saint Paul
Scott County
Three Rivers Park District
Washington County

Finance − Strategy 2: Capital Improvement Program funds are used for acquisition, development, and redevelopment of Regional Parks System units.

Development in Regional Parks System units should be based on the principle of providing and maintaining quality public park areas and facilities primarily for residents of the metropolitan area. The eligibility criteria (not in any priority order) for development and rehabilitation of regional park reserves, parks, trails, and special recreation features are:

- Projects that provide new facilities, rehabilitate facilities, or increase capacity where there is documented existing or projected high use, and where there will be no adverse effect on the natural resource base.

- Projects continuing a phased high-priority project or one of relatively high priority that is timed with other public improvement projects to achieve significant economies in cost of construction.
- A project providing a specific facility that meets a documented need, is currently not available, or is significantly under-represented in the system where there will be no adverse effect on the natural resource base.
- Regional trails that connect to other trails or regional facilities or extend existing trails.
- Natural resource restoration, invasive species control and other types of resource restoration and protection projects.
- Acquisition of parkland parcels or reimbursement for parkland parcels.
- Matching non-state and non-Council funds to develop/rehabilitate recreation facilities or restore natural resource areas is encouraged.
- Projects that provide essential facility improvements and natural resource enhancements to allow for the initial public use of a regional park once there is adequate demand and acquisition base to support the development.

Early efforts of the Regional Parks System program focused on acquiring desirable tracts of land and incorporating existing park facilities that are valuable to the region. Since the lands in question were being used, or were intended to be used, for some form of recreation, it was recognized that eventually the new lands would require development and the facilities in the older parks would have to be redeveloped through replacement or reconstruction.

Regional park implementing agencies are responsible for the development and rehabilitation needs for their units in the Regional Parks System. Each regional park implementing agency ranks its proposed development and rehabilitation projects for possible inclusion in the capital improvement program of the Council. All of the proposed development and rehabilitation projects may be desirable, but some − due to their location, their existing use or intended use − tend to be more valuable from a regional standpoint than others.

Adding recreational facilities to Regional Parks System units must not adversely affect the natural resource base that justifies the park or trail's regional designation. Regional park implementing agencies need to balance the carrying capacity of the recreational facilities against the carrying capacity of the park or trail corridor.

For regional trails, regional park implementing agencies are encouraged to connect existing trails to other Regional Parks System units, most notably regional parks and park reserves. Regional park implementing agencies are encouraged to negotiate with local communities and landowners to provide fencing or vegetative screening to meet safety and local community concerns. Fencing and screening along new or existing regional trails may be grant-eligible development costs. The Council and the Metropolitan Parks and Open Space Commission will consider such costs when reviewing trail development master plans and trail development funding requests. Excessive screening or fencing beyond a reasonable minimum should be cost-shared with the adjacent landowner since the additional cost provides no benefit to the trail-using public.

Finance − Strategy 3: Ensure Parks and Trails Legacy Funds are spent in a manner that conforms to the statewide Parks and Trails Legacy Plan.

The Council is the fiscal agent responsible for administering appropriations from the Parks and Trails Legacy Fund to the regional park implementing agencies. It is imperative that the Council ensures the Parks and Trails Legacy dollars are spent in the intended manner. To that end, the Council will ensure regional park implementing agencies target the funds to projects that capture the strategic direction outlined in the Parks and Trails Legacy Plan.

The Parks and Trails Legacy Plan, described in greater detail in Chapter 5, specify four strategic directions:

- *Connect people and the outdoors*
- *Acquire land, create opportunities*
- *Take care of what we have*
- *Coordinate among partners*

The four strategic directions parallel the policy direction put forward in Minnesota's Statewide Comprehensive Outdoor Recreation Plan (SCORP, 2014). Most notably, SCORP, citing changing population demographics and declining per-capita participation in nature-based outdoor recreation, emphasizes the importance of connecting people to the outdoors.

While regional park implementing agencies do a great deal to connect people to the outdoors, and their efforts should not be diminished, the additional funds made available by the Legacy Amendment enable them to do more in this regard. The additional funding allows for the enhancement of what is already being done and be innovative and creative in trying to capture and serve a broader and more diverse population.

Considering the statewide significance of connecting people to the outdoors, a percentage of Parks and Trails Legacy Fund dollars should be used for that purpose. In 2015, the Council − in close collaboration with regional park implementing agencies, Parks and Trails Legacy Advisory Committee, and other partners and stakeholders − will identify a minimum percentage of Parks and Trails Legacy appropriations that should be used to "connect people and the outdoors." Once determined and approved by the Council, the Council will require regional park implementing agencies to adhere to the determined minimum level of spending as it pertains to their annual share of the Parks and Trails Fund appropriations. It is important to note this in no way alters the funding formula that is applied to the overall Parks and Trails Legacy Fund appropriation. The minimum level of spending would be initiated during the 2018-2019 biennium, which begins on July 1, 2017.

Finance − Strategy 4: Investments to be funded by the Capital Improvement Plan and Parks and Trails Legacy Fund must be included on the legislatively authorized project list.

To access its share of grant funds from the Capital Improvement Program and Parks and Trails Legacy Fund, a regional park implementing agency must have the proposed project included on the

appropriate legislatively authorized project list. In certain circumstances, projects can be amended and the process for such an event is described in subsequent content.

Finance − Strategy 5: Where appropriate, equity will be a consideration in Regional Parks System funding and investment.

Thrive MSP 2040 states the Council will "strengthen equitable usage of regional parks and trails by all our region's residents, such as across age, race, ethnicity, income, national origin, and ability". Thrive MSP 2040 also states that the Council will use equity as a lens to evaluate its operations, planning, and investments. An equity lens, otherwise called an equity analysis toolkit or equity impact assessment, is a tool government agencies use to collect information related to their major activities. Many government agencies throughout the country are using an equity lens to inventory, monitor, and institutionalize equity principles. Typically, an equity lens consists of a short series of open-ended questions that clarify both the positive and adverse impacts a project may have on equity. As of 2014, the Council does not have an equity lens developed.

The Council, in collaboration with external partners and stakeholders, will develop a Council-wide equity lens to use to evaluate its operations, planning, and investments. The developed equity lens will serve as a base for creating an equity lens specific to the Regional Parks System, which will be called a Regional Parks System equity toolkit. The Council and the Regional Parks and Natural Resources unit staff will work in close collaboration with regional park implementing agencies, partners, community based organizations, advocacy groups, and other stakeholder groups to develop a Regional Parks System equity toolkit in 2015. Similar to the Council-wide equity lens, the Regional Parks System equity toolkit will be a short series of open-ended questions. Once approved by the Council, the Regional Parks System equity toolkit will be used by regional park implementing agencies and the Council in specific ways described in the following paragraphs.

Using the Regional Parks System equity toolkit, the Metropolitan Parks and Open Space Commission and Council will be involved in the prioritization of the project list proposed for funding for the Capital Improvement Program and Parks and Trails Legacy Fund.

As noted previously, for both the Capital Improvement Program and the Parks and Trails Legacy Fund, a list of projects must be provided to the state for legislative approval on a predetermined schedule. While regional park implementing agencies possess the greatest knowledge of the needs of their respective park and trail units, the Council has a role in reviewing and assessing the ranked list of proposed projects, from both a regional and fiscal perspective, before it is submitted to the state.

The Metropolitan Parks and Open Space Commission and the Council will evaluate the project lists using the Regional Parks System equity toolkit. Therefore, the regional park implementing agencies will be required to respond to questions included in the Regional Parks System equity toolkit for each proposed project on their respective project list. To evaluate the proposed list of projects submitted by the regional park implementing agencies, the Metropolitan Parks and Open Space Commission and the Council will discuss and evaluate the proposed projects based on the benefit a particular project may provide to all the region's residents, the needs and preferences of specific under-served populations, and the unintended consequences of the project. On occasion, based on the Council's evaluation, the Council may elect to recommend shifting the order of the prioritized list. Reprioritization will in no way apply to regional park implementing agency projects that serve as a match to Federal or State funds.

Given the state funding cycle for each fund source, the process outlined above would take effect at different times. For Parks and Trails Legacy Fund dollars, the process would be initiated during the 2018-2019 biennium funding cycle (beginning on July 1, 2017). For Capital Improvement Program dollars, the process would be initiated for 2019 fiscal year (beginning on July 1, 2018).

It is important to note that the review of proposed projects will in no way alter an agency's share of funding received from either the Capital Improvement Program or the Parks and Trails Legacy Fund.

Require regional park implementing agencies to complete a Regional Parks System equity toolkit in grant applications.

The Regional Parks System equity toolkit, once adopted, will also be completed by regional park implementing agencies when they submit grant applications. The Regional Parks System equity toolkit will not be used for screening purposes or to determine eligibility of funding, but will provide the Council a mechanism to track and monitor progress toward strengthening equitable use of the Regional Parks System.

Using Council bonds, the Council will create, fund, and administer a set-aside competitive grant program for capital projects explicitly aimed to strengthen equitable usage of the Regional Parks System.

The Council will levy Council bonds annually to fund a competitive grant program that is used solely to strengthen equitable use of the Regional Parks System. Considering existing limitations on Council bonds, the grant program will only provide funding for acquisition, development, or redevelopment projects in the Regional Park System.

To develop this grant program, the Council will work in close collaboration with regional park implementing agencies, partners, community-based organizations, advocacy groups, and other stakeholder groups in 2015 to formulate criteria and measures for awarding grants to regional park implementing agencies for capital projects aimed to strengthen equitable use.

The amount available for the grant program would vary annually. The amount available is primarily determined by four factors: 1) the Council's $40 million limit on outstanding park bond debt at any given time (Minn. Stat. 473.325), 2) the Council's policy to limit park bond levying to $7 million annually, 3) the amount required to fulfill Council's obligated match to state funds, as it pertains to other Regional Parks System grant programs, and 4) Council approval to levy bonds.

Finance − Strategy 6: The Council may reimburse regional park implementing agencies for the costs of acquiring some lands before they have been made part of the Regional Parks System or for development projects undertaken before they can be financed through the Metropolitan Regional Parks Capital Improvement Program.

Reimbursement for acquisition of land not currently designated in the 2040 Regional Parks Policy Plan

Reimbursement will be considered for early acquisition of land that is not currently designated as regional recreation open space by the Council in the *2040 Regional Parks Policy Plan* under certain conditions.

If land is acquired or protected under an option to purchase by a regional park implementing agency, or an entity under contract with that agency while the Council considers adding the land to the Regional Parks Policy Plan via a public hearing process, the Council will consider reimbursing the regional park implementing agency for the costs to acquire or protect the land via an option to purchase under the following conditions:

- The Council is informed in writing of the land acquisition or option to purchase before it occurs.
- The Council makes a preliminary finding through staff analysis that the proposed regional park unit is consistent with Siting and Acquisition Strategy 1 and the size/service area requirements for the applicable regional park system unit are met.
- The Council conducts a public hearing to designate the acquired land as regional recreation open space based on a draft acquisition master plan containing the acquired land or land held under an option to purchase. The hearing is conducted under the requirements of Minn. Stat. 473.147.
- Based on the findings/conclusions of the public hearing, the Council designates the land as regional recreation open space and approves an acquisition master plan that contains the acquired land or land held under an option to purchase.

If these conditions are met as required by Minn. Stat. 473.147, and 473.313, the Council will consider reimbursing the regional park implementing agency via a grant as permitted under Minn. Stat. 473.315 for the following costs:

- Appraisal costs incurred by the acquiring regional park implementing agency or entity under contract with the agency
- Surveying costs incurred by the acquiring regional park implementing agency or entity under contract with the agency
- Legal fees incurred by the acquiring regional park implementing agency or entity under contract with the agency
- Fees for service provided by an entity under contract by the regional park implementing agency to negotiate and purchase the land or obtain an option to purchase
- Principal payments made toward the purchase price including principal payments on a contract for deed or bond, or payments made on an option to purchase
- 180% of township or city taxes due on the parcel at the time of closing as required by Minn. Stat. 473.341

In order to comply with Minn. Stat. 16A.695 requirements on the expenditure of state bonds, to minimize the total costs of acquisition and to be consistent with reimbursements made on other projects, these costs are not grant-eligible:

- Acquisition costs incurred to acquire a local park, which is later designated a regional park
- Interest incurred by the acquiring regional park implementing agency or entity under contract with the agency on bonds it issued to buy the land, or interest incurred on a contract for deed payment
- Projected investment revenue lost by the acquiring regional park implementing agency or entity under contract with the agency, based on what it might have earned on funds it spent to acquire the land or to buy an option to purchase the land
- Interest on inter-agency or intra-agency loans used to finance the acquisition payment(s) or option to purchase

Reimbursement for development projects undertaken before they can be financed through the Capital Improvement Plan

Reimbursement will be considered for development projects provided that:

- the project is consistent in timing, scale, type, and cost with a Council-approved master plan
- all information required for the development grant is submitted to the Council prior to the regional park implementing agency undertaking the project, and
- the Council approves the project.

State funds are not eligible to be used for reimbursement grants when the regional park implementing agency uses the reimbursement to pay off its bonds or an account that was used to initially finance the project. In those cases, only Council bonds may be used. In cases where the regional park implementing agency uses the proceeds from the reimbursement grant to finance new capital projects, state funds as well as Council bonds may be used to finance the grant.

The Council will consider reimbursing the implementing agency based on whether the development or rehabilitation project meets the criteria − not on how the regional park implementing agency plans to spend the reimbursement grant. However, regional park implementing agencies should state how they would spend the reimbursement grant so that state funds as well as Council bonds can be used when possible.

This would eliminate any need for amendments to the Council's Unified Capital Budget, since the Regional Parks Capital Improvement Program (CIP) would accurately reflect, and inform the public and elected officials, how the funds will be spent.

Because Council bonds are limited to financing only 40% of the total biennial Regional Parks CIP, the following steps will be taken when considering reimbursement requests in a biennial Regional Parks CIP:

- Regional park implementing agencies should submit their CIP funding requests with the understanding that reimbursement grants should not exceed 40% of a regional park implementing agency's biennial CIP allocation.

- If the total requests for reimbursement grants exceeds 40% of the total biennial CIP, regional park implementing agencies should submit plans to the Council as to how they intend to spend the reimbursement grant. This information is necessary to ascertain whether or not state bonds can also be used to finance the reimbursement grant in addition to Council bonds. If the total dollar amount of requests for reimbursement requiring Council bond funding exceeds the amount of Council bonds available for that biennial CIP, regional park implementing agencies will be asked to modify their CIP requests for reimbursements for that biennium so that the amount requested for reimbursement does not exceed the amount available.

The Council will use best efforts to implement this reimbursement policy as described above. However, the Council does not, under any circumstances, represent or guarantee that reimbursement will be granted, and expenditure of local funds never entitles a regional park implementing agency to reimbursement.

Finance − Strategy 7: Regional trail corridors that may be used for transit in the future are eligible for Regional Parks System funding if it is clear the corridor will be used as a trail for at least 10 years.

Regional Parks System funds should only be used to acquire or develop a corridor identified for future transit use in a Council-approved transit implementation plan when there is a guarantee that the trail facility will be operational for its useful design life, as negotiated by the transit provider and the regional park implementing agency. As defined by the Federal Highway Administration, the useful design life of a trail is 10 years or more. In cases where trail recreation is to be a permanent partner with transitways, within the corridor, Regional Parks System funds will be used only for that part of acquisition and development attributable to trail use.

Occasionally, existing corridors previously used for railroad or road transportation becomes available for new uses. This is particularly true of railroad rights-of-way that are no longer required for service. The most likely new uses for these corridors are either recreational trails or transitways such as light-rail transit, commuter rail, or bus rapid transit.

The availability of these corridors may offer excellent opportunities for the regional trail system to expeditiously acquire links that would otherwise have to be assembled on a parcel-by-parcel basis. All surplus corridors put on the market should be evaluated for their suitability as additions to the regional trail system. If an available corridor traverses an area with high-quality natural resources, or if it constitutes part of a link in the regional trail system, the corridor should be considered for trail use as part of the Regional Parks System. In some cases, available corridors do not provide any linkages or offer any potentially interesting trail recreation experience. In these cases, the corridors are not suitable for inclusion in the Regional Parks System.

However, where either the linkage or natural resources criterion or both are met, two potential problem situations occur. First is a situation where the surplus corridor is wide enough to accommodate permanent use both as a transitway and for recreational trail purposes. It is hoped that differences between the transportation use and the recreation use can be resolved so that both types of activity can become permanent, valuable additions to the metropolitan area. Planning, development and management arrangements will have to be worked out among the various interests involved.

The trail use of rights-of-way owned by regional rail authorities is allowed as an interim use under agreements between the regional rail authority/transit provider and regional park implementing agencies. Signs on these trails inform the public that trail use may be displaced or shared with transit in the future.

A more difficult situation occurs when the corridor can accommodate either transit or trail recreation, but not both. In the interim, the corridor can be considered for recreational trail purposes. It is possible that the eventual conversion of the corridor to transit will not occur and, presumably, the corridor will be available for permanent recreational uses.

However, it is also possible that transit will eventually claim the corridor after several years. If the facility has been used as a recreational trail, it's possible that the trail will become popular and be viewed as a permanent part of the Regional Parks System. The Regional Parks System will experience a substantial dislocation and deprivation if one of its links is suddenly removed from the system. Public opposition over conversion from recreation to transportation use is likely. If the regional trail system and the transit system are to take this risk, it must be done with the clear understanding that trail recreation may only be a temporary use. No significant long-term recreation investment will be made in the facility unless it will be in operation for its useful design life of 10 years or more.

Finance − Strategy 8: The Council will actively seek funding from the state and other sources.

The Council will seek continued state funding for acquisition, development, and rehabilitation of all components in the Regional Parks System. The Council will also pursue other sources of funding where appropriate.

The Regional Parks System has been funded through a combination of state and local funding sources over the last 40 years. Funding for operations and maintenance of the regional system has been provided primarily by regional park implementing agencies through local taxes available to them and, to a lesser extent, user fees. Since 1985, the state has provided some supplemental funding to regional park implementing agencies to help fund their operations and maintenance costs. Minn. Stat. 473.351, subd. 3, states that:

- Each regional park implementing agency must receive no less than 40% of its actual operation and maintenance expenses to be incurred in the current calendar year budget as submitted to the Metropolitan Parks and Open Space Commission. If the available operation and maintenance money is less than the total amount determined by the formula, the implementing agencies will share the available money in proportion to the amounts they would otherwise be entitled to under the formula.

Between 1985 and 2014, state funding to support the operation and maintenance of the Regional Parks System has funded, on average, only 9.5% of the overall cost for operations and maintenance. Continued state supplemental support to finance 40% of operation and maintenance costs of the regional system will also be sought.

Importantly, any changes in the formula used to distribute state funds for operations and maintenance will require legislative action.

System Protection Policy:

Protect public investment in acquisition and development by assuring that every component in the system is able to fully carry out its designated role as long as a need for it can be demonstrated.

The Council has in place several mechanisms that protect the integrity of the Regional Parks System and of individual parts of the system:

- **Master plans:** The master plan defines acceptable activities within a system unit. The regional park implementing agencies must receive Council approval before proceeding with any activities inconsistent with the existing Council-approved master plan.
- **Restrictive covenants:** Regional park implementing agencies are required to record restrictive covenants on lands purchased with regional funds, to ensure that the land remains in regional recreation open space use unless the Council agrees to a change.
- **Land Planning Act:** Proposed plans of local governments that have a substantial effect on or represent a substantial departure from the *2040 Regional Parks Policy Plan* may be subject to a required modification by the Council to ensure that the system is protected.
- **Metropolitan significance:** Proposed development projects that have a substantial effect on or represent a substantial departure from the *2040 Regional Parks Policy Plan* may be required to undergo a review for metropolitan significance, with up to a one year delay in development if the project is found to adversely affect the system.

These standards in the metropolitan significance rules and in the plan amendment guidelines are currently used to determine an effect on or a substantial departure from the Regional Parks System:

- Impacts on the use of Regional Parks System facilities include, but are not limited to traffic, safety, noise, visual obstructions (for example, to scenic overlooks), impaired use of the facilities or interference with the operation or maintenance of the facilities.
- Impacts on natural resources include, but are not limited to, the impact on the level, flow or quality of a facility's water resources (lakes, streams, wetlands, groundwater) and impact on a facility's wildlife populations or habitats (migration routes, breeding sites, plant communities).
- A proposed project is considered to have an impact on the system if it may preclude or substantially limit the future acquisition of land in an area identified in the system plan of the Council's Regional Parks Policy Plan.

System Protection − Strategy 1: Local comprehensive plans may need to be changed if planned land uses would have a negative impact on current or planned regional park lands or facilities.

The Council may require plan modifications to local comprehensive plans, updates, or amendments if they:

- will more likely than not have adverse and substantial impacts on the current or future intended uses of the Regional Parks System lands or facilities, or
- are likely to have adverse and substantial impacts on lands that are officially recommended for acquisition in an adopted policy plan

There is a strong case for intervention in situations where potentially adverse land uses are proposed after a site for a Regional Parks System facility has been adopted by the Council in the System Plan section of this policy plan. Local governments will be notified of any changes to the *2040 Regional Parks Policy Plan* following Council adoption of the changes and will be given nine months to bring local plans and ordinances into conformance with the Council's plan.

The Council will review local comprehensive plan amendments and environmental documents to ensure that Regional Parks System sites and facilities are protected from land uses or projects that:

- represent substantial departures from the 2040 Regional Parks Policy Plan, or
- are likely to have a substantial impact on the Regional Parks System

Substantial departures from the 2040 Regional Parks Policy Plan or impacts on the Regional Parks System may include, but are not limited to:

- Plans that don't acknowledge the presence of the Regional Parks System unit
- Projects that create safety issues for Regional Parks System users
- Projects that impair the use and enjoyment of the Regional Parks System unit due to excessive noise, air pollution or water pollution, and
- Projects that interfere with the operation and maintenance of the Regional Parks System unit

Where appropriate, the Council will initiate or accept for initiation a metropolitan significance review of specific projects if it is necessary to help protect the Regional Parks System. A project that is consistent with a Council-approved local comprehensive plan is exempt from metropolitan significance reviews for metropolitan system effects.

In accordance with the Council's *Thrive* principles, increasing population densities in urban areas is preferable to scattered developments throughout the rural and agricultural areas of the metropolitan region. Increasing population densities adjacent to urban Regional Parks System units is not a detriment to those units if the urban development is designed in ways that are sensitive to areas that enjoy scenic views and the natural features of the Regional Parks System unit, and do not interfere with the operation and maintenance of the unit. The Council will work cooperatively with local governments

to help ensure urban development and land uses in areas adjacent to Regional Parks System units occur in ways that preserve the integrity of the Regional Parks System.

System Protection − Strategy 2: Conversion of Regional Parks System lands to other uses

Lands in the Regional Parks System will only be converted to other uses if approved by the Metropolitan Council through an equally valuable land or facility exchange as defined below:

"Equally valuable land" is defined as land that:

- is contiguous to the Regional Parks System unit containing the land proposed to be exchanged (within the same park/trail unit)
- has comparable or better natural resource characteristics, and
- could provide comparable or better recreation opportunities than the land being released from the covenant

In exceptional circumstances, the Metropolitan Council may accept as equally valuable land the addition of land to another unit of the regional parks system where:

- the replacement land has comparable or better natural resource characteristics
- the replacement land has comparable or better recreation opportunities than the land being converted, and
- no other reasonable alternative exists and where all other provisions of this policy can be met

"Equally valuable facility" is defined as an exchange of land for facilities when recreational benefits and/or natural resource benefits are increased as a result of the exchange. For example, some land within a regional trail corridor may be exchanged to widen a highway if a highway department constructs a trail overpass or underpass of the widened road at no cost to the regional park implementing agency.

The Metropolitan Council will consider conversion of regional park land to other uses only if the conversion will not harm the Regional Parks System. The following criteria will be used to determine whether regional parks system lands may be exchanged for other land or a facility:

Issues with respect to the existing park system unit:

- Whether the park system unit can continue to meet Council standards for sites and site attributes established for the particular type of park system unit (regional park, park reserve, trail greenway or special recreation feature)
- Whether the park system unit will continue to function as originally planned
- Whether environmental features (wildlife habitat, water quality) will be adversely affected and can be protected with the new use
- Whether the loss of site or function will be made up through acquisition of a site with comparable characteristics adjacent to or in the immediate area of the current location

- Whether the park system unit benefits from a facility in exchange for the parkland
- Whether the need for the conversion, as in the instance of transportation improvements, is generated by the recreational park system unit

Issues with respect to the alternative use:

- The land area needs of the proposed project
- Whether the specific site requirements for the proposed project are unique to the area proposed for conversion
- Whether the proposed project is consistent with Council policies
- Whether the proposed project is of greater benefit to the region than having the regional parks system unit remain in place

For those changes that represent a potential system impact, the Council will use a process comparable to the review period for plan amendments that have a potential impact on the regional system. The Council will use an expedited review or conversions such as small exchanges of land to provide right-of-way for access, an expedited review will be used.

Lands in the Regional Parks System may be subject to proposals for converting their use for a number of reasons. Some very limited conversions may be accommodated and still not affect the ability of the remaining area to offer the facilities and services planned. A well-designed transit waiting station or a properly located and operated yard waste compost site could be of positive value to the regional system and can be worked out between the proposing parties, the implementing agencies and the Council in accordance with the system management guidelines.

However, most conversions are likely to detract from the ability to provide the type and quality of outdoor recreation experiences promised in the master plan. Some of the undesirable conversion impacts will be obvious and direct, such as unsightly landscapes or structures, barriers to movement, loud noises, and night light or obnoxious odors. Other conversion impacts are more indirect, such as those that affect water quality and plant and animal life. In addition to adversely affecting the Regional Parks System's ability to deliver service, removal of lands for non-recreation open space uses also sets a bad precedent.

Restrictive covenants:

The Metropolitan Council requires that a restrictive covenant must be recorded on all land that has been acquired for the Regional Parks System using regional funds. The restrictive covenant ensures the parkland is used in perpetuity for regional parks system purposes and ensures that there is no sale, lease, mortgage of the parkland or other conveyance, restriction or encumbrance filed against the property unless the Council approves the action in writing and the Council's approval is recorded against the parkland.

The only restrictive covenant amendments approved by the Council in which no land was exchanged were for small strips of land needed for public highway improvements. The land was needed to make

roads safer and there was no alternative. These projects also improved access to the adjacent regional parks system unit.

System Protection − Strategy 3: The Council will reimburse regional park implementing agencies for contamination cleanup under certain conditions.

The Council will consider using Regional Parks System funds for soil contamination cleanup (remediation) or capping abandoned wells that have contaminated their ground water aquifer on Regional Parks System land.

For lands already under regional park implementing agency control:

A regional park implementing agency may use its share of regional park capital improvement funds for financing soil contamination remediation or capping abandoned wells that have contaminated their ground-water aquifer on regional park land if the following conditions are met:

- The land is already under ownership or control of a regional park implementing agency through a joint powers agreement or lease, and was acquired or was under the regional park implementing agency's control before Phase 1 environmental assessments were required.
- The land is essential to make the regional park or trail function as intended according to a Council-approved master plan, and no reasonable alternative exists to relocate the park or trail facilities elsewhere.
- The park or trail is essential in contributing to strengthening neighborhood livability consistent with *Thrive MSP 2040*.
- The cost of cleanup is not eligible to receive federal or state soil contamination cleanup funds or abandoned well-capping funds from any other program, or funding has been denied.
- The regional park implementing agency has an agreement with the party that will remediate/clean up the contamination or cap an abandoned well that absolves the regional park implementing agency from any future liability of pollution caused by the contaminated soil or contaminated groundwater.

For lands proposed to be acquired by a regional park implementing agency:

A regional park implementing agency may request a Park Acquisition Opportunity Fund grant to partially finance soil contamination cleanup (remediation) or capping abandoned wells that have contaminated their ground water aquifer on land that is proposed for acquisition. See Park Acquisition Grant Fund rules in Chapter 5 for further information.

System Protection − Strategy 4: Phase 1 Environment Site Assessments must be conducted for land that may be contaminated or that may have abandoned wells prior to seeking regional parks funding for acquisition.

Regional park implementing agencies must conduct Phase 1 Environmental Site Assessments on land that is suspected to be contaminated or land suspected to have abandoned wells as part its due diligence process for land acquisition. The Phase 1 Environmental Site Assessment will determine the

likelihood of soil contamination or abandoned wells, including the likelihood of contaminated groundwater aquifers. The findings of the site assessments should be included in the grant request submitted to the Council.

The cost of the Phase 1 Environmental Site Assessment is eligible for reimbursement as an acquisition cost.

Prior to the Council determining whether the contaminated land, including lands with abandoned wells, should be part of the regional park or trail corridor, the Council will make findings of fact regarding the following factors:

- The likelihood and extent of the contamination
- Whether the land is essential to make the regional park or trail function as intended according to a Council-approved master plan and the existence of a reasonable alternative to relocate the park or trail facilities elsewhere
- Whether responsible parties have been identified who will remediate the site
- Whether the estimated costs to clean up the contamination or cap the abandoned well(s) outweigh the need versus the recreational, economic and social benefits the regional park or trail would provide

If the Council concludes that the land should be added to the Regional Parks System, this does not imply that the Council will use Regional Parks System funds to clean up the site or cap abandoned wells. Regional Parks System funds will only be used for contaminated soil cleanup or capping abandoned wells if the four preceding conditions have been met.

System Protection − Strategy 5: Telecommunication towers will only be allowed in regional parks or reserves if there is no alternative site and if mitigation efforts are made to minimize the impact on Regional Parks System lands and users.

The growth in cellular telephone, personal communication system (PCS) telephone business and implementation of the Metropolitan Emergency Radio System has resulted in requests that Regional Parks System land be leased for antennae towers or that towers be located near Regional Parks System lands. Each of these radio frequency communication systems relies on a grid placement of towers. Co-location of antennae on fewer towers is not always possible, however, because the size of a particular grid varies from one system to another. In addition, co-location of antennas on one tower may not be possible if it causes frequency interference between the antennas. Federal laws allow local governments to regulate the placement of towers as long as there is no ban preventing reasonable market access for that communication system.

Antennae towers for telecommunication services and the Metropolitan Emergency Radio System are generally prohibited on lands within the Council-approved master plan boundaries of a Regional Parks System unit unless:

- The communication system is not able to function without placement of the tower on Regional Parks System land. All other alternatives must be considered for placement within the grid in order to avoid placing any tower on Regional Parks System land. The communication service

provider must demonstrate that this criterion is satisfied in requesting approval by the Council and regional park implementing agency to place a tower on Regional Parks System land. The only exception to this condition is that a tower for the Metropolitan Emergency Radio System may be placed on Regional Parks System land even if it could be placed on private land instead, upon meeting the following mitigation conditions:

  - If there is no feasible alternative to placing the tower on park land, the tower's impact on the Regional Parks System land must be minimized.
  - The tower must be screened from view of regional park/trail users as much as possible through tower placement and design features agreed to by the regional park implementing agency.
  - The tower must be located on land that has already undergone regional park or trail development and is accessible through the existing park road system. Land in park reserves or regional parks conserved for habitat restoration and interpretation must be avoided.

- Co-location of antennas on one tower is preferred over constructing several towers if co-location has less visual and other environmental impacts on Regional Parks System land. The only exception to this condition is if co-location would result in frequency interference between antennas.
- Payments for placing telecommunication towers in regional parks or park reserves should be dedicated to the regional park implementing agency that owns the land for acquisition, redevelopment, development, or operations and maintenance of its Regional Parks System units.

Regional park implementing agencies must submit a master plan amendment to the Council for review that proposes a tower placement. The master plan amendment should state how the conditions listed above have been met. The Metropolitan Parks and Open Space Commission and Council will then review the master plan amendment for consistency with the conditions of this policy and either approve, modify or reject the master plan amendment.

If the land for the tower's location has a restrictive covenant on it (required for land acquired with Council bonds), the regional park implementing agency shall amend the covenant to recognize the temporary use of the tower with any conditions required for the tower's lease and submit the amended covenant to the Council as part of the master plan amendment.

The Council will consider the master plan amendment and the restrictive covenant amendment concurrently and either approve or disapprove them, based on whether the tower will negatively impact the Regional Parks System unit. If a regional park implementing agency believes that a tower should not be placed on Regional Parks System land because the tower could not meet the conditions of this policy, the regional park implementing agency has the authority to deny the application.

Tower placement on Regional Parks System land shall be considered a temporary non-recreation use. As stated previously, any lease revenues for the tower easement must be used by the regional park implementing agency to further the acquisition, redevelopment, development or operations/maintenance of that regional park implementing agency's portion of the Regional Parks System. The regional park implementing agency must report the annual lease revenues to the Council

and how the revenues were spent if they exceed $2,500 per year. Regional park implementing agencies are encouraged to charge “at cost” fees for public safety radio equipment on towers located on Regional Parks System land.

System Protection − Strategy 6: Regional wastewater conveyance facilities and other utilities on Regional Parks System lands should be placed in ways that minimize negative impact on the regional park, its facilities and its users.

To provide sanitary sewer services to Regional Parks System facilities and/or to implement the regional wastewater system plan, the Council’s Environmental Services Division will work cooperatively with regional park implementing agencies to locate regional wastewater conveyance facilities on Regional Parks System lands in a manner that minimizes the impact on existing and planned park system facilities and natural resources.

For wastewater conveyance facilities located in existing Regional Parks System facilities, the Council, with the advice of the Metropolitan Parks and Open Space Commission, shall have the option to purchase an easement or a license.

For new Regional Parks System facilities, the Council reserves the option to include an easement for a future regional wastewater conveyance corridor as a condition of a Council grant used to acquire land, provided that the conveyance is consistent with the Council-approved master plan. If the Council requires an easement for a future regional wastewater conveyance corridor as a condition of its park acquisition grant, the Council will waive the Sewer Availability Charge for that regional park system facility.

To distribute electricity, natural gas, oil and drinking water, it may be necessary to place underground conduits/pipes or aboveground transmission poles/towers on Regional Parks System lands. Such utilities may be needed to serve visitors at that Regional Parks System unit, and to serve other land. Regional park implementing agencies should collaborate with the utility provider to determine where these utilities should be placed that minimizes impacts on the Regional Parks System unit’s natural resources and on its existing and future recreation and visitor support facilities, while providing reasonable access to the utility line for repair and maintenance.

Regional park implementing agencies may either sell or grant an easement or a license to the utility provider that specifies where the utility may be located, conditions for access to the utility, how impacts to the park by placement, repair or relocation of the utility will be mitigated and any time limit on the easement or permit. The utility provider may have to pay for the easement or permit based on the benefit the utility provides to the Regional Parks System unit.

Chapter Five: Finance

Financing the Metropolitan Regional Park System

Minn. Stat. 473.147, subd. 1, requires the Council − after consultation with the Metropolitan Parks and Open Space Commission, municipalities, park districts and counties in the metropolitan area − to prepare and adopt a system policy plan for regional recreation open space as part of the Council's development guide. The law also requires the Council to include a five-year capital improvement program plan in the parks policy plan, which should be revised periodically, and to establish criteria and priorities for allocating funds from the capital improvement program –referred to as the "Regional Parks CIP."

Minn. Stat. 473.325 allows the Council to issue general obligation bonds for the acquisition and betterment of the Regional Parks System. No more than $40 million of bond debt can be outstanding at any point in time. Since 1994, the Council has issued on average $7 million per year of short-term bonds (5 to 10 years) for grants to regional park implementing agencies for land acquisition and capital improvements to the park system.

Minn. Stat. 473.315 authorizes the Council, with the advice of the Metropolitan Parks and Open Space Commission, to make grants from any funds available to it to the regional park implementing agencies to cover the cost, or any portion of the cost, of acquiring and developing the regional park system in accordance with the parks policy plan. Following are summaries of how these grants are funded and managed:

Capital Improvement Program

The Regional Parks CIP must, in accordance with Minn. Stat. 473.147, include "criteria and priorities for the allocation of funds." Capital projects proposed for funding must be consistent with a Council-approved master plan. Projects proposed by each regional park implementing agency are prioritized by that agency. Each park agency has unique capital needs, which that park agency can best determine.

State bonds have been appropriated to the Council since 1976 to help finance the parks CIP. Since 1994, the Council has financed the parks CIP with a combination of state bonds and Council bonds. State bonds finance 60% of the parks CIP and Council bonds finance 40%. The premise for this mix of state and regional bonds is that people who live outside the seven-county metropolitan region visit and use the regional park system and should therefore help finance its capital costs. Taxes collected statewide and within the region to pay off the bond debt are proportional to the share of visits to the park system made by people living within the region, and those who live outside the region.

Since 2008, the Metropolitan Council has used a formula to determine how much of the CIP would be allocated to each regional park implementing agency. The formula balances two factors:

- The population within the jurisdiction of each park implementing agency compared to the region's total population. This factor is weighted 70%.
- The number of visits a park agency hosted from people who live outside the park agency's jurisdiction (non-local visits). This factor is weighted 30%.

The population factor recognizes the need to provide funds for park capital improvements to serve every person in the region relatively equally. Using non-local visits as a factor recognizes that these regional parks serve a regional and state-wide population. Therefore, a combination of both factors is accounted for in the Regional Parks CIP formula.

The results of this formula determine the amount each regional park implementing agency could request/receive from the Regional Parks CIP. For example, if Anoka County's share of the Regional Parks CIP is 10%, then 10% of appropriations would be granted to Anoka County for its projects in the CIP.

As noted above, the *2040 Regional Parks Policy Plan* must include a five-year capital improvement program plan (Table 5-1). The intent is to outline the funding strategy for the relative near term, such that regional park implementing agencies can use the information in their planning. These figures are subject to change based upon legislative action.

Table 5-1. Metropolitan Council Six-Year Parks Capital Improvement Plan, 2014-2019 (dollars in 1,000s)

	Years						
Sources of Funds	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**Total**
State[1]	$ 31,026	$ 35,833	$ 23,325	$ 25,060	$ 23,630	$ 24,107	$ 162,981
Regional[2]	$ 9,061	$ 8,068	$ 6,083	$ 7,000	$ 7,000	$ 7,000	$ 44,212
Other[3]	$ 80	$ -	$ -	$ -	$ -	$ -	$ 80
Total Sources	**$ 40,167**	**$ 43,901**	**$ 29,408**	**$ 32,060**	**$ 30,630**	**$ 31,107**	**$ 207,273**
Uses of Funds							
Preservation (Redevelopment)	$ 13,034	$ 15,792	$ 10,947	$ 12,737	$ 12,216	$ 12,438	$ 77,164
Expansion (Land Acquisition)	$ 10,600	$ 9,113	$ 7,356	$ 7,409	$ 7,464	$ 7,520	$ 49,462
Improvements (Development)	$ 16,533	$ 18,996	$ 11,105	$ 11,914	$ 10,950	$ 11,149	$ 80,647
Total Uses	**$ 40,167**	**$ 43,901**	**$ 29,408**	**$ 32,060**	**$ 30,630**	**$ 31,107**	**$ 207,273**

[1] Funds include general obligation bonds issued by the state, Parks and Trails Legacy Fund appropriations, and Environment and Natural Resources Trust Fund appropriations.
[2] Funds include Council general obligation bonds issued by the Council.
[3] Interest earned by the Council. Interest earned must be granted to North Mississippi Regional Park (Laws of Minnesota 1985, First Special Session, Chap. 15, Sec. 5, Subd. 2(b) and Laws of Minnesota 1987, Chapter 384, Article 3, Sec. 45).

The revision of the Council's five-year capital improvement program plan is considered to be a substantial revision to the policy plan and will follow the Council's administrative procedures on amending a policy plan.

Parks and Trails Legacy Fund

In November 2008, Minnesota citizens approved a constitutional amendment, commonly called the Clean Water, Land and Legacy Amendment. The amendment created a new 3/8ths cent sales tax to be collected from July 2009-June 2034. Revenue from the sales tax is placed into four dedicated accounts. One of those accounts is called the Parks and Trails Fund.

The constitutional amendment states:

> "…the parks and trails fund…may be spent only to support parks and trails of regional or statewide significance…. The dedicated money under this section must supplement traditional sources of funding for these purposes and may not be used as a substitute." (Minn. Constitution, art. 11, sec. 15)

Legislation enacted in 2009 directs how money appropriated from the Parks and Trails Fund to the Council is distributed to the regional park implementing agencies under a formula in the legislation (Laws of Minn. 2009, ch. 172, art. 5, sec. 6, subd. 3) The Council awards grants to the regional park implementing agencies based on that formula for projects that support the regional park system.

In 2011, the *Parks and Trails Legacy Plan* was released, outlining the Parks and Trails vision for Minnesotans. The vision states:

> *"In 2035, our world class parks and trails connect everyone to the outdoors. They create experiences that inspire a legacy of stewardship for the natural world and they provide fun outdoor recreational opportunities that strengthen friendships, families, health, and spirit, now and into the future. Minnesotans experience the full range of benefits that outdoor recreation provides, reinforcing our identity as an outdoor culture*."

The Parks and Trails Legacy Plan specifies four strategic directives:

- Connect People and the Outdoors
  - Develop stewards of tomorrow through efforts to increase life-long participation in parks and trails.
- Acquire Land, Create Opportunities
  - Create new and expanded opportunities to serve current and future users.
- Take Care of What We Have
  - Provide safe, high-quality experiences through regular re-investment in infrastructure and natural resource management.
- Coordinate among Partners
  - Enhance coordination among the network of public, private, and nonprofit park and trail partners.

The strategic directions serve as the guidepost for how Parks and Trail Fund dollars should be invested. The Parks and Trails Legacy Plan should be consulted for additional information, specifically regarding particular activities (for example, investments) that are viewed as priorities to implement the Parks and Trails Legacy Plan. As the fiscal agent for the funds, the Council has the responsibility to ensure regional park implementing agencies target the funds to projects that capture the strategic direction outlined in the Parks and Trails Legacy Plan.

To that end, as previously noted in Chapter 4, the Council will identify a *minimum* percentage of Parks and Trails Legacy appropriations that should be used to "connect people and the outdoors." Once determined and approved by the Council, the Council will require regional park implementing agencies to adhere to the determined minimum level of spending as it applies to their annual share of the Parks and Trails Fund appropriations.

Park Acquisition Opportunity Fund

In 2001, the Council established a Park Acquisition Opportunity Fund grant program to assist regional park agencies in acquiring land for the Regional Parks System.

The Park Acquisition Opportunity Fund consists of two accounts:

- The Environment and Natural Resources Trust Fund (ENRTF) acquisition account, which is financed with 60% state appropriations from the ENRTF as recommended by the Legislative Citizen Commission on Minnesota Resources. The remaining 40% of the account is financed with bonds issued by the Council.
- The Parks and Trails Legacy Fund (PTLF) acquisition account, which is financed with 60% Parks and Trails Fund appropriations from the Land and Legacy Amendment. The remaining 40% is financed with Council bonds.

Park Acquisition Opportunity Fund Grant Rules

Qualifying Lands

All properties to be acquired must be within Council-approved master plan boundaries.

ENRTF acquisition requests must be intended for acquisitions of undeveloped land with high natural resource values, to comply with Minnesota Constitution art. XI, sec. 14 and Minn. Stat. Ch.116P.

PTLF acquisition requests do not have any restrictions on the condition of lands within Council-approved master plan boundaries.

Qualifying Land Acquisition Costs

The following items are eligible in calculating the total costs of the acquisition:

a. Appraisal cost for the acquiring regional park implementing agency or as part of a condemnation settlement/award consistent with applicable provisions of Minn. Stat. ch. 117;

b. Appraisal review cost needed to verify the value of a land donation, or the value of land obtained via parkland dedication ordinance and subsequently transferred to the regional park implementing agency when other land is obtained from the same landowner;

c. Phase 1 Environmental Site Assessment;

d. Environmental contamination remediation costs if consistent with the conditions specified in the "Special Circumstances" section below;

e. Legal services and closing costs to the park agency for costs associated with the purchase or condemnation settlement/award including attorney's fees, litigation expenses, appraisal fees and

other expert fees consistent with Minn. Stat., sec. 117.031, that the park agency must pay as part of a condemnation action;

f. State deed tax/Conservation Fee;

g. Title Insurance;

h. Pro-rated share of all property taxes/assessments due on the parcel at the time of closing that is borne by the park agency;

i. 1.8 times the city or township property tax due on the parcel in the year the land is acquired. This is the property tax equivalency payment, which is paid to the city or township at closing pursuant to Minn. Stat., sec. 473.341;

j. Negotiated purchase price for the parcel or condemnation settlement/award consistent with applicable provisions of Minnesota Statute ch. 117;

k. Relocation costs to the seller consistent with Minn. Stat. sec. 117.52 and Minn. Stat. sec. 473.315;

l. Land stewardship costs defined as follows: costs for boundary fencing or marking; stabilizing or rehabilitating natural resources to aid in the reestablishment of threatened natural resources or to prevent non-natural deterioration thereof; preventing the deterioration of structures that will be re-used for park purposes; removal of unneeded structures, dangerous land forms or attractive nuisances including capping abandoned wells as required under Minn. Stat., sec. 103I.301; and closing unneeded road(s) that provided access to the acquired land;

m. Development of the land to provide minimal access to it for public recreational use as reviewed and approved by the Council in consideration of the grant. Such development must be consistent with the applicable Council-approved master plan and may include the cost of an access road and/or trail, parking lot, and signage;

n. Interest costs to acquire the land can be counted as part of the park agency's 25% match to the grant. However, the interest costs are not eligible for reimbursement as part of that park agency's share of a future regional parks capital improvement program;

o. Holding costs incurred by an outside third party that purchased the property to hold on behalf of the park implementing agency; and

p. Other expenses not listed above that are directly related to the land acquisition.

All costs shall be documented with appropriate information/data and submitted to the Council with the grant request.

Grant Request Finance Amounts

The Park Acquisition Opportunity Fund grant may finance up to 75% of the costs to acquire land and related costs, or up to $1.7 million per acquisition account (ENRTF and PTLF acquisition accounts) for each state fiscal year (July 1 to June 30). The regional park implementing agency must finance at least 25% of the acquisition costs as a local match to the Park Acquisition Opportunity Fund grant.

Special circumstances may apply that could alter the amounts delineated above. “Special Circumstances,” below, provides additional information.

Park Implementing Agency 25% Local Match

The regional park implementing agency local match may be one or a combination of the following:

a. Non-state funds and non-Council funds provided by the regional park implementing agency. Regional Park CIP if the cash contribution is financed with a regional park implementing agency money (that is, the agency’s general fund or other account), but not with a grant from another entity such as a watershed district or local government aid provided by the state of Minnesota, that contribution is eligible for reimbursement as part of that park agency’s share of a future regional parks capital improvement program. Based on this rule, if the maximum grant of $1.7 million was awarded and the park agency provided a match of $566,667, any costs incurred by the park agency above the $566,667 and paid for with park agency funds for grant-eligible expenses, are also eligible for reimbursement consideration from that park agency’s share of future metropolitan regional parks capital improvement programs.

b. The value of a land donation by the seller. The value of the donation is the difference between the agreed upon purchase price based on a certified appraised value of the property and the lower amount the seller agrees to accept as payment for the land.

   The certification of the appraised value of the property will be based on a third-party review appraisal, where the third-party appraiser will perform a field review of the appraisal and determine if the appraisal met the requirements of the Uniform Standards of Professional Appraising Practice (USPAP). Both the appraisal and the review appraisal must be submitted to the Council as part of the grant request. The cost of the third-party appraisal review is a grant-eligible item.

c. The value of land that is obtained by a municipality under its park land dedication ordinance and transferred to a regional park implementing agency under a fee title or permanent easement agreement at the same time that the regional park implementing agency acquires additional land for that park or trail from the same landowner.

   The value of the dedicated land is based on a certified appraisal of the property. The certification of the appraised value will be based on a third-party review appraisal, where the third-party appraiser will perform a field review of the appraisal and determine if the appraisal met the USPAP requirements. Both the appraisal and the review appraisal must be submitted to the Council as part of the grant request. The cost of the third-party appraisal review is a grant-eligible item.

Grant Term

The effective term of the Park Acquisition Opportunity Fund grant is no more than 12 months or the expiration date of the state appropriation that finances the grant, whichever is less. A grant may be extended beyond the initial term of 12 months for cause. However the length of the extension cannot exceed the availability of the state funds financing the grant.

Special Circumstances

Lack of Available Acquisition Opportunity Funds

If funds are not available to fully fund a grant during a given fiscal year, up to 60% of the next fiscal year's appropriation and matching Council bonds for Park Acquisition Opportunity Fund accounts will be used to reimburse park agencies for up to 75% of the grant-eligible acquisition costs or $1.7 million − whichever is less − the park agency incurred to buy land that would have qualified for a Park Acquisition Opportunity Fund grant under the rules.

The park agency must request reimbursement consideration from the Council by providing all data required for a Park Acquisition Opportunity Fund grant required by the rules and obtain Council approval before it acquires the land. The 25% match is not grant-eligible for reimbursement from the Park Acquisition Opportunity Fund accounts. However, the park agency may request reimbursement of that match as part of its share of future park capital improvement programs.

Third-party Acquisitions

When funds are not available in the Acquisition Opportunity Fund accounts, park implementing agencies may choose to work with third parties to acquire Council-approved master plan acquisitions, for which reimbursement from the Council would be pursued when funds are available. In this instance, the Council may consider acquisition with a bonafide deferred closing.

Excess of Available Acquisition Opportunity Funds

One year before the expiration of the state appropriation to each Park Acquisition Opportunity Fund Grant account (that is, PTLF and ENRTF), the Council − in consultation with the regional park implementing agencies and the Metropolitan Parks and Open Space Commission − will conduct a review of these rules to determine if additional steps should be taken to increase the likelihood that the balance of the expiring state appropriation will be granted and spent before its expiration date.

An example of such a step would be to allow a park agency that has received the maximum amount allowed − $1.7 million from the ENRTF account or $1.7 million from the PTLF account in a state fiscal year, July 1 to June 30 to be eligible to receive an additional grant. Another step could be that 60 days before a state appropriation's expiration date, that grants are awarded to partially reimburse the local match of grants awarded from the applicable acquisition account that were initially financed with that state appropriation and matching Council bonds.

The total amount of these reimbursement grants would consume the remaining state appropriation and applicable Council bond match. The amount of each reimbursement grant should be proportionate to the local match amount initially funded by each park agency − not with other funding sources the park agency used as their match. These reimbursement grants would only be for grants initially financed from that soon-to-expire state appropriation and applicable Council bond match. If there were still funds remaining, reimbursement grants for the local matches on other acquisitions could be considered that were initially financed from that acquisition account but from an earlier appropriation.

Such variances to the rules for these situations would be considered by the Council without undertaking a public hearing process since the vetting of the changes is made by the park agencies affected by the

proposed change, and the change is only in effect until the expiration of the applicable appropriation for that account.

Acquisition Funds Delineated in Capital Improvement Fund

The requesting regional park implementing agency must use any available acquisition funds from its share of a regional parks capital improvement program provided by the Council or a line-item appropriation of state funds to buy land for a regional park/trail before it can request a grant from the Park Acquisition Opportunity Fund. A park agency's capital improvement program share that finances a reimbursement grant for the 25% local match to a previous Park Acquisition Opportunity Fund grant is excluded. The Park Acquisition Opportunity Fund grant may finance 75% of the gap between the total cost of an acquisition and the amount financed by the park agency's available acquisition funds from its share of a regional parks capital improvement program and/or a line item appropriation of state funds used for that parcel's acquisition.

Eminent Domain

Occasionally a park agency may need to acquire land by exercising its power of eminent domain by initiating a condemnation proceeding. When land is acquired through the condemnation process, a Park Acquisition Opportunity Fund grant may be awarded; however, a grant is awarded at the end of the condemnation proceeding that is based on 75% of the final settlement/award and associated grant-eligible costs under applicable provisions of Minn. Stat., ch. 117, to acquire the land and within the agency maximum for the fiscal year when the grant is awarded. The park agency should notify the Council prior to filing its petition in condemnation with the district court that it is acquiring land through condemnation and will be requesting a Park Acquisition Opportunity Fund grant when the final award is determined. The notification to the Council should be in a letter that contains the park agency's authorization to file its petition and the accompanying documents containing its appraisal of the land. In condemnation matters, the final settlement/award and final certificate should be submitted to the Council in lieu of a signed purchase agreement.

Environmental Contamination

Soil contamination remediation necessary to correct pre-existing environmental contamination known at the time of purchase, the remediation effort to the level needed to allow the land to be used for park and recreation purposes, and/or capping abandoned wells that have contaminated their groundwater aquifer are grant-eligible land acquisition expenses under the following conditions:

1) The aggregate cost of acquiring the land and remediation does not exceed the certified appraised value of the land at the time of purchase. The certification of the market value of the property will be based on a third-party field review of the appraisal. The appraisal review must determine that the appraisal followed USPAP. The appraisal review must be submitted to the Council.

   The cost of the third-party appraisal review is a grant-eligible item. In addition to the certification of the market value of the parcel, the park agency must submit documentation of the costs for remediation as listed below. The difference between the actual acquisition and remediation costs compared to the certified market value of the land prior to clean up may be applied towards the park agency's local match requirement.

2) The regional park implementing agency has an agreement with the party that will remediate/clean up the contamination or cap an abandoned well. The agreement will include mutually agreed upon environmental assurances from the Minnesota Pollution Control Agency limiting future liability for pollution caused by the contaminated soil or contaminated groundwater and follow guidance set by the Minnesota Department of Health for sealing unused wells, if appropriate.

   Grant-eligible expenses for soil remediation and well capping include:

   a. Costs to prepare Phase 1 and Phase 2 Environmental Site Assessments, the Quality Assurance Project Plan, Remediation Action Plan and the Environmental Engineer's Estimate
   b. Minnesota Pollution Control Agency (MPCA) Voluntary Investigation Cleanup (VIC) service charges
   c. Costs to implement the remediation action plan and secure appropriate assurances from the MPCA, and
   d. Other costs not listed above which are directly related to soil remediation or well capping

Documentation of these remediation costs plus other costs associated with the acquisition must be submitted to the Council as part of the grant request.

Subdivision of Lots

For parcels that can be subdivided into lots and the value of those lots is used to determine the fair market value of the parcel, such acquisitions may qualify for financing from both the ENRTF account and PTLF account. For example, lot(s) must contain high-quality natural resources without structures to qualify for ENRTF financing, and lot(s) that do not contain high-quality natural resources or have structures on them qualify for PTLF financing. The amount from each account shall be proportional to the appraised market value of the lots. However, the Council may grant additional funds from the PTLF account to finance a portion of the costs of land that qualifies for financing from the ENRTF account if there is not sufficient money in the ENRTF account to fully fund the grant.

Operations and Maintenance

Regional park implementing agencies raise funds to finance the costs to operate and maintain their portion of the regional park system through the following sources:

- Fees collected from people using their parks. Examples include vehicle entrance fees, picnic shelter rentals, recreational equipment rentals, room rentals at visitor centers, and tuition for educational programs.
- Local property taxes.
- Local Government Aid payments from the State of Minnesota.

In 1985, legislation was enacted that allowed state appropriations from the General Fund to be disbursed to regional park implementing agencies to supplement funding for operating and maintaining their portion of the Regional Parks System (Minn. Stat. 473.351).

State appropriations for regional park system operations and maintenance are distributed to regional park implementing agencies according to the following formula:

- 40% based on each agency's proportion of total regional system visits;
- 40% based on each agency's proportion of total regional system operation and maintenance expenditures in the previous calendar year; and,
- 20% based on each agency's proportion of total regional system acreage, with park reserve resource management lands divided by four.

In 2000, legislation was enacted that directed a portion of state lottery proceeds into a "natural resources fund," with the stipulation that a portion of the receipts deposited "may be spent only on metropolitan park and trail grants." This funding source is commonly called "lottery in lieu of sales tax" revenue (Minn. Stat. 297A.94(e)(3)). The Council disburses the appropriations from these two sources to the regional park implementing agencies based on the results of the formula contained in Minn. Stat. 473.351.

Table 5-2 illustrates the amount of appropriations disbursed to the regional park implementing agencies in relation to the total costs to operate and maintain the Regional Parks System from 1985 to 2013.

Pass-through Grants Financed with State Bonds

Some state bonding legislation appropriates funds for specific capital improvements to the regional park system that are passed-through the Council to the specified regional park implementing agency. These appropriations are typically for projects that have state-wide significance, for example appropriations to improve the Como Zoo and Marjorie McNeely Conservatory.

Table 5-2. Percent of Regional Park System Operations and Maintenance (O & M) Expenses Covered by State Appropriations, 1985-2013

Calendar Year (State Fiscal Year)	O & M Appropriation	Park Agency's O & M Expenses (1985-2013)	Percent of O & M Expenses Covered by State Appropriation
1985/(1986)	$ 2,000,000	$ 19,091,548	10.5%
1986/(1987)	$ 2,000,000	$ 22,656,187	8.8%
1987/(1988)	$ 2,000,000	$ 24,595,929	8.1%
1988/(1989)	$ 2,000,000	$ 26,461,148	7.6%
1989/(1990)	$ 2,000,000	$ 29,294,759	6.8%
1990/(1991)	$ 2,817,000	$ 31,107,785	9.1%
1991/(1992)	$ 2,759,000	$ 32,076,220	8.6%
1992/(1993)	$ 2,356,000	$ 33,453,546	7.0%
1993/(1994)	$ 2,238,000	$ 35,646,465	6.3%
1994/(1995)	$ 2,238,000	$ 37,928,496	5.9%
1995/(1996)	$ 2,238,000	$ 40,158,254	5.6%
1996/(1997)	$ 2,238,000	$ 41,322,602	5.4%
1997/(1998)	$ 3,000,000	$ 44,338,618	6.8%
1998/(1999)	$ 3,000,000	$ 49,242,255	6.1%
1999/(2000)	$ 4,500,000	$ 50,748,152	8.9%

2000/(2001)	$ 9,695,105	$ 54,801,219	17.7%
2001/(2002)	$ 7,865,716	$ 60,595,484	13.0%
2002/(2003)	$ 8,009,857	$ 63,587,498	12.6%
2003/(2004)	$ 7,452,000	$ 66,825,266	11.2%
2004/(2005)	$ 7,353,000	$ 70,124,610	10.5%
2005/(2006)	$ 7,870,000	$ 77,584,716	10.1%
2006/(2007)	$ 7,870,000	$ 80,326,028	9.8%
2007/(2008)	$ 8,620,000	$ 85,009,472	10.1%
2008/(2009)	$ 8,620,000	$ 85,230,866	10.1%
2009/(2010)	$ 8,794,000	$ 86,239,884	10.2%
2010/ (2011)	$ 8,854,000	$ 88,223,782	10.0%
2011/ (2012)	$ 8,540,000	$ 95,286,344	9.0%
2012/ (2013)	$ 8,540,000	$ 95,988,444	8.9%
2013/ (2014)	$ 8,540,000	$ 94,485,576	9.0%
Totals / Average Percent	**$ 154,007,678**	**$ 1,622,431,153**	**9.5%**

Donations from Private Sector

Private sector donations have been critical to match and leverage public sector financing of land acquisition and capital improvements for the Regional Parks System. Foundations of several park implementing agencies and “friends of parks or trails” organizations were the facilitator of these donations. No estimate of those donations is provided here. However, some examples include:

- Donation by Marjorie McNeely for capital improvements and a maintenance endowment for the Como Conservatory, which was renamed the Marjorie McNeely Conservatory in her honor
- Donations by individuals and corporations for improvements to Harriet Island Regional Park. Bricks and plaques honor those contributors
- Donation of land for Cedar Lake Farm Regional Park facilitated by the now defunct Regional Parks Foundation of the Twin Cities

Estimated Costs to Complete the System

State law requires that the *Regional Parks Policy Plan* estimate the cost of the recommended acquisitions and development of the park system, including an analysis of what portion of the funding is proposed to come from the state and Council levies, and other local government units (Minn. Stat. 473.147, subd. 1). The following analysis is an estimate of funding required to complete the system.

Table 5-3 provides cost estimates for existing regional parks and trails open to the public, planned regional parks and trails, regional park search areas, regional trail search corridors, and 2040 additions to the system. The associated estimated costs for each are described below.

The cost estimate for existing regional parks and trails open to the public include costs associated with acquisition of inholdings and future development. In order to produce the estimates, data were gathered from Council-approved master plans. In 2014, a total of 2,407 acres and 29 trail miles were inholding properties. The estimate to acquire inholding properties for both parks and trails total $59.3 million, while development costs total $187.7 million. A total estimate for future acquisition and development of existing regional parks and trails opened to the public totals $247 million.

The cost estimate for planned regional parks or trails − those park or trail units that have a Council-approved master plan but are not open to the public as of 2015 − include costs associated with acquisition of inholdings and future development. In order to produce the estimates, data were gathered from Council-approved master plans. In 2014, inholding properties totaled 2,739 acres and 222 trail miles. The estimate to acquire inholding properties for both parks and trails total $36.4 million, while development costs total $227.8 million. A total estimate for future acquisition and development of planned regional parks or trails totals $264.2 million.

The cost estimate for regional park search areas also includes costs associated with acquisition of inholdings and future development. The estimates for these were gathered from the *2030 Regional Parks Policy Plan*. Inholding properties totaled 7,546 acres, with an associated acquisition cost of $38.5 million. The estimated costs to develop the regional park search areas total $26.3 million. A total estimate for future acquisition and development of regional parks search areas is $64.8 million.

The cost estimate for regional trail search corridors were also gathered from *2030 Regional Parks Policy Plan*. Inholding properties totaled 1,745 acres and 479 trail miles, with an associated acquisition cost of $19.4 million. The estimated costs to develop the Regional Park Search Areas total $211.8 million. A total estimate for future acquisition and development of regional trail search corridors is $231.2 million.

The cost estimate for the 2040 additions to the system were calculated based on data provided by the regional park implementing agencies. The new trail search corridors, comprising 111 miles, will require approximately 400 additional acres. The cost to acquire the land is estimated to be $4.6 million, while development costs total $49.6 million. In sum, the cost to acquire and develop the 2040 additions to the system is estimated to total $54.2 million.

The entire system as completed – including inholdings, planned regional parks and trails, regional park search areas, and regional trail search corridors − would require an additional 14,836 acres to be acquired and 850 trail miles. The associated costs are estimated to be $158.2 million for acquisition and $703.3 million for development, totaling $861.4 million to complete the system.

Table 5-3. Estimated Acquisition and Development Costs for Regional Parks System 2015-2040 (2014 dollars)

Category	New Acreage	New Trail Mileage	Acquisition Cost	Development Cost	Total Cost
Existing Regional Parks and Trails Open to the Public (acquisition of inholdings and future development)[a]	2,407	39	$59.3 M	$187.7 M	$247.0 M
Planned Regional Parks and Trails (Council-approved master plan, not yet open to the public)[a]	2,739	222	$36.4 M	$227.8 M	$264.2 M
Regional Park Search Areas [Update from 2010 plan][b]	7,546	N/A	$38.5 M	$26.3 M	$ 64.8 M
Regional Trail Search Corridors[c]	1,745	479	$19.4 M	$211.8 M	$ 231.2 M
2040 Additions to the System (Regional Trail Search Corridors)[d]	400	111	$4.6 M	$49.6 M	$54.2 M
GRAND TOTAL	**14,836**	**851**	**$158.2 M**	**$703.3 M**	**$861.4 M**

M=million
Data Source:
[a] Master plans.
[b] 2030 Parks Policy Plan for "New Units" and "Completing the System".
[c] Master plans of comparable trails.
[d] Estimates from regional park implementing agencies

Chapter Six: Management Procedures

Amending the Policy Plan

The Council will amend the *2040 Regional Parks Policy Plan* only for a substantial revision. A substantial revision is defined by the Council as (1) a proposed revision that is intended to or could have the effect of changing the direction or intent of adopted Council policy; (2) addition or deletion of a policy; or (3) addition or deletion of a system element.

An amendment request initiated by the Metropolitan Parks and Open Space Commission should include documentation to substantiate that it constitutes a substantial revision as defined here. A Council decision to amend the plan on its own initiative or that of the Commission will be preceded by a finding that a substantial revision is proposed. When amending the policy plan, the Council will conduct a public hearing in accordance with Minn. Stat. 473.147 and adopted Council policy.

Updating the Policy Plan

Minnesota law requires the Council to conduct a comprehensive review of the Regional Parks Policy Plan at least every four years (Minn. Stat. 473.147). However, over a four-year period, changes occur in population, acquisition, development, and system use. Updating the data and factual information to keep the policy current with new trends and conditions is not a substantial revision to the policy plan, and will be accomplished through the ordinary process of consideration and approval by the Metropolitan Parks and Open Space Commission, the appropriate Council committee, and the full Council. The regional park implementing agencies will receive formal notice of any proposed update prior to consideration by the Metropolitan Parks and Open Space Commission.

System Plan

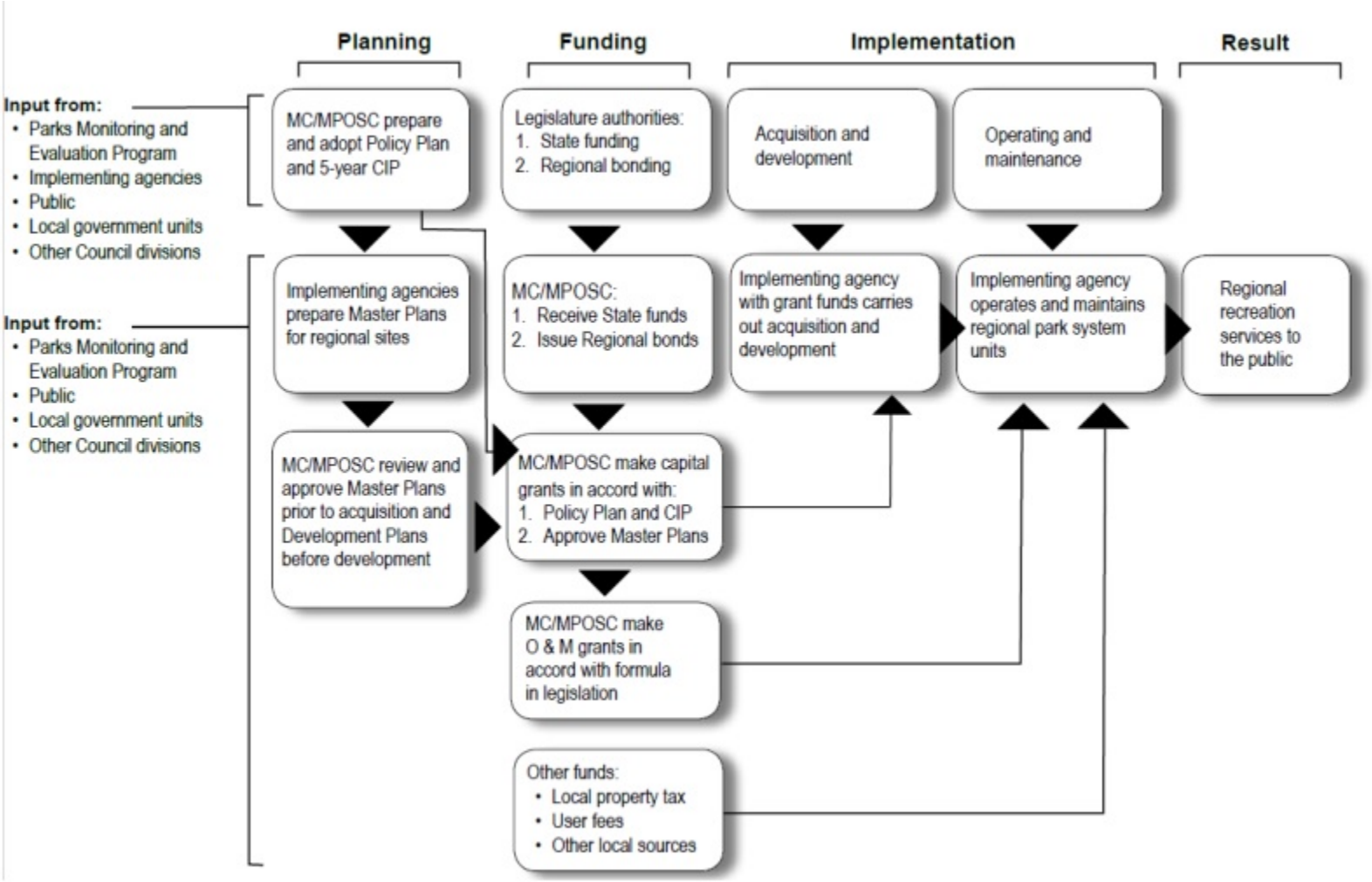
The Council has the responsibility to prepare a system plan for the Regional Parks System. The system planning process begins with the Council identifying “generally the areas which should be acquired,” as required by the 1974 Metropolitan Parks Act. The Regional Parks Policy Plan includes the system plan, which identifies the regional parks and trails that are included in the Regional Parks System.

The Council reviews the system plan portion of the Regional Parks Policy Plan every four years as part of the policy plan revision process and may add or delete planned elements to the system. Additions or deletions to the system proposed outside the regular plan review process are substantial revisions to the policy plan. Identification of specific boundaries and detailed planning for individual units of the system are addressed in master plans for each unit. The master plans are prepared by the regional park implementing agencies.

Minn. Stat. 473.351 limits regional parks funding to regional park implementing agencies and defines them to be as the counties of Anoka, Carver, Dakota, Ramsey, Scott and Washington; the City of St. Paul, the City of Bloomington, the Minneapolis Park and Recreation Board; and the Three Rivers Park District.

Figure 6-1 shows the Regional Parks System process. Regional park implementing agencies prepare a master plan for each Regional Parks System component within their respective jurisdiction consistent with the Council’s Regional Parks Policy Plan, These master plans are reviewed by the Council for consistency with the system plan and, when approved by the Council, constitute an element of the system plan.

Figure 6-1. Regional Parks System Process



Regional Parks System Capital Improvement Program Process

The Regional Parks CIP is one component of the Council's unified Capital Improvement Program (CIP). The unified CIP process includes several elements. It ranks projects across the system based on three factors: first, consistency with Council finance policy and strategies outlined in this policy plan; second, relationship to applicable state law regarding the allocation of funds among the regional park agencies; and third, ranking of those projects within each regional park agency's allocation.

The ranked project list in the CIP then serves as the basis for requesting legislative funding for the biennium. A draft funding request for state bonds is due in June and a final request is due in September preceding the second year of the legislative biennium.

The Metropolitan Parks and Open Space Commission, working with the regional park implementing agencies, initiates the annual process of revising the CIP. The Commission reviews requests from the regional park implementing agencies based on consistency with policies in this policy plan, applicable state law regarding the allocation of funds among the regional park agencies, and the relative share of each regional park implementing agencies share the funding request. The Metropolitan Parks and Open Space Commission will recommend a ranked list of projects to approve as a funding request for the Regional Parks portion of the Unified CIP, which is the capital improvement program for the entire Council.

After state bond appropriations have been authorized, the Council adopts amendments to the current year of the Council's Unified Capital Budget (CB), which award grants proposed for funding in the Unified CIP. Projects financed with state bonds and matched with Metropolitan Council bonds will follow applicable rider language of that appropriation and applicable Council policy requirements in the finance section of this plan.

The amendment to the Unified CB identifies which projects from the CIP are funded and the level of funding by revenue source. Adopting amendments to the Unified CB to award grants that had been proposed in the Unified CIP is not a substantial revision to the policy plan provided that all projects are consistent with the Unified CIP. Projects that are not consistent with the Unified CIP (for example, a project that was not in the CIP and is proposed to replace one that is, or to change the funding level from one project to another) will be reviewed by the Metropolitan Parks and Open Space Commission based on the project's consistency with the finance policy and strategies outlined in this policy plan and applicable state law and subsequently make a recommendation to the Council.

Regional Parks System Parks and Trails Legacy Fund Process

The process for distributing appropriations from the Parks and Trails Legacy Fund follows a process similar to that described above. There are important distinctions to make, however. First, a funding request for Park and Trails Legacy Fund appropriations is due to the state in October preceding the first year of the legislative biennium. Projects financed with appropriations from the Parks and Trails Legacy Fund will follow applicable rider language of that appropriation and Council policy requirements in the finance section of this plan. Similar to

Capital Improvement Program dollars, the Parks and Trails Legacy Fund appropriations are incorporated into the Unified Capital Budget and Unified Capital Improvement Plan.

Negotiated Purchase

Acquisition of land is costly and limited public funds must be used wisely. It is sometimes necessary to acquire land through condemnation, which can be a long and costly process. Whenever possible, regional park implementing agencies must make negotiated purchases based on appraisals by qualified appraisers to minimize the need for condemnation.

State Bond Declarations

The commissioner of Minnesota Management and Budget (MMB), through an order dated August 26, 2010, requires a state bond declaration to be recorded on the land that is acquired or improved with the state bonds. The declaration states that any lease or sale of the improved land must be approved by the commissioner of MMB while the declaration is in effect.

The declaration must be in effect for 125% of the useful life of the improvement on the land that was financed with the state bonds. For example, if state bonds were used to build a picnic shelter, and the picnic shelter has a useful life of 20 years, the declaration on the land where the picnic shelter is located would be in effect for 125% of 20 years, which is 25 years. If the land is to be sold before the state bonds are paid off that financed the improvement, the MMB will ask for a pro-rated refund of the state bonds that financed the grant.

To comply with the law, the Council will work with regional park implementing agencies on drafting declarations for each grant and will record them with the applicable land records office. A copy of the recorded bond declaration will be part of the Council's land records and part of MMB's records. A portion of the bond proceeds for the grant will pay the recording fee since this is a stipulation of using the state bonds and is ultimately the responsibility of the Council to ensure compliance with the law.

Stewardship

Use of Council grant funds is limited to the costs of acquisition and/or development of the Regional Parks System unit consistent with the Council-approved master plan. Grants for acquisition pay for the cost of real estate, relocation assistance, special assessments existing at the time land was designated for the regional system, land stewardship and legal fees and appraisals. Land stewardship is defined as boundary fencing or marking; stabilizing or rehabilitating natural resources to aid in reestablishing threatened natural resources or to prevent non-natural deterioration thereof; preventing the deterioration of existing structures; removal of unneeded structures, dangerous land forms or attractive nuisances; maintaining or closing existing roads; and developing the unit to support minimal recreational use, including access roads, parking lots, signage and restrooms until capital improvement funds are available to develop the Regional Parks System unit.

Special Assessments

Special assessments may be levied against parkland after its designation for the Regional Parks System. Such assessments are legitimate and grant-eligible when they are for benefits

conferred on the park that are consistent with the Council-approved master plan. To encourage prompt payment of special assessments by the regional park implementing agency, regional funds will not be used for penalties and interest charges resulting from late payments unless the regional park implementing agency has requested funds from the Council to pay the special assessments and did not receive them.

Under the provisions of Minn. Stat. 473.334:

> …the governing body [charging the assessment] shall not consider any use of the property other than as regional recreation open space property at the time that the special assessment is determined. The Metropolitan Council shall not be bound by the determination of the governing body of the city but may pay a lesser amount, as agreed upon by the Metropolitan Council and the governing body of the city, as they determine is the measure of benefit to the land for the improvement.

This statute does not pertain to assessments on Bald Eagle-Otter Lake Regional Park land located in White Bear Township. Special assessments on that park are governed by Minn. Stat. 435.19.

If a regional park implementing agency challenges a special assessment to determine the measure of benefit to the regional park unit, regional funds may be used to pay the assessment and for any penalties and interest incurred during the time of challenging the assessment, as well as for the regional park implementing agency's legal costs in challenging the assessment if agreed to previously by the Council.

Payment in Lieu of Local Property Taxes

Under the provisions of Minn. Stat. 473.341, 180% of the property taxes due to the city or township are paid when land is acquired for the Regional Parks System. This provides a financial cushion to the city or township for the loss of tax base. The payment in lieu of taxes is an eligible land acquisition grant expenditure.

Revenue from Nonrecreational Uses

Lands acquired with regional funds are to be used for Regional Parks System purposes. On occasion, usually during but not limited to a period prior to development, land may be used in various other ways. The Council has defined the following nonrecreational uses as consistent with Regional Parks System purposes:

- Sale of buildings, equipment or materials acquired with land
- Rent or lease of buildings to protect structures or secure services for the park, and
- Rent or lease of land for park benefits

All uses of this kind must be consistent with the Council-approved master plan. Revenue that regional park implementing agencies receive from such uses may be used in regional park lands for land stewardship or for the capital costs of providing recreation opportunities. Otherwise they will be returned to the Council. Any other use requires prior Council consent.

Revenue from recreation uses in Regional Parks System units consistent with the Council-approved master plan shall be used for park purposes as determined by the regional park implementing agency. Revenues generated by nonrecreational uses in regional park lands, consistent with a Council-approved master plan, shall be used in regional park lands either for stewardship or for the capital costs of providing regional recreation opportunities, unless the Council consents to another use.

Regional park implementing agencies shall make an annual report of such revenues when their revenues exceed an amount determined by the Council ($2,500 per year). Unused nonrecreational revenues will be returned to the Council by the end of the year succeeding the one in which they are earned.

Enterprise Activities

Regional parks, park reserves and special features may contain enterprise-fund recreation facilities that are compatible with the natural-resource base of the unit and do not conflict with the primary recreation uses of the park unit. Enterprise-fund recreation facilities include any facility that is expected to generate sufficient revenues to pay its own costs, such as golf courses, downhill ski areas, and water parks. These facilities are not eligible for regional park funds from the Council because enterprise-fund recreation facilities are expected to raise money for their development and operation in the same way as their private sector counterparts.

Equal Access

Development financed with regional funds and subsequent park operation must be carried out in a manner consistent with this policy plan, whether the land was acquired with regional funds or not. Development grant contract agreements require the regional park implementing agency to operate and maintain the facility so as to provide access to all persons in the region as described in the Council-approved master plan.

Design Plans

When master plans are first approved by the Council, it is often true that large or complex recreation facilities are only conceptually described. When development of a particular recreation facility within a regional system component is imminent and when funds allocated in the CIP are available, the regional park implementing agency may request a grant.

Upon Council approval, the regional park implementing agency may use an agreed-upon portion of the allocated amount to prepare construction documents through what is generally defined as the design development phase of the project. If preferred, the regional park implementing agency may proceed with design in advance of a grant and request reimbursement consideration in a future CIP by following the reimbursement policy in this policy plan. The remainder of the grant will be used to construct the project after the Metropolitan Parks and Open Space Commission has reviewed the nature, scope and cost of the project for consistency with the Council-approved master plan and the regional CIP.

The Council will make development grants to regional park implementing agencies as follows:

- Development grants will be made for improvements such as recreational buildings, utilities, roads, parking and landscaping in regional parks, park reserves, trail corridors and special-use areas.
- Development grants may be made for natural resource rehabilitation within park reserves and conservation zones of regional parks.
- The costs of preparing and executing construction documents for development are grant-eligible, including consultations with natural resource professionals to ensure the development does not adversely affect the park system unit's natural resource features.
- The Council may approve development grants before the preparation of construction documents for a project. Construction of such a project will not proceed until the Metropolitan Parks and Open Space Commission has been made fully aware of the nature, scope and estimated complete cost as determined in the design development phase of the process.
- Agency-wide improvements by regional park implementing agencies are grant-eligible expenses. When such eligible improvements are also used for other than regional park purposes, the regional funding will be on a negotiated, pro-rated basis.

Closing Grants

Financial transactions of Regional Parks System grants are reported through grant reimbursement forms requesting funds to reimburse the park agency for grant eligible expenses, which are audited by the Council. A final report is generated by the regional park implementing agency. A final audit is conducted when the project is completed.

Under the terms of the agreements, grant agreements are to be "closed" once all grant-eligible work has been completed and paid for with grant funds. If there are any unspent funds from the grant after the project is completed, the regional park implementing agency must contact the Council to determine whether the scope of the grant can be amended. This does not apply to Park Acquisition Opportunity Fund grants.

The Metropolitan Parks and Open Space Commission will review the grant scope amendment request for consistency with the Council-approved master plan for that project and/or other Council policy applicable to the request. Council approval is required to amend the scope of a grant. Legislative approval may be required to amend the scope of a Parks and Trails Legacy grant.

It is in the interest of the Council and the regional park implementing agencies to close out completed projects in a timely manner and free up unspent funds for other projects within the timeline of the state appropriation that initially funded the grant or a portion of the grant. Any unspent state funds and matching Council bonds that financed the grant are no longer available for the project. The undisbursed funds are retained by the state or the Council.

Executing Minor Amendments to Grant Agreements

To maximize the efficiency of the work of the Metropolitan Parks and Open Space Commission and the Council, the Council has authorized its regional administrator or his/her designee to

execute minor amendments to Regional Parks System grant agreements if such amendments meet at least one of the following criteria:

- The amendment is consistent with the *2040 Regional Parks Policy Plan*.
- The amendment does not change the intent of the grant agreement in any essential respect.
- The amendment extends the duration of the grant agreement within the timeline permitted under the applicable funding source for the grant.
- The amendment clarifies the Council's intent in entering the agreement.
- The amendment does not change the total amount of the grant.
- The amendment reflects changes officially adopted by the Council in the 2040 Regional Parks Policy Plan.
- The amendment is required under terms of the contract the Council has with the state agency that transmits state funds for the grant agreements.
- The amendment reflects changes officially adopted by the Council in Council policies or procedures (for example, changes in affirmative action plans or grant management procedures).
- The amendment executes restrictive covenants on land acquired with regional funds or releases restrictive covenants to permit another land use compatible with the park (for example, widening a county road that also provides access to the adjacent park).

Annual Legislative Reports on Parks and Trails Fund Expenditures

Laws of Minn. 2009, ch. 172, art. 3, sec. 3(b) requires the Council to submit an annual report on the use and expenditure of Parks and Trails Fund appropriations it receives by March 1. The annual report must detail the outcomes, which are identified and specified in grant applications. The outcomes identified shall be relevant to the type of project undertaken and the associated Parks and Trails Legacy Plan four strategic pillars, previously discussed.

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Our Mission: To work together to resposibly grow our community, and to provide quality, cost-effective, and efficient government services.

CC Regular Session **7. 4.**

Meeting Date: 02/12/2018

By: Mark Riverblood, Engineering/Public Works

Information

Title:

Adopt Resolution #18-038 Accepting Bids and Awarding Contract for Improvement Project #18-08, Trott Brook Boardwalk

Purpose/Background:

Purpose:

The purpose of this case is to adopt a resolution accepting bids and awarding a Contract for construction for Improvement Project #18-08, Trott Brook Boardwalk. Additionally, this resolution would authorize staff to complete ancillary improvements for connections to the boardwalk (trail segments and a parallel parking area along Variolite Street).

Background:

In July of 2017, the Park and Recreation Commission recommended the project for 2018 construction to City Council for approval. The project would connect the existing Trott Brook Trail west of Nowthen Boulevard (south of the brook) by a new boardwalk west, *approximately* 1,400' feet to Variolite Street.

On January 9th, 2018, City Council approved plans and specifications and authorized advertising for bids. Bids were advertised on January 12th, 19th and 26th, 2018. On February 5th, 2018, eleven (11) sealed bids were received and were publicly opened and read aloud. The bids were checked for errors and omissions, and were tabulated. All bids were found to be competitive and favorable, complied with the advertisement for bids, and no adjustments were required. A summary of the bids is included within the attached resolution.

At the time Council approved the plans and specification and authorized the advertisement for bids, staff had estimated the boardwalk project to be between $195,000 - $225,000. The average of the 11 bids received was $215,000.

The bid of MN Boardwalk, L.L.C., of Glencoe, MN in the amount of $162,000 for the *total bid for construction of said improvements is in accordance with the approved plans and specifications and advertisement for bids, and is the lowest responsible bidder.

Following award of Contract, staff will issue a Notice of Award to MN Boardwalk, L.L.C. to initiate execution of a Contract and issuance of the required bonds and insurance. The City Attorney will verify that the Contract, bonds, and insurance are in proper legal form prior to execution of the Contract. Once a Contract is executed, staff will issue a Notice to Proceed and construction may then begin.

A preconstruction meeting will also be conducted before construction begins. (Note: Staff had issued an application to the Army Corps of Engineers for a 'No Loss Determination' for the boardwalk's placement in the wetland south

of the brook, and expects a finding in the affirmative. The Bidding documents specify that the contractor shall not proceed with any construction within the wetland until the City has received acknowledgement from the Corps.)

Notification:

Notifications are not required for this case.

Observations/Alternatives:

Observations:

Staff anticipates that the boardwalk's construction may begin as soon as late February, allowing substantial project completion before the end of May (more likely April).

* In accordance with the plans and specifications, the contractor shall be paid upon for the completed boardwalk, **based upon the lineal footage as constructed and accepted.** All bids were received based upon a Unit Price per lineal foot, with an Extension of 1,500' feet. Staff estimates the completed boardwalk will be less than 1,400' feet when complete, therefore the final payment to MN Boardwalk, L.L.C. will be less than the $162,000 Bid amount.

Alternatives:

Alternative #1 - Adopt Resolution #18-038 Accepting Bids and Awarding Contract for Improvement Project #18-08, Trott Brook Boardwalk

Alternative #2 - Deny adoption of Resolution #18-038 at this time.

Funding Source:

The low bid submitted by MN Boardwalk, L.L.C., of Glencoe, MN is in the amount of $162,000.

Funding for the Trott Brook Boardwalk would be from the Park Trust Fund, fees collected from new development, which has an approximate present balance of $2.3M.

During the various phases of the platting of the Brookfield Addition, it was understood that the recreational opportunity for that larger neighborhood would be the boardwalk, facilitating connections to the rest of the park and trail system. The approximate total in Park Dedication and Trail Fees for the 4th through 8th Additions paid into the Park Trust Fund was $350,775.

The other elements of this project that would be authorized by Adopting Resolution #18-038, is a small trailhead parking area along Variolite Street with signage and striping, two short bituminous trail sections (with ADA elements), that are all together, estimated at approximately $10,000—however, staff is recommending a not-to-exceed amount of $20,000 to serve as a project contingency.

Recommendation:

Staff recommends approving alternative #1, above.

Action:

Motion to adopt Resolution #18-038 Accepting Bids and Awarding Contract for Improvement Project #18-08, Trott Brook Boardwalk.

Attachments

Site location map

Resolution #18-038

Bid Specs

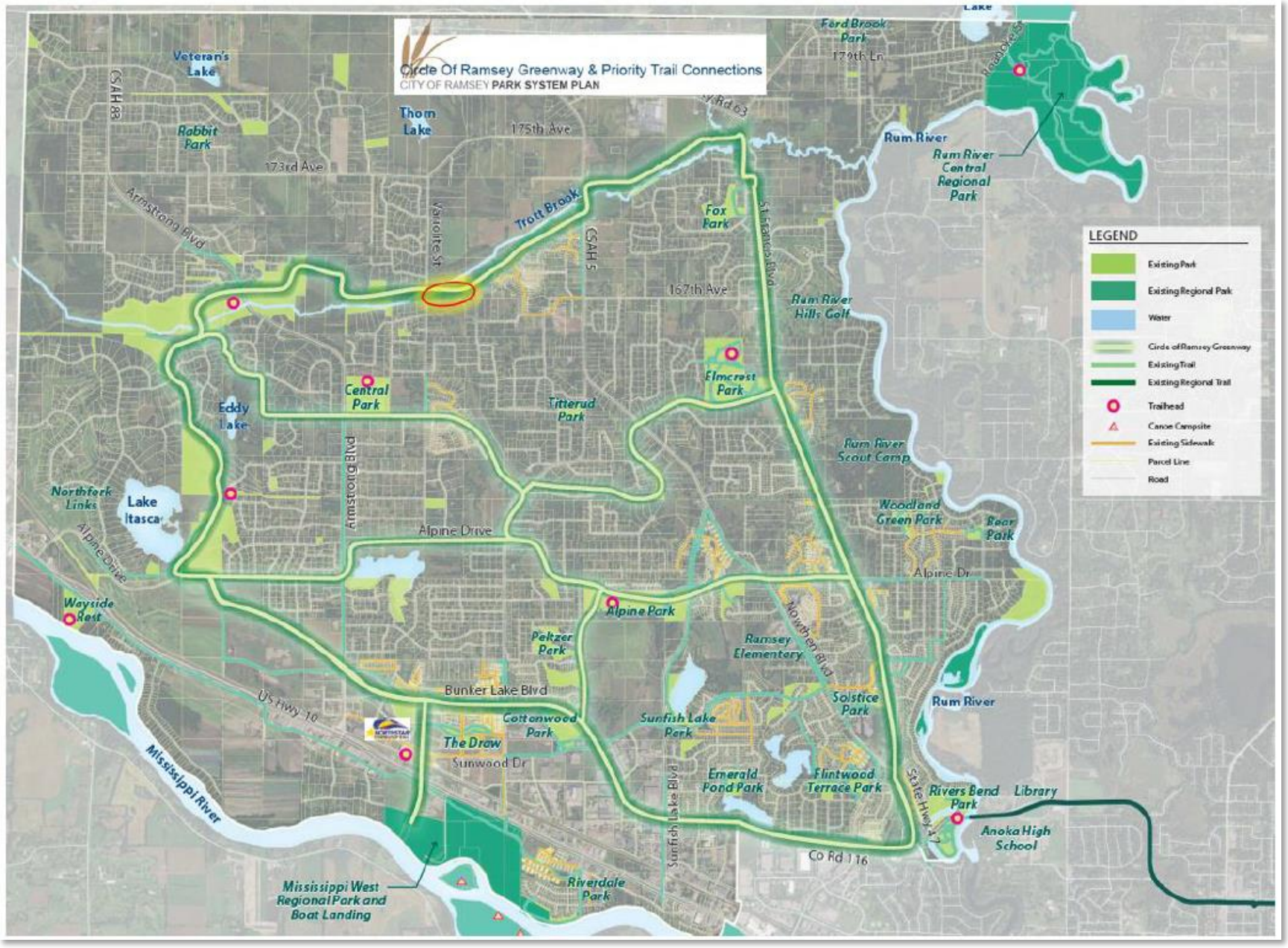
Bid Specs continued Addendum

Form Review

Inbox	Reviewed By	Date
Grant Riemer	Grant Riemer	02/07/2018 02:10 PM
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:18 PM

Form Started By: Mark Riverblood Started On: 02/07/2018 09:07 AM

Final Approval Date: 02/08/2018



Improvement Project #18-08, Trott Brook Boardwalk—Site Location Map

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-038

RESOLUTION ACCEPTING BIDS AND AWARDING A CONTRACT FOR IP#18-08, TROTT BROOK BOARDWALK

WHEREAS, access to parks, natural resources, open space and recreation areas, are essential to the quality of life, health and welfare of city of Ramsey's residents; and

WHEREAS, the Trott Brook Boardwalk has been identified as a priority project within the City of Ramsey's Captial Improvement Program; and

WHEREAS, the boardwalk when complete will provide for the completion of a significant 'gap' in the Greenway system rerferred to as The Circle of Ramsey; and

WHEREAS, on January 9th, 2018, the City Council accepted final plans and specifications and authorized advertisements for bids for said improvements; and

WHEREAS, bids were received, opened, and tabulated on February 5, 2018, and the following bids were found to comply with the advertisement for bids; and

CONTRACTOR	TOTAL BID
MN Boardwalk LLC	$162,000.00
Solutions 101 LLC	$171,000.00
Pember Companies	$177,000.00
Peterson Companies	$181,560.00
CS McCrossan Construction Inc.	$206,895.00
Janke General Contractors	$212,250.00
Rosti Construction	$219,750.00
Blackstone Contractors	$235,125.00
Signature Bridge	$242,820.00
JTS Construction	$270,000.00
Sunram Construction Inc.	$294,000.00
Engineer's Estimate	$195,000-$225,000

WHEREAS, the bid of MN Boardwalk LLC, in the amount of $162,000 for the construction of said improvements in accordance with the approved plans and specifications and advertisement for bids, is the lowest responsible bidder and their bid shall be and hereby is accepted.

WHEREAS, to connect the boardwalk on each end, certain ancillary improvements are required, including; trail segments, signage, handicap accessible improvements, and a parallel parking area along Variolite Street.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA:

1) The Mayor and City Administrator are hereby authorized and directed to enter into a contract with said bidder for the construction of said improvements for and on behalf of the City of Ramsey.

2) The City Administrator is hereby authorized and directed to return forthwith to all bidders the deposits made with their bids at such time that a contract has been executed.

3) City Council hererby authorizes staff to to complete the aforementioned ancillary improvements at a not-to-exceed amount of $20,000 from the Park Trust Fund.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____ and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February 2018.

_____
Mayor

ATTEST:

_____
City Clerk

CONTRACT DOCUMENTS AND TECHNICAL SPECIFICATIONS FOR CITY OF RAMSEY, MINNESOTA

IP 18-08 TROTT BROOK BOARDWALK

Prepared By:

City of Ramsey
7550 Sunwood Drive N.W.
Ramsey, Minnesota 55303
(763) 433-9820

ADVERTISEMENT FOR BIDS

The City of Ramsey will receive sealed bids until February 5th, 2018, at 10:30 a.m. for furnishing all labor, material, machinery and tools necessary for City Improvement Project 18-08 Trott Brook Boardwalk, at which time bids will be publicly opened at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, MN, 55303.

The boardwalk shall be comprised of all ACQ or MCA treated wood, and include 8' x 8' sections of 2 x 8's with galvanized joist hangers, through-bolted together, and decked with 2 x 10's secured by 3 1/2" GRK Structural Screws. Square, 4 x 4 posts will support and level the approximate 1,500' foot structure with galvanized brackets and pans, placed upon the wetland's surface. A 2 x 4 'curb' structure on both edges will be elevated by regularly spaced blocks functioning as a low 'truss', tying each boardwalk section together as a solid unit.

It is anticipated that a Construction Contract will be awarded on February 12th, 2018, and that work may begin on or about February 26th, 2018.

The contract documents may be examined at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, MN, 55303. Copies of the contract documents may be obtained at the above address. The contract documents shall also be available on QuestCDN. These documents may be downloaded by selecting this project and by entering eBidDoc Number 5497165 on the Search Projects page. For assistance and free membership registration, contact QuestCDN at (952) 233-1632 or info@questcdn.com.

All bids shall be submitted in sealed envelopes plainly marked "IP 18-08 Trott Brook Boardwalk". If mailed, bids should be placed in a separate envelope and mailed to the City address noted above to the attention of Parks Superintendent, Mark Riverblood.

Each bidder shall submit, with the proposal, a bidder's bond made payable to the City of Ramsey in the amount of 5% of the total bid. No bidder may withdraw their bid for at least 45 days after the scheduled closing time for the receipt of bids. The City of Ramsey reserves the right to reject any or all bids, and to waive informalities.

By order of the City of Ramsey, Minnesota: January 9th, 2019

Published:

Anoka County Union Herald January 12th, 19th and 26th, 2018

Finance and Commerce January 12th 19th, and 26th, 2018

INFORMATION FOR BIDDERS

BIDS will be received by the CITY OF RAMSEY (hereinafter called the "OWNER") at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, MN 55303 until February 5th, 2018, at 10:30 a.m., and then at said office publicly opened and read aloud.

Each BID must be submitted in a sealed envelope, addressed to Parks Superintendent Mark Riverblood, at the City of Ramsey. Each sealed envelope containing a BID must be plainly marked on the outside as "IP 18-08; Trott Brook Boardwalk" and the envelope shall bear on the outside the name of the BIDDER, and their address and license number if applicable. If mailed, bids should be placed in a separate envelope and mailed to the City address noted above to the attention of Parks Superintendent Mark Riverblood.

All BIDS must be made on the required BID FORM. All blank spaces for BID prices must be filled out in ink or typewritten and the BID FORM must be fully completed and executed when submitted. Only one (1) copy of the BID FORM is required.

The OWNER may waive any informality or minor defects or reject any and all BIDS. Any BID may be withdrawn prior to the above scheduled time for the opening of BIDS or authorized postponement thereof. Any BID received after the time and date specified shall not be considered. No BIDDER may withdraw a BID within forty five (45) days after the actual date of the opening thereof. Should there be reasons why the contract cannot be awarded within the specified period; the time may be extended by mutual agreement between the OWNER and the BIDDER.

BIDDERS must satisfy themselves of the accuracy of the estimated quantities in the BID documents, by examination of the site, the sample boardwalk in place, and a review of the drawings and specifications, including any ADDENDA. After BIDS have been submitted, the BIDDER shall not assert that there was a misunderstanding concerning the quantities of WORK or of the nature of the WORK to be done.

The OWNER shall provide to BIDDERS all information which is pertinent to, and delineates and describes, the land owned and rights-of-way boundaries. The OWNER will provide field stakes delineating the proposed boardwalk alignment during the bidding process.

The CONTRACT DOCUMENTS contain the provisions required for the construction of the PROJECT. Information obtained from an officer, agent or employee of the OWNER or any other person shall not affect the risks or obligations assumed by the CONTRACTOR or relieve the CONTRACTOR from fulfilling any of the conditions of the contract.

Each BID must be accompanied by a BID BOND for at least five percent (5%) of the total amount of the BID, made payable to the City of Ramsey. As soon as the BID prices have been compared, the OWNER will return the BONDS of all except the three (3) lowest responsible BIDDERS. When the AGREEMENT is executed, the BONDS of the two remaining unsuccessful BIDDERS will be returned. The BID BOND of the successful BIDDER will be retained until all materials are on

City Property and/or the project is substantially complete. **A certified check may be used in lieu of a BID BOND.**

The party to whom the contract is awarded will be required to execute the AGREEMENT and within ten (10) calendar days from the date when NOTICE OF AWARD is delivered to the BIDDER. The NOTICE OF AWARD shall be accompanied by the necessary AGREEMENT and forms. In case of failure of the BIDDER to execute the AGREEMENT, the OWNER may at its option consider the BIDDER in default; in which case the BID BOND accompanying the proposal shall become the property of the OWNER.

The OWNER, within ten (10) days of receipt of an acceptable AGREEMENT signed by the party to whom the AGREEMENT was awarded, shall sign the AGREEMENT and return to such party an executed duplicate of the AGREEMENT. Should the OWNER not execute the AGREEMENT within such period, the BIDDER may give WRITTEN NOTICE to withdraw his/her signed AGREEMENT. Such notice of withdrawal shall be effective upon receipt of that WRITTEN NOTICE by the OWNER.

The NOTICE TO PROCEED shall be issued within ten (10) days of the execution of the AGREEMENT by the OWNER. Should there be reasons why the NOTICE TO PROCEED cannot be issued within such period; the time may be extended by mutual agreement between the OWNER and CONTRACTOR. If the NOTICE TO PROCEED has not been issued within the ten (10) day period or within the period mutually agreed upon, the CONTRACTOR may terminate the AGREEMENT without further liability on the part of either party.

The OWNER may make such investigations as he/she deems necessary to determine the ability of the BIDDER to perform the WORK and the BIDDER shall furnish to the OWNER all such information and data for this purpose as the OWNER may request. The OWNER reserves the right to reject any BID if the evidence submitted by, or investigation of, such BIDDER fails to satisfy the OWNER that such BIDDER is properly qualified to carry out the obligations of the AGREEMENT and to complete the WORK contemplated therein.

A conditional or qualified BID will not be accepted. Award will be made to the lowest responsible BIDDER.

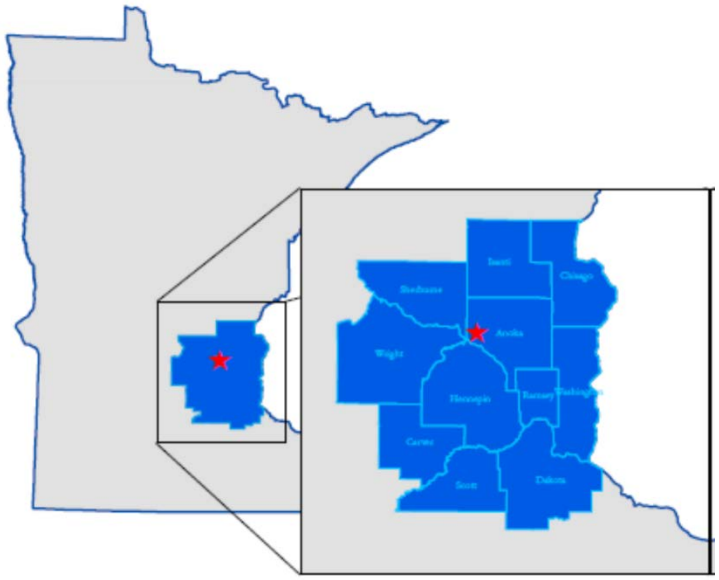
All applicable laws, ordinances and the rules and regulations of all authorities having jurisdiction over construction of the PROJECT shall apply to the contract throughout.

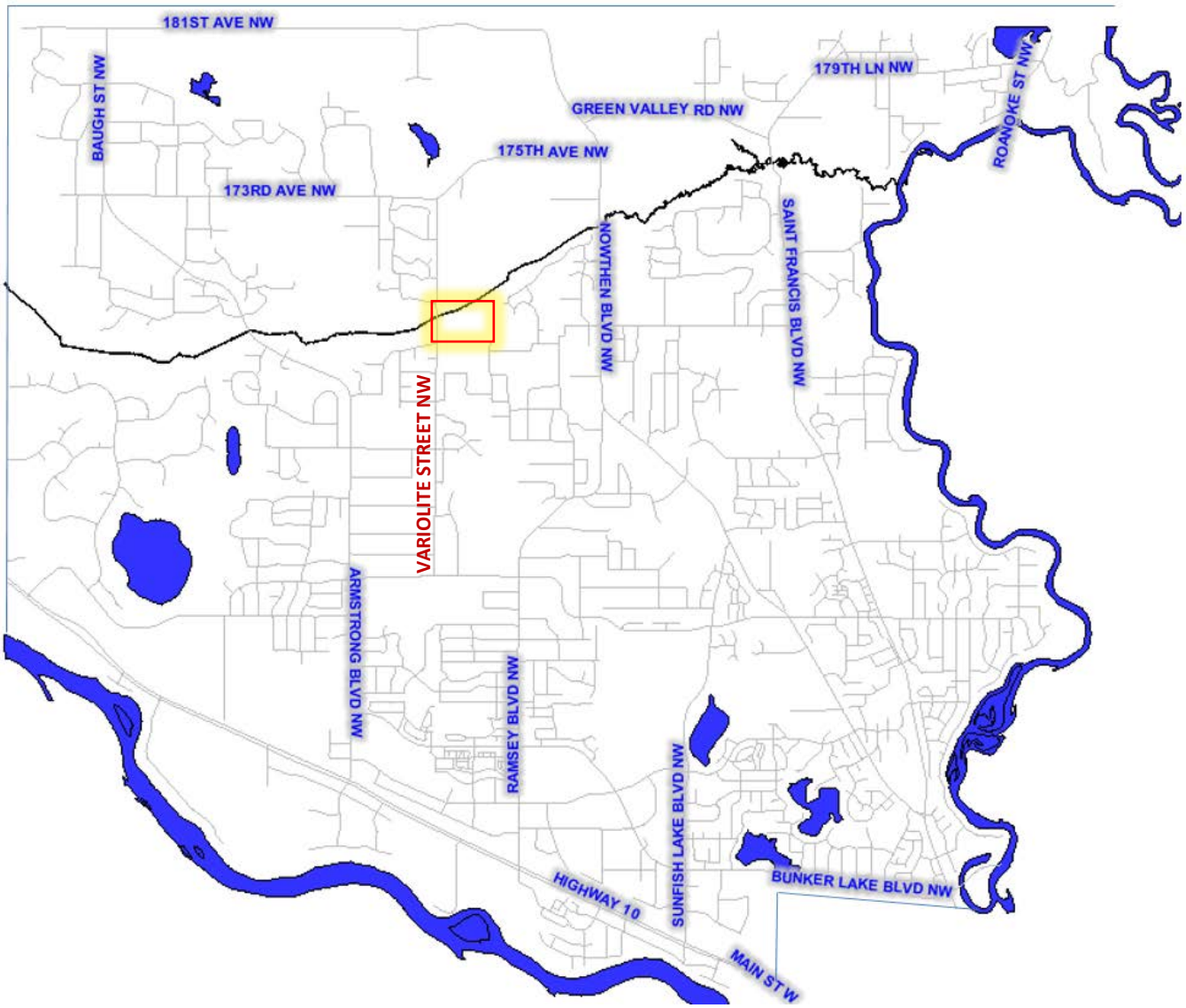
Each BIDDER is responsible for inspecting the site and for reading and being thoroughly familiar with the CONTRACT DOCUMENTS. The failure or omission of any BIDDER to do any of the foregoing shall in no way relieve any BIDDER from any obligation in respect to their BID.

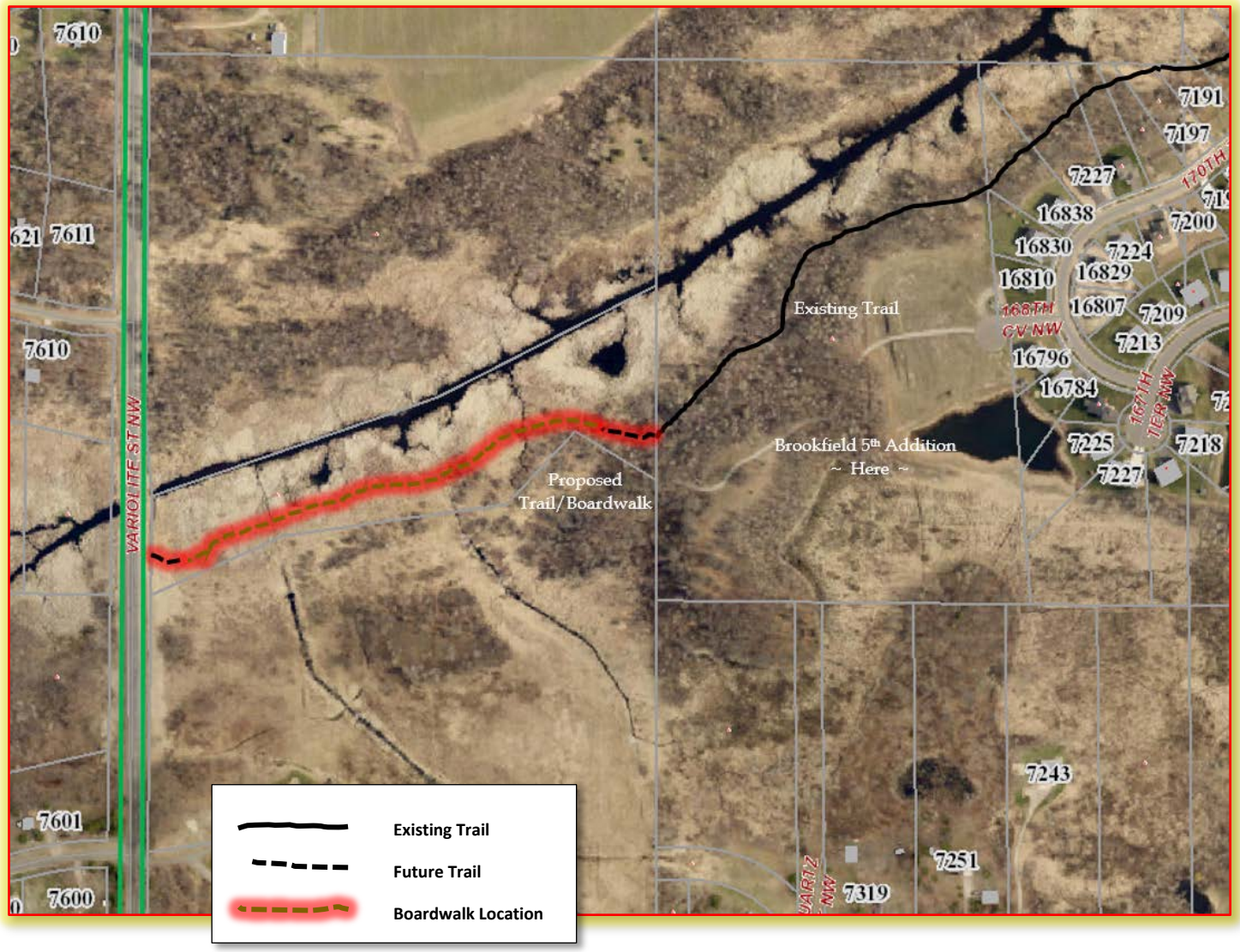
The low BIDDER shall supply the names and addresses of major material SUPPLIERS and SUBCONTRACTORS when requested to do so by the OWNER.

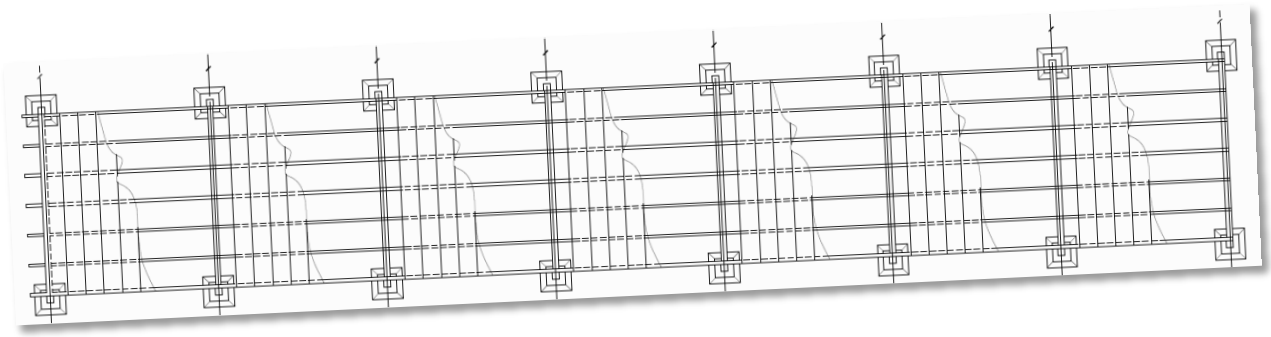
The OWNER'S representative is Mark Riverblood, Parks Superintendent, 7550 Sunwood Drive NW, Ramsey, MN 55303; telephone (763) 433-9853

SITE LOCATION









(Boardwalk Plan View)

BID PROPOSAL

This Bid is submitted to the City of Ramsey for City Improvement Project **#18-08 – Trott Brook Boardwalk.**

That _____, the undersigned bidder, proposes and agrees, if this bid is accepted, to enter into an agreement with the Owner in the form included in the contract documents to perform and furnish all work as specified or indicated in the contract documents for the Contract Price and within the contract time indicated in this Bid and in accordance with the other terms and conditions of the contract documents.

In submitting this bid, bidder represents, as more fully set forth in the Agreement, that:

(a) Bidder has examined copies of all bidding documents and of the following addenda (receipt of all which is hereby acknowledged):

_____

_____

_____

(b) Bidder has familiarized him/herself with the nature and extent of the contract documents, work, site, locality and all local conditions and laws and regulations that in any manner may affect cost, progress, performance or furnishing of the work.

(c) Bidder has given the Owner written notice of all conflicts, errors or discrepancies that it has discovered in the contract documents and the written resolution thereof by the Owner is acceptable to bidder.

(d) This bid is genuine, is not made in the interest of or on behalf of any undisclosed person, firm or corporation, and is not submitted in conformity with any agreement or rules of any group, association, organization or corporation; bidder has not directly or indirectly induced or solicited any other bidder to submit a false or sham bid; bidder has not solicited or induced any person, firm or corporation to refrain from bidding and bidder has not sought by collusion to obtain for itself any advantages over any other bidder or over owner.

(e) Bidder agrees that the work will be completed by June 1, 2018.

(f) A bid bond in the amount of five percent (5%) of the bid contained herein is attached. This bid bond shall be forfeited if the bidder fails to execute and file the required contract within ten (10) days after notification of the bid award by the owner.

(g) The contractor agrees to perform all work described in the contract documents for the lump sum payment of the completed boardwalk, **based upon the lineal footage as constructed and accepted.**

BID PROPOSAL

The Trott Brook Boardwalk is estimated to be < 1,500' feet in length when completed, consisting of *approximately* 188, 8' x 8' panels.

ITEM	**UNIT**	**QUANITY**	**UNIT PRICE**	**EXTENSION**
BOARDWALK @ 8 FEET WIDE	LF	1,500'	$ _____	$ _____
TOTAL BID				**$ _____**

This Bid Submitted by:

If Bidder is:

An Individual

Name (typed or printed): _____

By: _____ (SEAL)
(Individuals Signature)

Doing Business as: _____

A Partnership

Partnership Name: _____
(SEAL)

By: _____
(Signature of general partner – attach evidence of authority to sign)

Name (typed or printed): _____

A Corporation

Corporation Name: _____
(SEAL)

State of Incorporation: _____
Type: _____

By: _____
(Signature of general partner – attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____
(CORPORATE SEAL)

Attest: _____
(Signature of Corporate Secretary)

Date of Qualification to do business in Minnesota is: _____

A Joint Venture

Name of Joint Venture: _____
(SEAL)

First Joint Venturer Name: _____

By: _____
(Signature of first joint venture partner – attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

Second Joint Venturer Name: _____

By: _____
(Signature of second joint venture partner – attach evidence of authority to sign)
(Each joint venture must sign. The manner of signing for each individual, partnership, and corporation that is party to the joint venture should be in the manner indicated above.)

Bidders Business Address: _____

_____

Phone:_____

Submitted on _____, 2018

State Contractor License No. _____. (If Applicable)

RESPONSIBLE CONTRACTOR

In accordance with Laws of Minnesota, 2014, chapter 253 (Minnesota Statutes §16C.285), Bidders are hereby advised that the Department cannot award a construction contract in excess of $50,000 unless the contractor is a "responsible contractor" as defined in Minnesota Statutes §16C.285, subdivision 3. A bidder submitting a Proposal for this Project must verify that it meets the minimum criteria specified in Minnesota Statutes §16C.285, subdivision 3, by completing the Responsible Contractor Certificate within this Proposal. Statements in the certificate must be certified by a company officer. Bidders are responsible for obtaining verifications of compliance from all subcontractors, using a form provided by the Department. A bidder must submit signed verifications from subcontractors upon the Department's request.

A Bidder or subcontractor who does not meet the minimum criteria established in Minnesota Statutes §16C.285, subdivision 3, or who fails to verify compliance with the minimum requirements, will not be a "responsible contractor" and will be ineligible to be awarded the Contract for this Project or to work on this Project. Bidders and subcontractors are also advised that making a false statement verifying compliance with any of the minimum criteria will render the Bidder or subcontractor ineligible to be awarded a construction contract for this Project and may result in the termination of a contract awarded to a Bidder or subcontractor that makes a false statement.

STATE OF MINNESOTA - RESPONSIBLE CONTRACTOR CERTIFICATE

Applies to all prime contracts in excess of $50,000

A responsible contractor is defined in Minnesota Statutes §16C.285, subdivision 3.

Any prime contractor or subcontractor who does not meet the minimum criteria under Minnesota Statutes §16C.285, subdivision 3, or who fails to verify that it meets those criteria, is not a responsible contractor and is not eligible to be awarded a construction contract for the project or to perform work on the project.

A false statement under oath verifying compliance with any of the minimum criteria shall render the prime contractor or subcontractor that makes the false statement ineligible to be awarded a construction contract for the project and may result in termination of a contract awarded to a prime contractor or subcontractor that makes a false statement.

A prime contractor shall submit to the contracting authority upon request copies of the signed verifications of compliance from all subcontractors of any tier pursuant to subdivision 3, clause 7.

By signing this statement, I, _____ (typed or printed name), _____ (title), certify that I am an owner or officer of the company and do verify under oath that my company is in compliance with each of the minimum criteria listed in the law.

_____

(*name of the person, partnership or corporation submitting this proposal*)

_____

(*business address*)

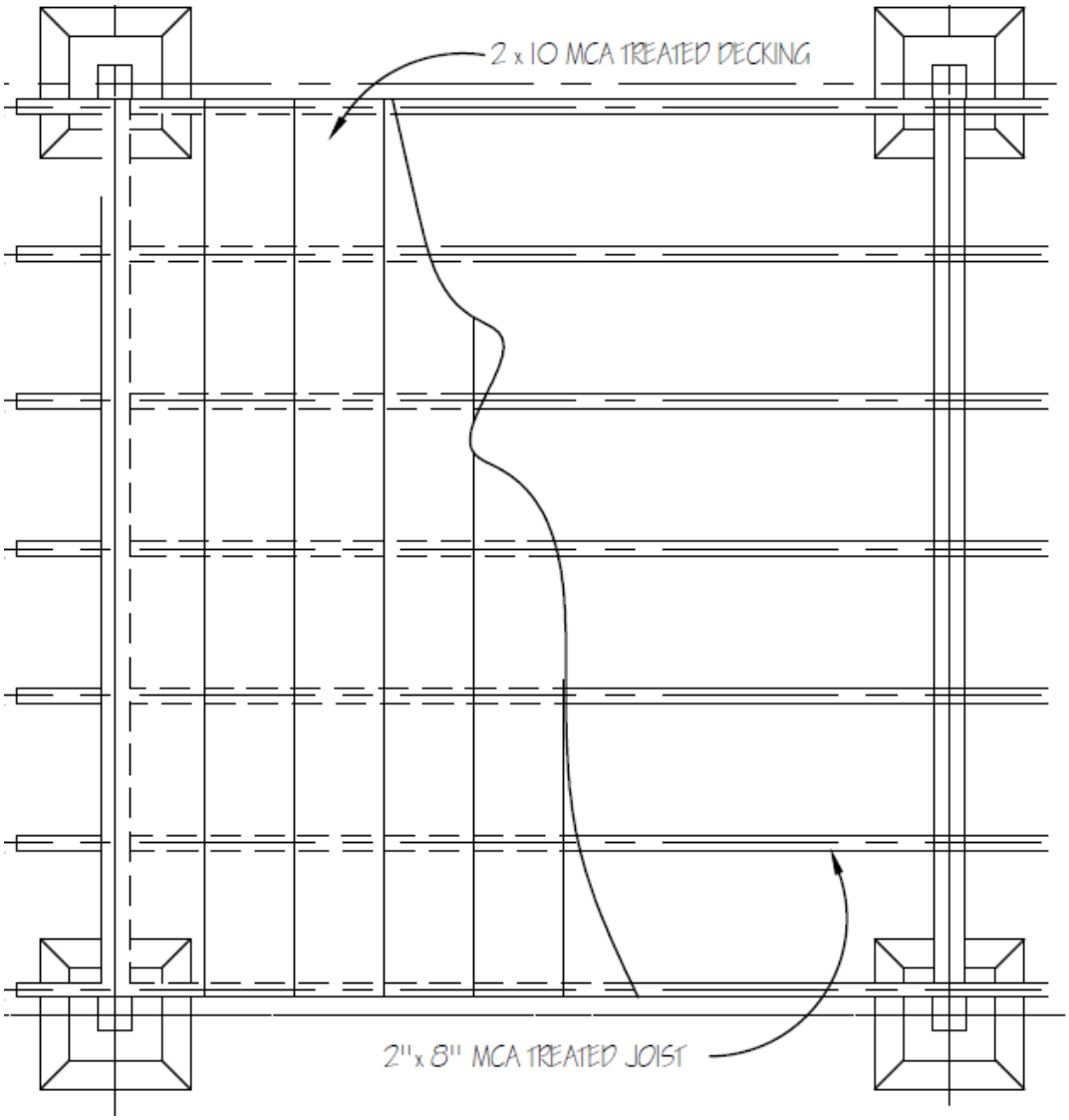
Signed: _____ _____

(bidder or authorized representative) *Date*

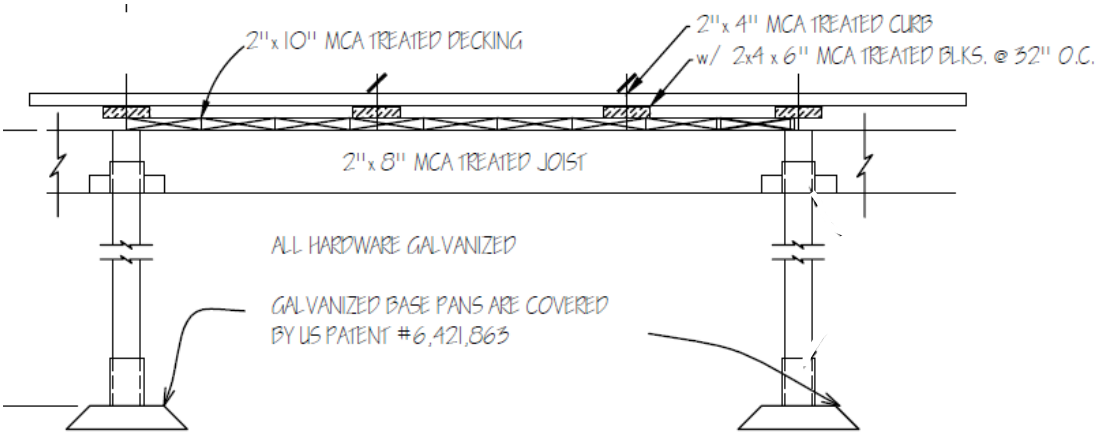
BID SPECIFICATIONS

1. **Project Scope:**

   The Trott Brook Boardwalk is estimated to be 1,500' feet when completed, consisting of *approximately* 188, 8' x 8' panels, each made with 7, **2 x 8** 'rails' or joists, with an 8' foot 'cap' on each end (as shown below). Each section shall be through-bolted in at least four places to the adjoining section. The boardwalk will have 4 or 5, (approximately 22 degree or less) turns.

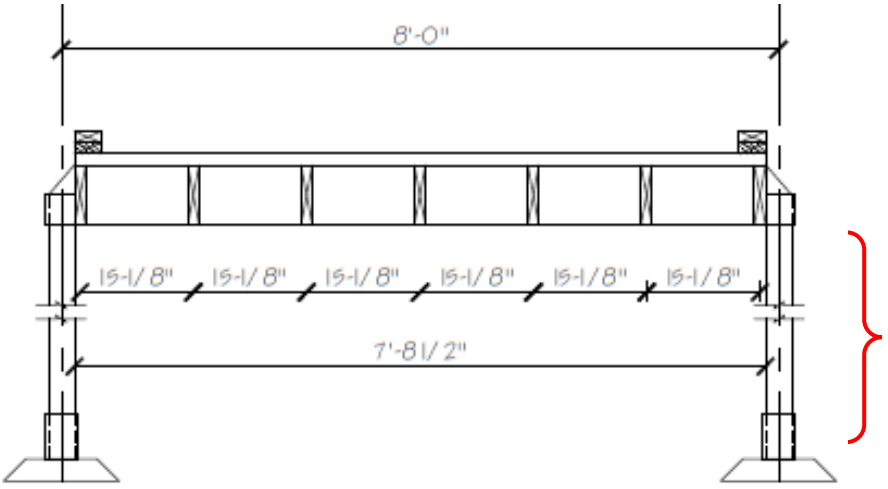


Traverse decking shall consist of 2 x 10's, with an elevated 2 x 4 'curb' on each edge. Each section shall be elevated and supported by galvanized brackets and pans as shown, with a clearance below the deck of between 12" and 24" (varies), to account for uneven ground and to allow the passage of animals.



Elevated Curb Detail Above

Hot dipped galvanized footing support pans and 4 x 4 brackets manufactured by Custom Manufacturing Inc., **or approved equal**.



12" to 24" Varies (boardwalk deck surface to remain level)

2. **Boardwalk design Loads:**
   ~ Design Dead Load on Deck 10 PSF
   ~ Design Live Load on Deck 40 PSF

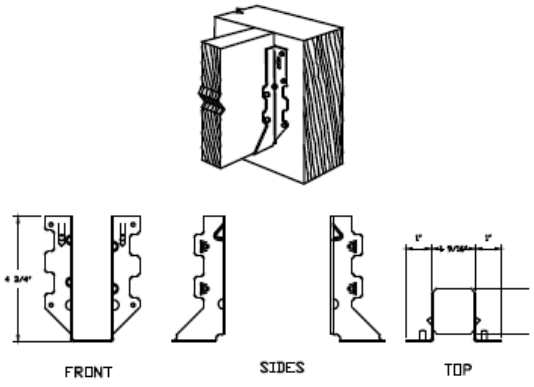
3. **Material Specifications:** All materials shall meet or exceed the following specifications:

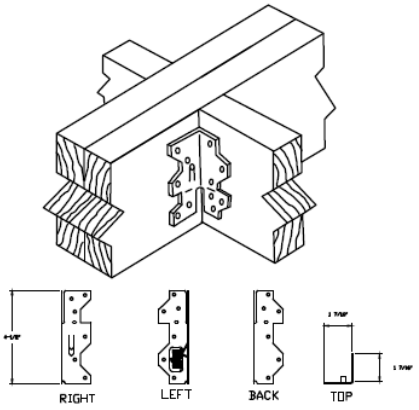
   ~ Structural dimensional lumber shall be No. 2 Southern Pine or better, and be graded in accordance with National Design Specifications for wood construction. All lumber shall conform to the requirements of the applicable grading rules agency—a grading agency certification is required on all lumber material. ***No warped lumber shall be used.***

   ~ All wood used shall be arsenic free and ACQ or MCA treated to UC4A standards for ground contact (4 x 4′ supports) and UC3B for all other lumber.

   ~ *All hot dipped galvanized footing support pans (standard size) and 4 x 4 brackets (pictured above) shall be manufactured by Custom Manufacturing Inc. of Clinton, Wisconsin* ***or approved equal.***

   ~ Joist hangers (10, per 8′ x 8′ panel) and inside corner brackets (4, per 8′ x 8′ panel) shall be galvanized or zinc coated.





   ~ All lumber shall be pre-stained brown, or stained brown on site.

~ Deck with ¼ x 3 ½ GRK Structural Screws- Climetek Finish, or approved equal.

In any event of a discrepancy within these specifications, or an instance of an omission in details, the existing boardwalk depicted at the beginning of this document (within the City of Ramsey), shall be consulted for guidance in the interpretation of materials, or methods of construction.

4. **Construction Methods:**
   All material shall be well manufactured. All lumber shall be straight, well sawn, sawed square at ends, and opposite surfaces parallel unless otherwise specified (E.g. 22 degree corners). Workmanship shall be first class throughout. All screws shall be properly set to ensure the heads are flush or *slightly* recessed with the surface of the wood decking. Proper pre-drilling of holes for screws (as may be necessary) shall be performed to avoid splitting the lumber.

   All construction is intended to be from the West, at Variolite Street and progress East to the project termini.

5. **Basis of Payment:**
   Payment for the boardwalk shall be made based upon the lineal foot, as measured with the Owner upon completion; and include all costs associated with fabrication, construction/installation and include material delivery, mobilization, with any other costs considered incidental.

CITY SPECIAL PROVISIONS

1. General

These Special Provisions contain items of specific instruction and subject matter concerning construction detail and/or are modifications to the General Conditions and Standard Specifications. The Contractor shall conduct his/her work in conformance with the specifications set forth herein and in accordance with the Minnesota Department of Transportation Standard Specifications for Construction (as may be applicable), 2016 Edition, which is incorporated by reference to these specifications.

2. Project Schedule

The City of Ramsey anticipates, but does not guarantee award of this project, on February 12th, 2018. Construction is foreseen to commence on or about February 26th, 2018.

3. Working Hours

The work shall be carried out during normal daylight working hours in accordance with local ordinance and so as not to cause any unreasonable nuisance to affected residents. Under emergency conditions, this limitation may be waived in writing by the Owner. Normal working hours in the City of Ramsey are considered to be from 7:00 a.m. to 10:00 p.m. on Monday through Saturday. The contractor shall provide 72 hour advance notice before working on Saturday. City Council approval is required for Sunday work.

4. Maintenance of Traffic

All traffic control devices **if required**, shall conform and be installed in accordance to:

- The "Minnesota Manual on Uniform Traffic Control Devices" (MN MUTCD);
- Part 6, "Field Manual for Temporary Traffic Control Zone Layouts" (Field Manual);
- The Speed Limits in Work Zones Guideline;
- The Minnesota Flagging Handbook;
- The Minnesota Standard Signs Manual;
- The Traffic Engineering Manual;

The Contractor shall submit the proposed traffic control layout, to the Owner for approval at least five (5) days prior to the start of construction. The Contractor shall modify his/her proposed traffic control layout and/or devices as deemed necessary by the Owner.

The Contractor shall notify the local Police and Fire Departments prior to commencing construction that will restrict traffic on any City street to the degree that emergency traffic could not be immediately facilitated. The Contractor shall provide necessary signs, flashers and barricades for any parking or driving lane closures. All signing shall conform to the MnDOT Manual of Uniform Traffic Control Devices. All plans for lane closures shall be submitted to the Owner for approval prior to any closures.

The cost of all work related to continuation and control of traffic, including maintenance of traffic, provision of continued access, and the placement, maintenance or removal of traffic control devices should be included within the bid for the boardwalk's construction as incidental. In the event the Contractor fails to maintain the street free of debris or provide signing, the Owner may perform the work and deduct the cost from any amount due the Contractor.

5. Cleanup and Restoration

When the work has been completed, the Contractor shall remove from the site all extra materials, equipment, debris and other supplies. All surfaces disturbed during the construction period shall be returned to their original condition or better.

6. Work Area

The Contractor's operations shall be confined to the Public Park (wetland) and adjoining Right of Way of Variolite Street. The Contractor shall secure the permission of the Owner if he/she wishes to store materials, vehicles and equipment elsewhere.

7. Permits

The Contractor will be required to obtain a City contractor's license.

8. Barricades, Guards and Safety Equipment

To protect persons from injury and to avoid property damage, adequate barricades, construction signs, warning lights, and guards as required shall be placed and maintained by the contractor during the progress of the construction work near Variolite Street. All materials which may serve as obstructions to traffic or be deemed hazards shall be enclosed by fences or barricades and shall be protected by adequate lighting when visibility is poor. The rules and regulations of local authorities respecting safety provisions shall be observed.

9. Preconstruction Conference Required

Prior to initiating the work a preconstruction conference shall be scheduled and held with the contractor and his/her subcontractors (if any), the City, or others with an interest in the project. The Contractor shall prepare and submit a list of subcontractors, material suppliers, and material submittals that are required to comply with specified standards if requested, and will submit certificates of compliance or a schedule for compliance submittal.

No work is authorized on the project until the Notice to Proceed is issued. Once work has commenced, the Contractor shall continuously pursue completion in accordance with the approved schedule.

10. Construction Staking

Boardwalk alignment staking shall be provided by the Owner. Confirmation of the alignment and locations of 4 or 5 turns will be verified in the field, together with the Owner and Contractor. The Contractor shall be responsible for compliance with ADA requirements of the boardwalk (vertical separation, side slopes and grade elevation transitions).

11. Protection of Utilities

The Contractor is advised that utilities which include electric, gas, telephone, cable TV, fiber optic lines, and water and sanitary sewer may be located within the project area near Variolite Street. The Contractor shall comply with the provisions of Minnesota Statues Chapter 216 related to underground construction and utility protection (Gopher State One call).

12. Maintenance during Construction

Once the Contractor commences work on the project, the construction area shall be maintained for the remainder of the project by the Contractor at their expense. Necessary signs and barricades shall be furnished by the Contractor. The Contractor is required to place a portable biffy on site, or mandate that all workers utilize the restrooms at Central Park.

13. Basis of Payment and Project Acceptance

Payment shall be made for the work performed, upon the lineal measurement of the centerline of the actual boardwalk constructed. The cost of any additional labor materials, tools and supplies which have not been specifically identified but required to complete the project as per the plans and specifications shall be considered incidental to the project as bid.

The project will be accepted and approved at the completion of all aspects of the construction, with the Owner and Contractor walking the boardwalk and finding that there is NO perceptible movement latterly or vertically, nor sounds of movement.

CONSTRUCTION CONTRACT

THIS AGREEMENT (the "Agreement") is made and entered into this _____ day of _____, 2018, by and between _____, a Minnesota Corporation (the"Contractor") and the City of Ramsey, a Minnesota Municipal Corporation, 7550 Sunwood Drive NW, Ramsey, Minnesota 55303 (the "Owner").

WITNESSETH

WHEREAS, the City of Ramsey proposes to construct an 8' foot wide wooden boardwalk, approximately 1,500' feet in length, with City Improvement Project No. 18-08 (the "Project"); and

WHEREAS, the plans and specifications necessary for construction of the Project are defined in the Contract Documents and Technicial Specifications dated _____, 2018 (the "Contract Documents"); and

WHEREAS, the work required to complete the Project is defined in the Contract Documents (the "Work"); and

WHEREAS, the Contractor has made a written proposal and bid to the Owner to furnish the material, equipment, labor and everything necessary for the completion of the Work for the price and within the time schedule required by the Contract Documents; and

WHEREAS, the Contractor, as the lowest responsible bidder, has been awarded the contract for the Work by the City; and

WHEREAS, Contractor, in consideration of the payments hereinafter provided, for itself and its successors, as the case may be, hereby covenants and agrees to and with the Owner to perform the Work and furnish the material, under the supervision of the City Engineer; and

WHEREAS, Contractor acknowledges:

1. That it understands the Contract Documents;

2. That it has the equipment, technical ability, personnel and facilities to construct the Project in accordance with the Contract Documents and that it is licensed by all applicable agencies and governmental entities;

3. That the Contract Documents are, in its opinion, appropriate and adequate for the complete construction of the Project in a sound and suitable manner.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, it is agreed and understood as follows:

1. Work Performance. Contractor shall perform the Work as described in the Contract Documents which are incorporated herein by reference. Contractor agrees to comply with all federal, state, and local laws and ordinances applicable to the services to be performed under this Agreement, including all safety standards. The Contractor shall be solely and completely responsible for conditions of the job site, including the safety of all persons and property during the performance of the services.

2. Commencement of Work. The Contractor shall commence work on the Project within ten (10) days of the date of the Notice to Proceed given by the City Engineer and shall have the Work substantially complete within the period specified in the Contract Documents. Failure to complete the work within this period will be cause for the Contractor to forfeit the amount as required by the Special Provisions terms of the Contract Documents and that it is appropriately licensed by all applicable agencies and governmental entities.

3. Contractor Compensation. The Owner shall compensate Contractor for the Work in the amount of $_____ per lineal foot based upon the Contractor's accepted bid subject to any additions or deductions provided therein, payment shall be made pursuant to the payment provisions outlined in the Contract Documents.

4. Independent Contractor Relationship. It is expressly understood that the Contractor is an "independent contractor" and not an employee of the City. The Contractor shall have control over the manner in which the services are performed under this Agreement. The Contractor shall supply, at its own expense, all materials, supplies, equipment and tools required to accomplish the work contemplated by this Agreement. The Contractor shall not be entitled to any benefits from the City, including, without limitation, insurance benefits, sick and vacation leave, workers' compensation benefits, unemployment compensation, disability, severance pay, or retirement benefits.

5. Insurance Requirements.

   A. Liability. The Contractor agrees to maintain commercial general liability insurance in a minimum amount of $1,500,000 per occurrence; $2,000,000 annual aggregate. The policy shall cover liability arising from premises,

operations, products-completed operations, personal injury, advertising injury, and contractually assumed liability. The City shall be named as an additional insured.

B. Automobile Liability. If the Contractor operates a motor vehicle in performing the services under this Agreement, the Contractor shall maintain commercial automobile liability insurance, including owned, hired, and non-owned automobiles, with a minimum liability limit of $1,000,000, combined single limit.

C. Workers' Compensation. The Contractor agrees to comply with all applicable workers' compensation laws in Minnesota.

D. Certificate of Insurance. The Contractor shall, prior to commencing services, deliver to the City a Certificate of Insurance as evidence that the above coverage's are in full force and effect.

6. Indemnification. To the fullest extent permitted by law, the Contractor agrees to defend, indemnify and hold harmless the City, and its employees, officials, volunteers and agents from and against all claims, actions, damages, losses and expenses, including attorney fees, arising out of the Contractor's negligence or the Contractor's performance or failure to perform its obligations under this Agreement. The Contractor's indemnification obligation shall apply to the Contractor's subcontractor(s), or anyone directly or indirectly employed or hired by the Contractor, or anyone for whose acts the Contractor may be liable. The Contractor agrees this indemnity obligation shall survive the completion or termination of this Agreement.

7. Dispute Resolution. The Parties shall cooperate and use their best efforts to ensure that the various provisions of the Agreement are fulfilled. The Parties agree to act in good faith to undertake resolution of disputes, in an equitable and timely manner and in accordance with the provisions of this Agreement. If disputes cannot be resolved informally by the Parties, the following procedures shall be used:

A. Whenever there is a failure between the Parties to resolve a dispute on their own, the Parties shall first attempt to mediate the dispute. The parties shall agree upon a mediator, or if they cannot agree, shall obtain a list of court-approved mediators from the Anoka County District Court Administrator and select a mediator by alternately striking names until one remains. The City shall strike the first name followed by the Contractor, and shall continue in that order until one name remains.

B. Litigation. If the dispute is not resolved within thirty (30) days after the end of mediation proceedings, the Parties may litigate the matter.

8. General Provisions.

A. Entire Agreement. This Agreement supersedes any prior or contemporaneous representations or agreements, whether written or oral, between the Parties and contains the entire agreement.

B. Assignment. The Contractor may not assign this Agreement to any other person unless written consent is obtained from the City.

C. Amendments. Any modification or amendment to this Agreement shall require a written agreement signed by both Parties.

D. Nondiscrimination. In the hiring of employees to perform work under this Agreement, the Contractor shall not discriminate against any person by reason of any characteristic protected by state or federal law. Prevailing wage rate will NOT apply for the Trott Brook Boardwalk project.

E. Force Majeure. Except for payment of sums due, neither party shall be liable to the other or deemed in default under this Agreement, if and to the extent that such party's performance is prevented by reason of Force Majeure, as determined by the City.

F. Notices. All notices and other communications under this Agreement must be in writing and must be given by registered or certified mail, postage prepaid, or delivered by hand at the addresses set forth below:

Notice to City: City of Ramsey
Attention: Parks Superintendent
7550 Sunwood Drive NW
Ramsey, MN 55303

Notice to Contractor: _____
_____
_____

G. Governing Law. This Agreement shall be governed by and interpreted in accordance with the laws of the State of Minnesota. All proceedings related to this Agreement shall be venued in the State of Minnesota.

H. Waivers. The waiver by either party of any breach or failure to comply with any provision of this Agreement by the other party shall not be construed as, or constitute a continuing waiver of such provision or a waiver of any other breach of or failure to comply with any other provision of this Agreement.

I. Ownership of Documents. All reports, plans, specifications, data, maps, and other documents produced by the Contractor in the performance of services under this Agreement shall be the property of the City.

J. Government Data. The Contractor agrees to maintain all data received from the City in the same manner as the City as required under the Minnesota Government Data Practices Act, Minnesota Statutes, Chapter 13.

K. Counterparts. This Agreement may be signed in counterparts, each of which shall be deemed an original, and which taken together shall be deemed to be one and the same document.

L. Savings Clause. If any court finds any portion of this Agreement to be contrary to law, invalid, or unenforceable, the remainder of the Agreement will remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed in triplicate counterparts the day and year first above written.

CONTRACTOR:

_____

By:_____

Its:_____

OWNER:

CITY OF RAMSEY

By:_____
Sarah Strommen, Its Mayor

ATTEST:

By:_____
Kurt Ulrich, Its City Administrator

Addendum No. 1, issued January 30, 2018

Items modified or clarified by this addendum are below:

General Conditions/Responses to Clarifying Questions

- Performance & Payment Bonds are not required
- There is not a warranty/ guarantee associated with this project following completion and acceptance by the Owner.
- There are not liquidated damages associated with this project.
- Percentage of retainage/schedule of payments—see 'Application for Partial Payment', at the end of this Addendum, below.
- Engineered Shop Drawings are not required for this project.
- This project is not subject to any 'Buy America' provision.

- The contractor shall stage & layout materials from the West of the project site at Variolite Street, and progress to the East.
- The cattails/grass may be mowed by the contractor a maximum of 20' feet on either side of the centerline of the proposed boardwalk, provided that frozen ground conditions exist.
- Mechanized vehicles may be used to move, carry, lift, haul, and place boardwalk components, provided that frozen ground conditions exist, and are limited to within 20' feet on either side of the centerline of the boardwalk, and all/any equipment shall have tracks and not be wheeled equipment.

- Work may not commence on any aspect of the boardwalk's construction until the Owner has received acknowledgement from the Army Corps of Engineers that work may begin. (A permit has been applied for, and a favorable finding of a Wetland Conservation Act 'No Loss' determination is expected.)
- Final acceptance may be deferred (if needed) until the surface of the wetland has thawed to allow for final leveling and adjustments/trimming of the 4" x 4"s by the contractor.

- The required City Contractor's License is $50 dollars.

- **Ownership and Copies of Documents, and Security Thereof:** All Specifications, Plans and copies thereof furnished by the Owner, shall remain the Owner's property. They shall not be used on another project, nor be shared or otherwise transmitted to others.

- **Patent Fees and Royalties:** The Contractor will pay all license fees and royalties and assume all costs incidental to the use of any invention, design, process or device which is the subject of patent rights or copyrights held by others. The Contractor will indemnify and hold harmless the Owner and anyone directly or indirectly employed by the Owner from and against all claims, damages, losses and expenses (including attorney's fees) arising out of any infringement of such rights during or after completion of the Work, and shall defend all such claims in connection with any alleged infringement of such rights.

- **Errors, Omissions, Etc:** Should it appear that the Work here intended to be done or any of the materials or matters relative thereto are not sufficiently detailed or explained on the Plans or in the Specifications, or should any error, discrepancy or inconsistency appear between any of the Plans and the Specifications, the Owner shall furnish additional drawings, details or explanations and shall have power to interpret, correct, adjust and explain all errors, omissions, discrepancies, doubts and misunderstandings between such Plans and Specifications, or between several drawings and Specifications, or between several drawings, and the decision of the Owner therein shall be final and conclusive.

- **Contractor's Supervision, Superintendence and Safety and Protection:** The Contractor will supervise and direct the Work efficiently and with skill and attention. The Contractor will be solely responsible for the means, methods, techniques, sequences and procedures of construction. Before undertaking the Work the Contractor will carefully study and compare the Contract Documents and check and verify all figures shown thereon and all field measurements. The Contractor will at once report in writing to the Owner any conflict, error or discrepancy which he/she may discover. The Contractor will be responsible to see that the finished Work complies accurately with the Contract Documents.

  The Owner will not be responsible for the acts or omissions of the Contractor, or any Subcontractors, or any agents or employees or any other persons performing any of the Work.

The Contractor will be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the Work. The Contractor will take all necessary precautions for the safety of, and will provide the necessary protection to prevent damage, injury or loss to: All employees on the Work and other persons who may be affected thereby; All the Work and all materials or equipment to be incorporated therein, whether in storage on or off the Work site; and Other property at the Work site or adjacent thereto, including trees, shrubs, lawns, walks, pavements, roadways, structures and utilities not designated for removal, relocation or replacement in the course of construction.

- **Changes in the Work:** Without invalidating the Agreement, the Owner may, at any time or from time to time, order additions, deletions or revisions in the Work; these will be authorized by Change Orders. Upon receipt of a Change Order, the Contractor will proceed with the Work involved. All such Work shall be executed under the applicable conditions of the Contract Documents. If any Change Order causes an increase or decrease in the Contract Price or an extension or shortening of the Contract Time, an equitable adjustment will be made as provided in the Contract Documents.
  The Owner may authorize minor changes or alterations in the Work not involving extra cost and not inconsistent with the overall intent of the Contract Documents. These may be accomplished by a Field Order.
  Additional Work performed by the Contractor without authorization of a Change Order will not entitle him/her to an increase in the Contract Price or an extension of the Contract Time, except in the case of an emergency as provided in elsewhere herein.

- **Application for Partial Payment:** Prior to the first Friday of the following month for which payment is to be requested, the Contractor shall submit to the Owner a detailed estimate of the amount earned for the Work for the previous month, and request payment. As used in this section, the words "amount earned" means the value, on the date of the estimate for partial payment, of the Work completed in accordance with the Contract Documents. If the Contractor's estimate of amount earned conforms with the Owner's evaluation, the amount due the Contractor will be made as a recommendation to City Council for payment. After deducting the amount of all previous partial payments made to the Contractor, the amount earned as of the end of the previous month will be made payable to the Contractor after the fourth Tuesday of the following month.

  The Contractor warrants and guarantees that title to all Work, materials and equipment covered by an application for payment, will have passed to the Owner prior to the making of the application for payment free and clear of all liens, claims, security interests and encumbrances (elsewhere referred to as "liens"); and that no Work, materials or

equipment covered by an application for payment will have been acquired by the Contractor or by any other person performing the Work at the Work site or furnishing materials and equipment for the Project, subject to an agreement under which an interest therein or encumbrance thereon is retained by the seller or otherwise imposed by the Contractor or such other person.

The Owner will, within fifteen (15) Calendar Days after receipt of application for payment, either indicate in writing approval of payment and present the application to City Council for payment, or return the application to the Contractor indicating in writing reasons for refusing to approve payment. In the latter case, the Contractor may make the necessary corrections and resubmit the application.

Bid Specifications/ Responses to Clarifying Questions

Project Scope

- Under #1. (Project Scope), references that 'Each section shall be through-bolted in at least four places to the adjoining section.' These bolts shall be galvanized or zinc plated, with hexagonal or carriage bolt style heads, and minimum of ½" inch in diameter, with corresponding flat washer and nut.
- Traverse decking shall receive two ¼ x 3 ½ GRK Structural Screws per joist crossed, and two at each deck board end.
- Regarding Elevated Curb Detail, the 2" x 4" curb shall be either 8' foot or 16' foot in length with the ends cut at alternating 45 degrees, and overlapping, over a 6" 2" x 4" block as specified, approximately 32" inches on-center.
- Elevated curb screws (both curbing and blocks) shall be 3" Deckmate T-25 Star Drive coated screws, or approved equal.

- Under #3. (Material Specifications), Structural dimensional lumber shall be 'graded in accordance with National Design Specifications for wood construction' and sanded four sides, and not rough sawn lumber.
- 'All lumber shall be pre-stained brown, or stained brown on site'. There is no additional stain specification to be considered here—other than the color to be generally considered medium brown, and of uniform consistency in coverage (pre-stained brown as part of the pressure treating process, or stained brown on site).

- Any fasteners, or footing support pans and 4 x 4 brackets that wish to be considered as 'approved equal' to what is specified within the Bid Specifications and Project Scope, **must be preapproved in writing by the Owner <u>before</u> the submittal of Bids**. It is the responsibility of the Contractor, to organize this evaluation and obtain written preapproval of a substitute. Note: Some of the above referenced materials may be covered by applicable Patents or Copyright law restrictions. No substitute shall be ordered or installed without the written approval of the Owner who shall be the sole judge of equality.

SUPPLEMENTAL INFORMATION

The Contractor shall bid on the Unit Price as indicated on the Bid Proposal, including utilizing the Extension Quantity of 1,500' as indicated. However, note that the most recent probable route measurement by aerial photo may indicate that the boardwalk as constructed *may* measure less than 1,500 feet (as was indicated), and may measure closer to between 1,300' to 1,400' feet when complete, as depicted below.

The time and date of the bid opening are not changed by this Addendum.

Our Mission: To work together to resposibly grow our community, and to provide quality, cost-effective, and efficient government services.

CC Regular Session **7. 5.**

Meeting Date: 02/12/2018

By: Bruce Westby, Engineering/Public Works

Information

Title:

Adopt Resolution #18-034 Approving Plans and Specifications and Authorizing Advertisements for Bids for River's Bend Street Reconstructions, Improvement Project #17-02

Purpose/Background:

Purpose:

The purpose of this case is to adopt Resolution #18-034 approving plans and specifications and authorizing advertisements for bids for River's Bend Street Reconstructions, Improvement Project #17-02.

Background:

Attached is a copy of the plans prepared by City staff for Improvement Project #17-02, River's Bend Street Reconstructions.

This project proposes to reconstruct four street segments within the River's Bend residential neighborhood including;

- 147th Lane from the west River's Bend plat line to Waco Street,
- 148th Avenue from the west River's Bend plat line to Xkimo Street,
- Xkimo Street between 147th Lane and 149th Avenue/Sunwood Drive, and
- Yakima Street between 148th Avenue and 149th Avenue/Sunwood Drive.

These street segments total approximately 2,774 feet in length as shown on the title sheet of the attached plans.

These streets were constructed in 1985 using bituminous pavement and surmountable concrete curb and gutter. Based on field observations, record plan documents, and results from Braun Intertec's geotechnical report and ground penetrating radar (GPR) analysis, the bituminous pavement section ranges from 0.9 to 5.4 inches thick, the aggregate base ranges from 1.8 to 10.3 inches thick, and the pavement section was built on sandy subgrade materials generally considered suitable for pavement support. All streets are 30 feet wide from face-of-curb to face-of-curb, centered within 60-foot wide right-of-ways.

City staff evaluates and rates the condition of pavement sections on all city streets on an annual basis using the Pavement and Surface Evaluation Rating (PASER) system. In the fall of 2016, these street segments received PASER ratings of 3. This indicates these street segments are past the point of applying overlay improvements and require complete reconstruction. City staff patch these streets annually, particularly before winter so the streets can be plowed without further damaging the pavement.

Proposed improvements include removing and replacing all damaged concrete curb and gutter sections, and reconstructing the existing bituminous pavement section using the Full Depth Reclamation (FDR) process. The FDR process involves milling the entire existing bituminous pavement section, along with an inch or more of

existing underlying aggregate base. This reclaim material would then be spread over the reshaped and compacted subgrade between the curb and gutter, and then the top 3½ inches of reclaim material would be removed and hauled off site. Then 3½ inches of new bituminous pavement would be installed over the remaining compacted reclaim material, resulting in a 7-ton pavement design, which is standard for residential streets.

The existing storm sewer system consists of four concrete catch basins located at a low point on Xkimo Street, which drains stormwater runoff from the street into the Rum River via concrete storm sewer pipes.

The existing storm sewer system is in good condition and generally meets City design standards. The only storm sewer work proposed is resetting the castings after replacing adjusting rings and re-grouting the insides of the catch basins.

Municipal sanitary sewer and water utilities exist under each street segment. The attached plans do not propose improvements to these utilities, except for casting adjustments. These utilities are scheduled to be tested to verify that they are in good operating condition and should not require repairs during the serviceable life of the improvements (60 years). If the tests reveal that repairs are necessary, this work would be completed separately before any work on this project commences.

Proposed project schedule:
February 12 – Approve Plans and Specifications / Authorize Ads for Bids
February 16 & 23 – Publish Ads for Bids (Anoka Union Herald, Finance & Commerce)
March 15 – Public bid opening
March 27 – Accept Bids / Award Contract
Late May / early June – Begin construction
August 31 – Substantial completion (open to traffic)
October 9 – Assessment Hearing

Notification:

Public notifications were not required in advance of this case.

Upon Council authorization to advertise for bids, advertisements will be published in the Anoka Union Herald and in Finance & Commerce on February 16th and 23rd.

Observations/Alternatives:

Observations:

The proposed improvements should have a serviceable life of 60 years, assuming that proactive maintenance operations are performed regularly during the life of the improvements. However, since a majority of the existing concrete curb and gutter is not proposed to be replaced, this curb and gutter will be monitored over time and if it needs to be replaced before the improvements proposed with this project reach the end of their serviceable life, Staff will re-evaluate the pavement condition at that time.

Some properties may have private irrigation systems. Impacts to these systems may occur because of the proposed improvements. Staff will notify property owners in writing of the pending construction as far in advance of construction as possible to allow them time to move their irrigation system components away from construction activities. After the project is complete, property owners may replace irrigation systems in their previous locations if desired. As previously discussed, all costs to relocate private irrigation system components will be the responsibility of the property owners. However, if private irrigation systems are damaged due to negligence on the part of the City's contractor, the contractor will be responsible to repair the damage.

Alternatives:

Alternative #1 – Motion to adopt Resolution #18-034 approving plans and specifications and authorizing advertisements for bids for River's Bend Street Reconstructions, Improvement Project #17-02.

Alternative #2 – Motion to deny adoption of Resolution #18-034 at this time.

Funding Source:

The engineer's opinion of probable project costs for the proposed improvements based on final plans and specifications is $292,308.27. This cost includes 23% indirect costs for administrative, engineering, finance and legal costs. By comparison, the Feasibility Report estimated project costs at $301,738.31.

The improvements are proposed to be funded using a combination of Street Reconstruction and Overlay Program bond funds ($217,755.20), Stormwater Utility Funds ($1,476), and special assessments to benefitting properties ($73,077.07).

Forty-four (44) residential parcels use these streets to access their properties and will therefore receive special benefit from the improvements. Staff proposes to assess up to 25-percent of eligible project costs equally across these 44 parcels using the "per lot" assessment method. This results in proposed assessments of $1,660.84 per parcel per the current cost estimate. Last November, assessments were preliminarily adopted in the amount of $1,714.42 per parcel.

Final assessment amounts will be proposed based on actual construction costs and the findings of the special benefit consultation report. Staff will request Council authorization to order a special benefit consultation report for this project in accordance with the City's Special Assessments Policy at the time Council awards a construction contract. The purpose of this report is to help verify that assessments will not exceed the benefit to assessed parcels due to the improvements.

Staff proposes to let this project for bids at the same time as the Stanhope Terrace Street Reconstructions project with the intent of realizing cost savings due to economies of scale. Due to their close proximity, contractors will likely bid on both projects, allowing for lower unit bid prices due to increased quantities.

Recommendation:

Staff recommends Alternative #1. This will allow the project to be constructed as part of the 2018 Street Maintenance Program, and will allow for the use of special assessments to pay for up to 25% of eligible project costs per the applicable provisions of Chapter 8 of the City Charter, the City's Special Assessments Policy, and Minnesota Statute Chapter 429.

Action:

Motion to adopt Resolution #18-034 approving plans and specifications and authorizing advertisements for bids for River's Bend Street Reconstructions, Improvement Project #17-02.

Attachments

Resolution 18-034

Plans

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:10 PM
Form Started By: Bruce Westby		Started On: 02/02/2018 02:09 PM
Final Approval Date: 02/08/2018		

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-034

RESOLUTION APPROVING PLANS AND SPECIFICATIONS AND AUTHORIZING ADVERTISEMENTS FOR BIDS FOR RIVER'S BEND STREET RECONSTRUCTIONS, IMPROVEMENT PROJECT #17-02

WHEREAS, pursuant to Ramsey City Council resolution #16-12-242, adopted December 13, 2016, the City Engineer was ordered to prepare a Feasibility Report to study the feasibility of milling and overlaying segments of 147th Lane, 148th Avenue, Xkimo Street, and Yakima Street in the River's Bend residential development as part of the 2017 Street Maintenance Program; and

WHEREAS, while preparing the Feasibility Report, twelve pavement core samples were extracted from the bituminous pavement which verified the existing pavement is too thin to mill and overlay; and

WHEREAS, pursuant to Ramsey City Council resolution #17-01-016, adopted January 10, 2017, the City Engineer was ordered to study the feasibility of reconstructing segments of 147th Lane, 148th Avenue, Xkimo Street, and Yakima Street in the River's Bend residential development as part of the 2017 Street Maintenance Program including the reconstruction of existing bituminous pavement, the replacement of damaged concrete curb and gutter, and other appurtenant work; and

WHEREAS, pursuant to Ramsey City Council resolution #17-01-030, adopted January 24, 2017, the City Council received and accepted the Feasibility Report which recommended that the proposed improvements be constructed in 2018 in conjunction with other proposed 2018 street reconstruction improvements in the immediate vicinity; and

WHEREAS, the Feasibility Report was updated to reflect updated estimated costs and an updated project schedule based on construction occurring in 2018 in conjunction with other proposed 2018 street reconstruction improvements; and

WHEREAS, pursuant to Ramsey City Council resolution #17-10-273, adopted October 24, 2017, the updated Feasibility Report was received and accepted, and a Public Hearing was ordered for November 14, 2017, to consider the proposed improvements for said streets in accordance with the revised Feasibility Report; and

WHEREAS, benefiting properties are proposed to be assessed for 25-percent of the cost of eligible improvements, pursuant to Minnesota Statutes Chapter 429, Chapter 8 of the City Charter, and the City's Special Assessments Policy; and

WHEREAS, the City Clerk gave mailed and published notice of such hearing and improvements as required by law; and

WHEREAS, pursuant to Ramsey City Council resolution #17-11-284, adopted November 14, 2017, the updated Feasibility Report was approved following a Public Hearing and the City Engineer was designated as the engineer for this improvement and was ordered to prepare plans and specifications for the making of such improvements; and

WHEREAS, the City Engineer has completed plans and specifications for the purpose of advertising for bids for the same improvements.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

The Ramsey City Council hereby approves the final plans and specifications prepared by the City Engineer for the making of such improvements, and authorizes the advertisement of bids for the same improvements.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

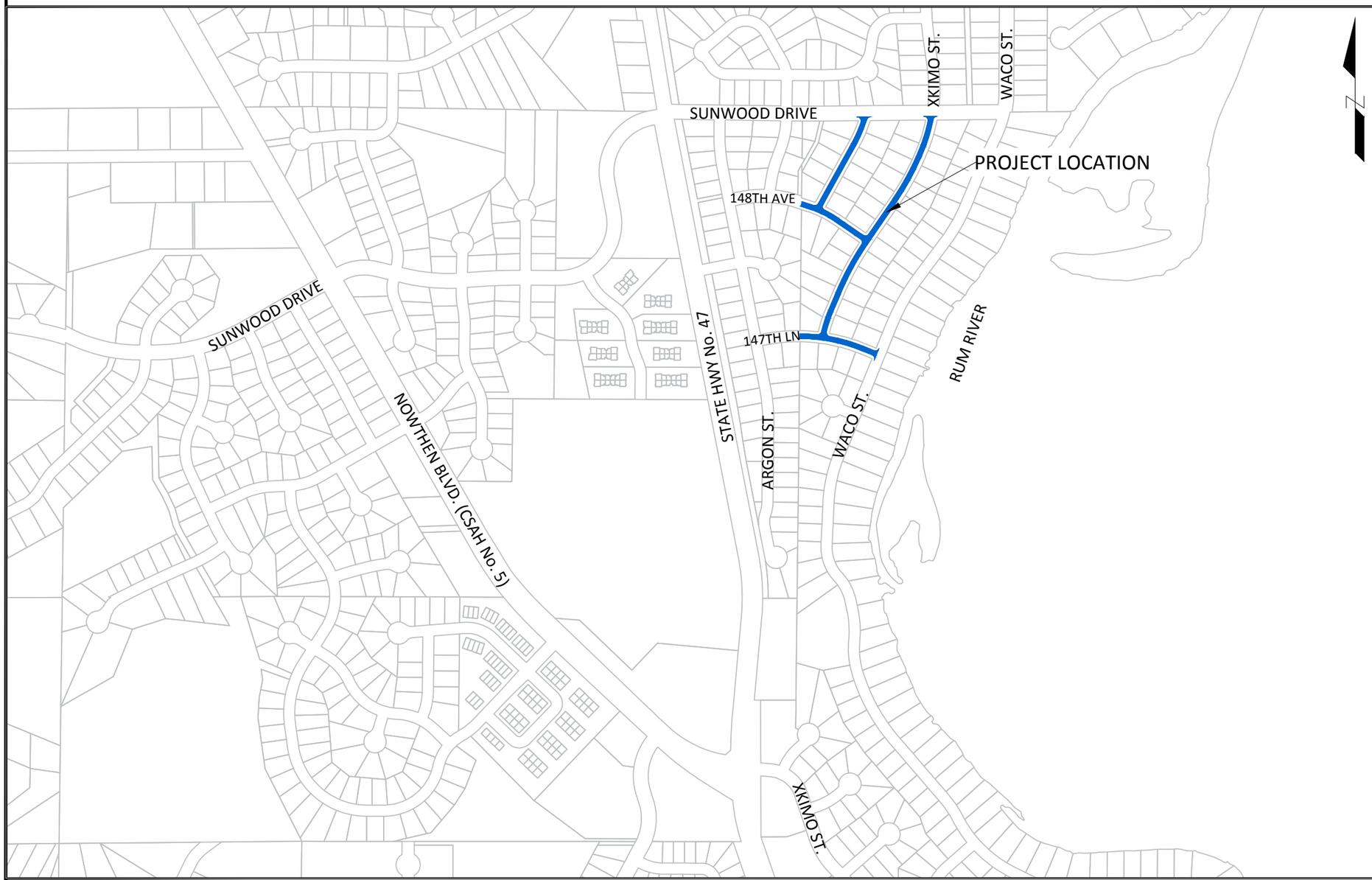
Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Clerk

CITY OF RAMSEY
RIVERS BEND STREET RECONSTRUCTIONS
147TH LANE, 148TH AVENUE, YAKIMA STREET, XKIMO STREET
CITY IMPROVEMENT PROJECT NO. 17-02



0 300 600 900
SCALE (FEET)

Feb 07, 2018 - 9:19am
G:\Engineering\AutoCad Dwgs\Projects N-Z\Rivers Bend Reconstructions 17-02\Plan Drawings\17-02 Cover Sheet.dwg

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

NOTE: EXISTING UTILITY INFORMATION SHOWN ON THIS PLAN HAS BEEN PROVIDED BY THE UTILITY OWNER. THE CONTRACTOR SHALL FIELD VERIFY EXACT LOCATIONS PRIOR TO COMMENCING CONSTRUCTION AS REQUIRED BY STATE LAW. NOTIFY GOPHER STATE ONE CALL 1-800-252-1166 OR 651-454-0002

Call before you dig
811
651-454-0002 Metro
800-252-1166 Outstate
www.gopherstateonecall.org

GOVERNING SPECIFICATIONS

THE 2018 EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR CONSTRUCTION" SHALL GOVERN.

ALL FEDERAL, STATE AND LOCAL LAWS, REGULATIONS AND ORDINANCES SHALL BE COMPLIED WITH IN THE CONSTRUCTION OF THIS PROJECT.

ALL TRAFFIC CONTROL DEVICES AND SIGNING SHALL CONFORM TO THE MINNESOTA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES. INCLUDING THE FIELD MANUAL FOR TEMPORARY TRAFFIC CONTROL ZONE LAYOUTS.

SHEET INDEX

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	STATEMENT OF ESTIMATED QUANTITIES
3	TYPICAL SECTION
4	DETAILS
5 - 6	EXISTING CONDITIONS AND REMOVALS
7	EROSION CONTROL AND RESTORATION
8 - 9	STREET CONSTRUCTION

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.

Lic. No. 40116

BRUCE WESTBY, P.E.
RAMSEY CITY ENGINEER

Date 1/2/3

STATEMENT OF ESTIMATED QUANTITIES
17-02 RIVERS BEND STREET RECONSTRUCTIONS

PAGE NO.	NOTE	MNDOT NO.	ITEM DESCRIPTION	UNIT	ESTIMATED QUANTITY
		2021.501	MOBILIZATION	LS	1
5 - 6	1	2104.501	REMOVE CONCRETE CURB AND GUTTER	LF	1,105
5 - 6	1	2104.503	REMOVE CONCRETE PAVEMENT	SF	180
5 - 6	1	2104.505	REMOVE BITUMINOUS PAVEMENT	SY	32
5	1	2104.505	REMOVE CONCRETE VALLEY GUTTER	SY	70
5 - 6	1	2104.511	SAWING CONCRETE PAVEMENT - FULL DEPTH	LF	450
5 - 6	1	2104.513	SAWING BITUMINOUS PAVEMENT - FULL DEPTH	LF	300
7	2	2105.201	COMMON EXCAVATION (EV)	CY	26
5 - 6		2112.501	SUBGRADE PREPARATION	RDST	28
5 - 6		2130.501	WATER	MGAL	50
5 - 6	5	2215.501	BITUMINOUS PAVEMENT RECLAMATION (FULL-DEPTH)	SY	7,898
5 - 6	1	2232.501	MILL BITUMINOUS PAVEMENT (2' WIDTH X 1.5" DEPTH)	SY	48
8 - 9	7	2301.603	CURING COMPOUND FOR EXISTING CONCRETE CURB AND GUTTER	LF	4,253
3, 5 - 6	2, 5	2331.607	HAUL AND DISPOSE BIT PAVEMENT RECLAMATION (LV)	CY	921
8 - 9	3	2357.502	BITUMINOUS MATERIAL FOR TACK COAT	GAL	556
8 - 9	4	2360.501	TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA340C) (1.5")	TON	656
8 - 9	4	2360.502	TYPE SP 12.5 NON-WEARING COURSE MIXTURE (SPNWB330C) (2.0")	TON	869
8 - 9	4	2360.505	TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA340C) DRIVEWAYS (2.0")	TON	4
5 - 6		2504.602	ADJUST VALVE BOX	EA	9
5 - 6		2506.522	ADJUST FRAME AND RING CASTING	EA	14
9		2506.602	GROUT CATCH BASIN	EA	4
8 - 9		2531.501	CONCRETE CURB & GUTTER DESIGN SURMOUNTABLE	LF	875
8 - 9		2531.501	CONCRETE CURB & GUTTER DESIGN B618	LF	230
8 - 9		2531.507	6" CONCRETE DRIVEWAY PAVEMENT	SY	20
8		2531.604	7" CONCRETE VALLEY GUTTER	SY	68
7		2540.601	LANDSCAPE RESTORATION	LS	1
5 - 6	6	2563.601	TRAFFIC CONTROL	LS	1
7		2573.530	STORM DRAIN INLET PROTECTION	EA	8
7		2573.535	STABILIZED CONSTRUCTION EXIT	LS	2
7	2	2574.525	COMMON TOPSOIL BORROW (LV)	CY	31
7		2575.505	SODDING TYPE LAWN	SY	235

PAY ITEM NOTES:

1. REMOVAL LIMITS SHALL BE MARKED IN THE FIELD BY CITY STAFF.
2. EV TO CV CONVERSION FACTOR = 1.2.
3. ESTIMATED QUANTITY BASED ON APPLICATION RATE OF 0.07 GAL/SY.
4. ESTIMATED QUANTITY BASED ON APPLICATION RATE OF 110 LB/SY-IN.
5. STOCKPILING OF BITUMINOUS PAVEMENT RECLAMATION IS INCIDENTAL TO THE HAUL BIT PAVEMENT RECLAMATION PAY ITEM. THERE ARE NO STOCKPILE OR STAGING AREAS AVAILABLE ON-SITE FOR STOCKPILING OF BITUMINOUS PAVEMENT RECLAMATION.
6. LUMP SUM QUANTITY SHALL INCLUDE ALL COST REQUIRED FOR MAINTAINING ALL FLAGGING OPERATIONS AS NECESSARY, MAINTAINING PEDESTRIAN ACCESS ROUTES, ANY SIGNAGE AND BARRICADES AS NECESSARY.
7. EXISTING CONCRETE CURB AND GUTTER SHALL BE COVERED WITH WHITE CURE. CONTRACTOR SHALL SWEEP CLEAN THE CONCRETE CURB AND GUTTER PRIOR TO PLACEMENT OF CURE.

GENERAL NOTES:

1. THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. IT IS NOT GUARANTEED ANY OR ALL EXISTING UTILITIES ARE SHOWN. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
2. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING IRRIGATION SYSTEMS WITHIN THE PROJECT CONSTRUCTION LIMITS BEFORE COMMENCING WORK. THE CONTRACTOR IS RESPONSIBLE FOR AVOIDING DAMAGE TO IRRIGATION SYSTEMS WHERE POSSIBLE.

DATE	REVISION

Feb 07, 2018 - 9:19am
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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

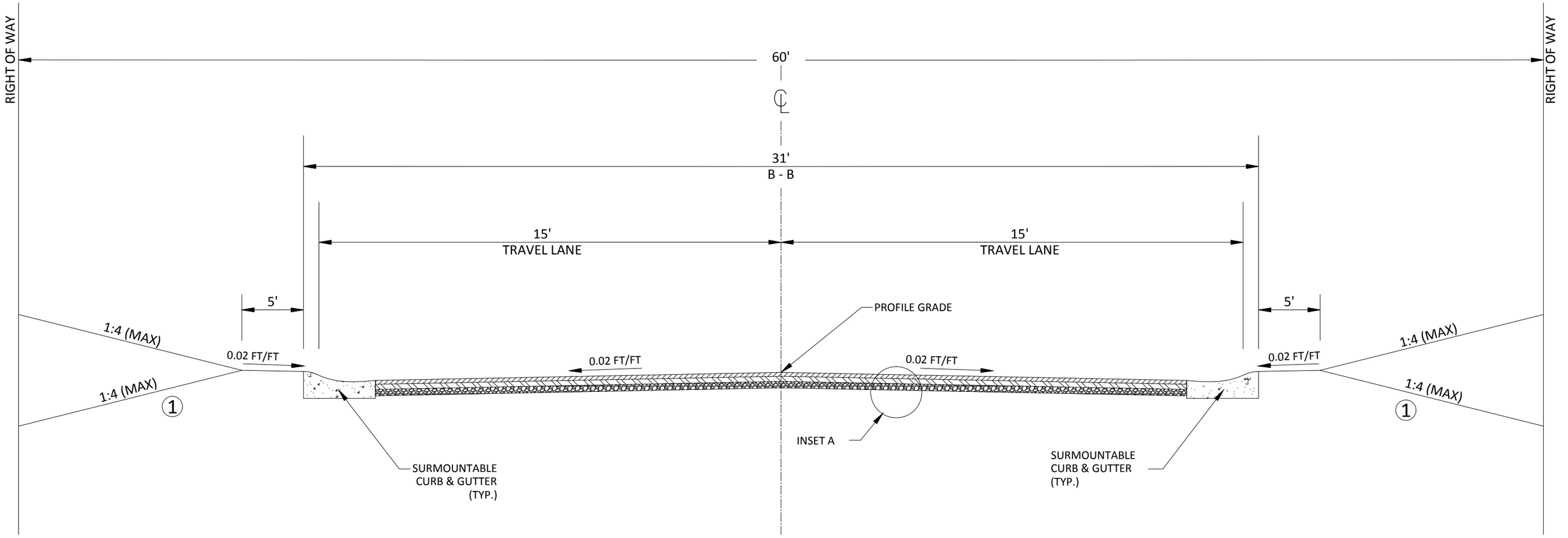
BRUCE WESTBY
Date 1/2/3 Lic. No. 40116

DESIGNED BY:	JJF	
DRAWN BY:	JJF	DATE: 2/7/18
CHECKED BY:	BRW	FILE No. 17-01

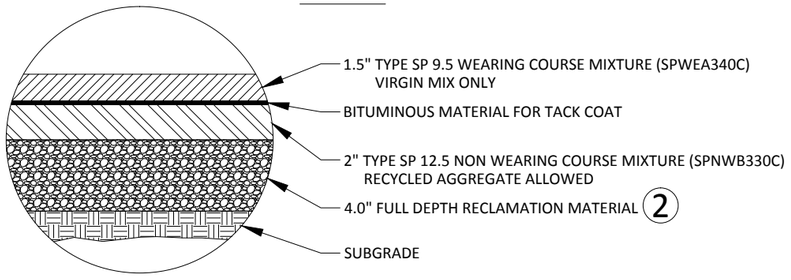
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

STATEMENT OF ESTIMATED QUANTITIES

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA



INSET A:



REFERENCE NOTES:

① GRADE TO MATCH EXISTING GROUND. ESTABLISH TURF USING A MINIMUM OF 4" COMMON TOPSOIL BORROW AND SODDING TYPE LAWN. SEE CITY PLATE NO. ERO-6 FOR COMMON TOPSOIL BORROW.

② FULL DEPTH RECLAMATION MUST PASS CITY OF RAMSEY MODIFIED CLASS 5 AGGREGATE BASE GRADATION. SEE CITY PLATE NO. STR-26. MATERIAL SHALL BE SHAPED AND COMPACTED ACCORDING TO THE SPECIFIED DENSITY METHOD.

DATE	REVISION

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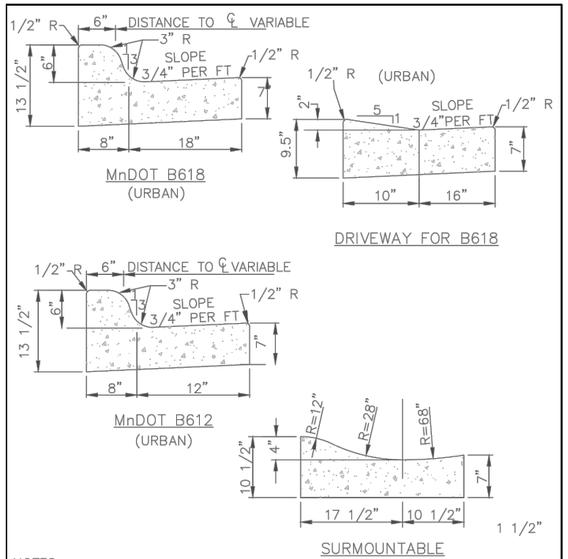
TYPICAL SECTION

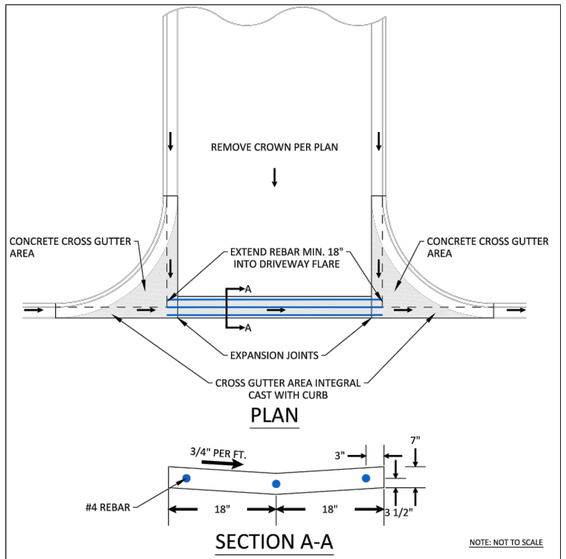
RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA



NOTES:

1. ON WEAR COURSE MILL THE EXISTING BITUMINOUS 1.5" BY 24" IN FRONT OF THE REPLACEMENT CURB.
2. ON BASE COURSE SAW CUT AND REMOVE EXISTING BITUMINOUS 18" IN FRONT OF THE REPLACEMENT CURB.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: CURB AND GUTTER CITY PLATE No. STR-1



NOTE: NOT TO SCALE

NOTES:

1. WITH REMOVAL OF EXISTING CURB AT A STREET, MILL BITUMINOUS TO A DEPTH OF 1.5" AND A WIDTH OF 18" IN EXISTING STREET.
2. TO BE USED WHENEVER CROSS DRAINAGE IS < 2%.
3. CONCRETE CURB AND GUTTER SHALL BE CAST INTEGRAL WITH CONCRETE CROSS GUTTER AREA.
4. CONCRETE CURB AND GUTTER SHALL BE PAID SEPARATELY FROM CONCRETE CROSS GUTTER AREA.

APPROVED: 3 – 2017	City of RAMSEY	STANDARD DETAILS: CROSS GUTTER CITY PLATE No. STR-2

TABLE A
MODIFIED CLASS 5 SPECIFICATIONS

% PASSING

1"	100
3/4"	90 – 100
3/8"	50 – 80
No.4	35 – 70
No.10	20 – 60
No.40	10 – 35
No.200	5 – 10

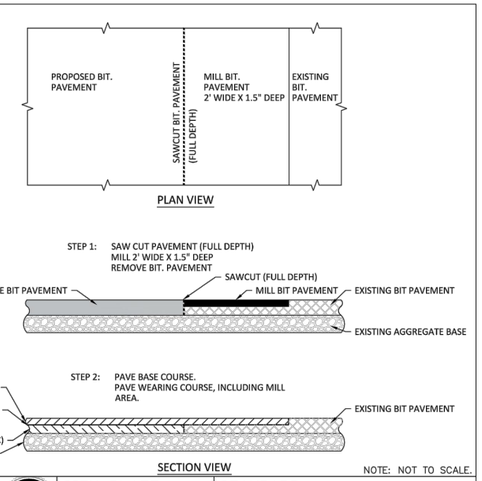
NOTES:

1. THE AGGREGATE BASE CONSTRUCTION WILL BE ACCEPTED FOR PAYMENT IN ACCORDANCE WITH THE PROVISIONS IN TABLE A.
2. IF THE AGGREGATE BASE FAILS TO MEET THE REQUIREMENTS OF TABLE A THE MATERIAL CAN BE CORRECTED IN PLACE OR REMOVED AND REPLACED WITH MATERIAL THAT MEET THE REQUIREMENTS OF TABLE A.
3. IN THE EVENT THAT RECYCLED MATERIAL IS USE IT MUST MEET MNDOT REQUIREMENTS FOR RECYCLED BASE.

APPROVED: 2 – 2003	City of RAMSEY	STANDARD DETAILS: MODIFIED CLASS 5 SPECIFICATIONS CITY PLATE No. STR-26

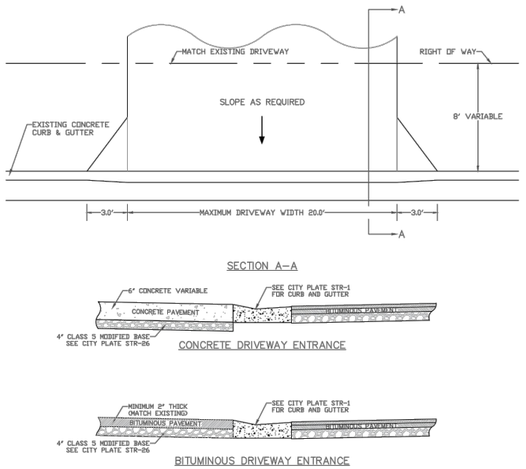
NOTES:

1. BITUMINOUS SHALL BE SAWCUT AND REMOVED
2. CLASS 5 AND BITUMINOUS COURSES SHALL BE MECHANICALLY COMPACTED.
3. SEE CITY PLATE STR-26 FOR MODIFIED CLASS 5 SPECIFICATIONS.



NOTE: NOT TO SCALE.

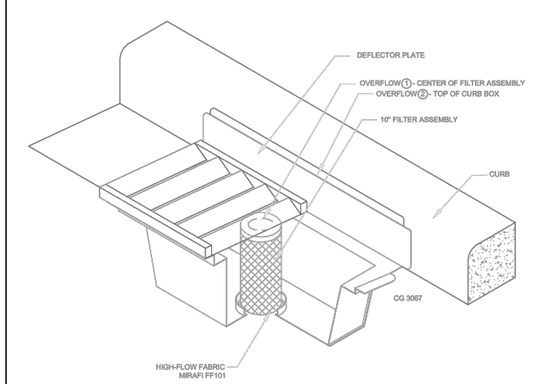
APPROVED: 3 – 2017	City of RAMSEY	CITY PLATE No. STR-31	STANDARD DETAILS: STREET TIE-IN



NOTES:

1. PANEL WIDTH SHALL NOT EXCEED 10 FT. WITHOUT A CENTERLINE CONSTRUCTION JOINT.
2. CONCRETE DRIVEWAY TO BE ONE COURSE CONCRETE PAVEMENT. (SEE SPECIAL PROVISIONS FOR CLASS OF CONCRETE.)
3. CONCRETE DRIVEWAYS TO BE 6" THICK.
4. ½" EXPANSION JOINT, ½" PREFORMED JOINT FILLER MATERIAL, AASHTO M 213 (REQUIRED WHEN 2 CONCRETE AREAS ARE POURED SEPERATELY.)
5. BITUMINOUS DRIVEWAYS MINIMUM 2" THICK, MATCH EXISTING BITUMINOUS PAVEMENT THICKNESS.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: RESIDENTIAL DRIVEWAY – NO SIDEWALK CITY PLATE No. STR-30

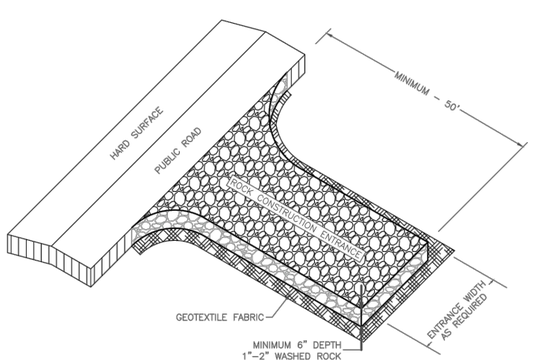


INLET PROTECTION – WIMCO OR EQUAL

N.T.S.

NOTE:
THIS INLET PROTECTION SHALL BE USED IMMEDIATELY FOLLOWING CURB & GUTTER CONSTRUCTION. INLET PROTECTION SHALL REMAIN INSTALLED AND MAINTAINTED UNTIL ALL HOME CONSTRUCTION IS COMPLETE.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: INLET PROTECTION CITY PLATE No. ERO-2



NOTE:

1. MINIMUM CONSTRUCTION ENTRANCE WIDTH EQUAL TO PROPOSED ROADWAY WIDTH.
2. WIDTH OF RADIUS AS REQUIRED TO ENSURE VEHICLES DO NOT TRACK ONTO PUBLIC ROAD.
3. MAINTAINENCE AS REQUIRED TO PREVENT TRACKING ONTO PUBLIC ROADS. THIS MAY REQUIRE TOP DRESSING WITH ADDITIONAL ROCK OR REMOVAL AND REINSTALLATION OF THE ENTRANCE AS NEEDED.

NOT TO SCALE

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: ROCK CONSTRUCTION ENTRANCE CITY PLATE No. ERO-5

MNDOT 2016 SPEC

MNDOT 2016 SPEC TABLE 3877-1 COMMON TOPSOIL BORROW		
REQUIREMENT	RANGE	TEST METHOD
MATERIAL PASSING THE 3/4 IN [19MM]	100%	ASTM D 422
MATERIAL PASSING NO. 4 [4.75MM]	>85%	–
CLAY	5% –35%	ASTM D 422
SILT	5% – 70%	ASTM D 422
SAND	10% – 75%	ASTM D 422
ORGANIC MATTER	3% – 15%	ASTM D 2974
pH	6.1–7.8	ASTM G 51

NOTE:

1. INSTALLATION OF 4" OF TOPSOIL MEETING MNDOT SPECIFICATION 3877A COMMON TOPSOIL BORROW, MAY BE REQUIRED ACROSS ALL DISTURBED AREAS.
2. A SOIL CERTIFICATION FROM A GEOTECHNICAL FIRM MUST BE PROVIDED VERIFYING THE TOPSOIL MEETS SPECIFICATION ALONG WITH LOAD TICKETS TO VERIFY THE SOURCE OF MATERIAL AND QUANTITY.
3. TOPSOIL MUST COME FROM A CITY APPROVED SOURCE.

APPROVED: 1 – 2016	City of RAMSEY	CITY PLATE No. ERO-6	STANDARD DETAILS: TOPSOIL REQUIREMENTS

DATE	REVISION

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BRUCE WESTBY
Date 1/2/3 Lic. No. 40116.

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/7/18
CHECKED BY:	BRW	FILE No.	17-01

City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

DETAILS

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

SHEET 4 OF 9 SHEETS

2' x 1.5" DEEP EDGE MILL
SEE CITY DETAIL STR-31
SAWCUT BIT - FULL DEPTH

REMOVE CONCRETE
CURB & GUTTER (TYP.)

REMOVE CONCRETE VALLEY GUTTER (24 SY)
SAWCUT CONC. - FULL DEPTH

2' x 1.5" DEEP EDGE MILL
SEE CITY DETAIL STR-31
SAWCUT BIT - FULL DEPTH

REMOVE CONCRETE VALLEY GUTTER
22 SY

BITUMINOUS PAVEMENT RECLAMATION
FULL-DEPTH

REMOVE CONCRETE VALLEY GUTTER
24 SY

MATCH TO SHEET 6 STA 1+00

MATCH TO SHEET 6 STA 7+50

XKIMO STREET

147TH LANE

148TH AVENUE

0 30 60 90
SCALE (FEET)

LEGEND

- ADJUST FRAME AND RING CASTING
- ADJUST VALVE BOX
- RECLAMATION - FULL DEPTH
- REMOVE CONCRETE VALLEY GUTTER
- MILL BITUMINOUS PAVEMENT - STREET TIE-IN
- REMOVE CONCRETE CURB & GUTTER
- SAWCUT PAVEMENT - FULL DEPTH

NOTE:

1. CONCRETE CURB AND GUTTER REMOVALS ARE SHOWN IN AN APPROXIMATE WAY ONLY. REMOVALS SHALL BE MINIMUM FULL PANEL LENGTH.
2. REMOVALS WILL BE MARKED IN THE FIELD BY CITY STAFF. ALL REMOVALS MUST BE SAWCUT.
3. PROTECT LANDSCAPING AND IRRIGATION. PROPERTY OWNERS ARE TO LOCATE AND MOVE IRRIGATION BEFORE CONSTRUCTION.

DATE	REVISION

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BRUCE WESTBY
Date 1/2/3 Lic. No. 40116.

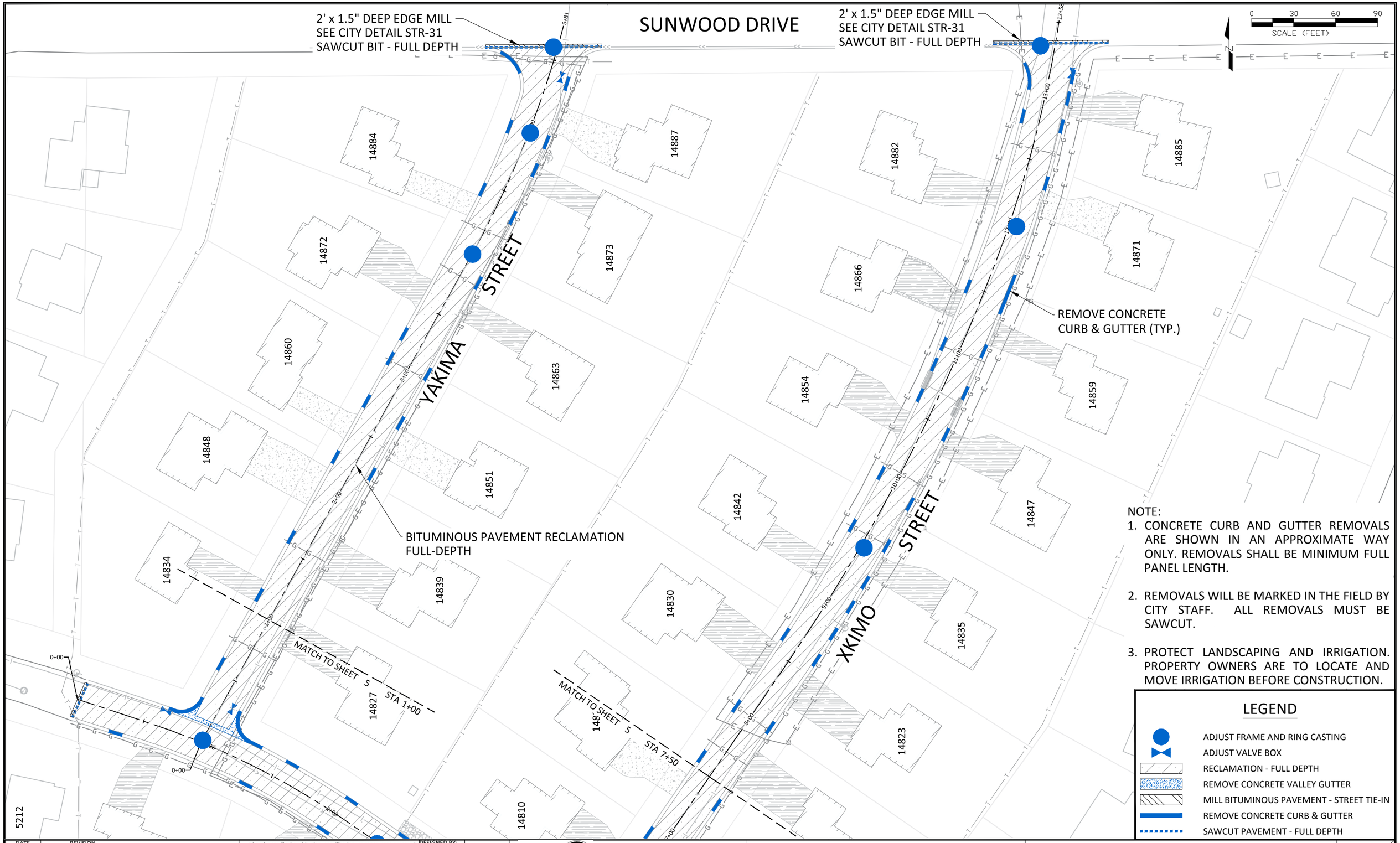
DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/7/18
CHECKED BY:	BRW	FILE No.	17-01

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EXISTING CONDITIONS AND REMOVALS

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

SHEET 5 OF 9 SHEETS



NOTE:

1. CONCRETE CURB AND GUTTER REMOVALS ARE SHOWN IN AN APPROXIMATE WAY ONLY. REMOVALS SHALL BE MINIMUM FULL PANEL LENGTH.
2. REMOVALS WILL BE MARKED IN THE FIELD BY CITY STAFF. ALL REMOVALS MUST BE SAWCUT.
3. PROTECT LANDSCAPING AND IRRIGATION. PROPERTY OWNERS ARE TO LOCATE AND MOVE IRRIGATION BEFORE CONSTRUCTION.

LEGEND

- ADJUST FRAME AND RING CASTING
- ADJUST VALVE BOX
- RECLAMATION - FULL DEPTH
- REMOVE CONCRETE VALLEY GUTTER
- MILL BITUMINOUS PAVEMENT - STREET TIE-IN
- REMOVE CONCRETE CURB & GUTTER
- SAWCUT PAVEMENT - FULL DEPTH

DATE	REVISION

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Date 1/2/3 Lic. No. 40116

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DRAWN BY:	JJF	DATE:	2/7/18
CHECKED BY:	BRW	FILE No.	17-01

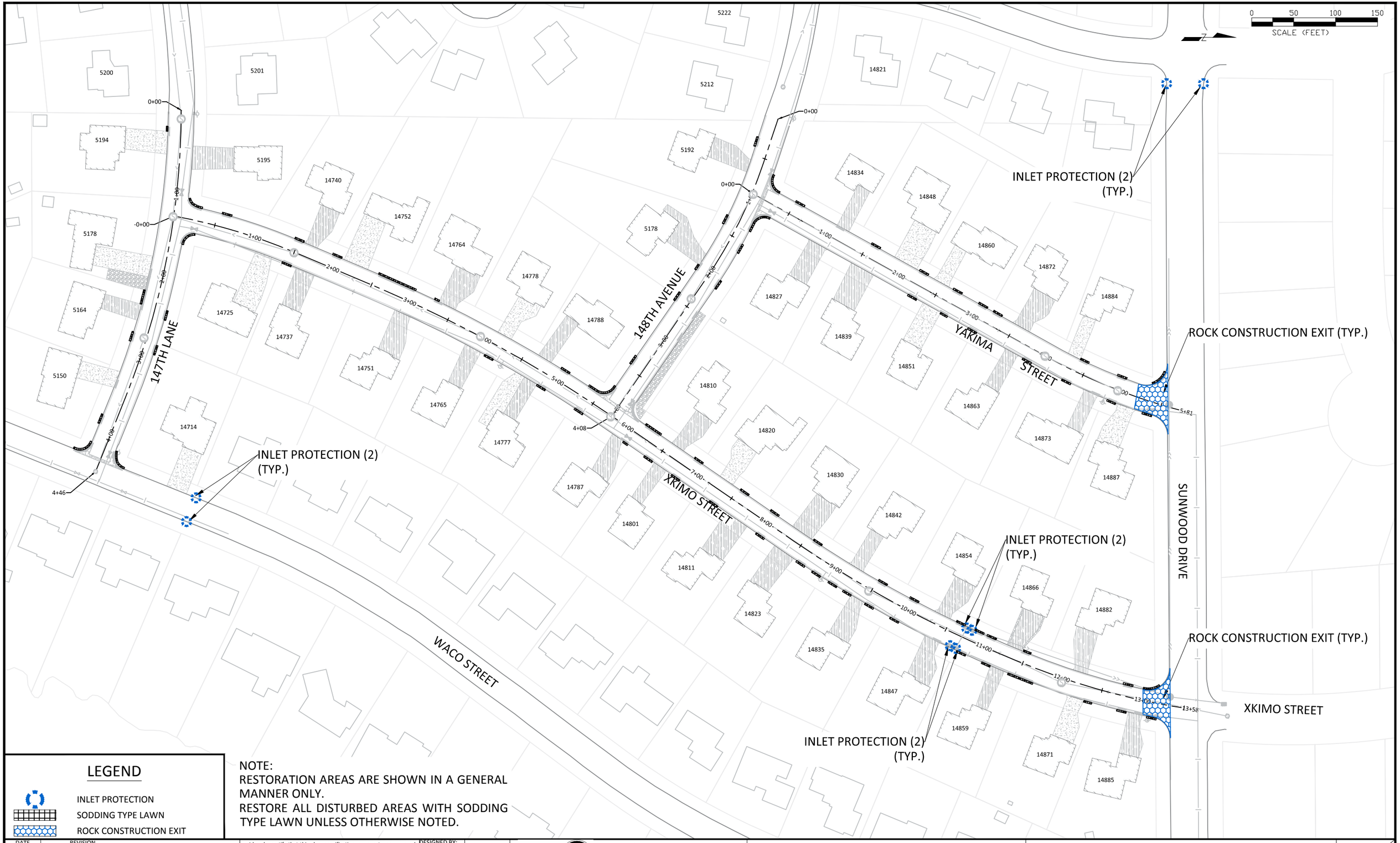
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EXISTING CONDITIONS AND REMOVALS

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

SHEET 6 OF 9 SHEETS



LEGEND

- INLET PROTECTION
- SODDING TYPE LAWN
- ROCK CONSTRUCTION EXIT

NOTE:
RESTORATION AREAS ARE SHOWN IN A GENERAL MANNER ONLY.
RESTORE ALL DISTURBED AREAS WITH SODDING TYPE LAWN UNLESS OTHERWISE NOTED.

DATE	REVISION

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Date 1/2/3 Lic. No. 40116

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DRAWN BY:	JJF	DATE:	2/7/18
CHECKED BY:	BRW	FILE No.	17-01

City of RAMSEY
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7550 SUNWOOD DRIVE
RAMSEY, MN 55303
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EROSION CONTROL AND RESTORATION

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

MATCH EXISTING STREET
STA. 0+00

0+00

5194

5195

14740

14752

14764

5178

14778

5164

14725

14737

14788

147TH LANE

31'
B-B

XKIMO STREET

14751

5150

SURMOUNTABLE CONCRETE CURB & GUTTER (TYP.)
SEE DETAIL STR-1

B618 CONCRETE CURB & GUTTER (TYP.)
SEE DETAIL STR-1

14714

7" CONCRETE VALLEY GUTTER (23 SY)
SEE DETAIL STR-2

4+46

MATCH EXISTING STREET
STA. 4+33

WACO STREET

MATCH EXISTING STREET
STA. 0+00

0 30 60 90
SCALE (FEET)

N

0+00

5192

14834

7" CONCRETE VALLEY GUTTER (22 SY)
SEE DETAIL STR-2

5178

TYPICAL STREET SECTION SEE SHEET 3

148TH AVENUE

14827

MATCH TO SHEET 9
STA 1+00

14839

7" CONCRETE VALLEY GUTTER (23 SY)
SEE DETAIL STR-2

14765

14810

4+08

14777

MATCH TO SHEET 9
STA 7+50

14820

14830

14787

14801

NOTE:
CONCRETE CURB AND GUTTER AND CONCRETE VALLEY GUTTER ARE HIGH EARLY (HE) CONCRETE.
SWEEP EXISTING CONCRETE CURB AND GUTTER PRIOR TO COVERING WITH WHITE CURE.

LEGEND

- SANITARY SEWER MANHOLE
- WATERMAIN VALVE
- 7" CONCRETE VALLEY GUTTER
- B618 CONCRETE CURB & GUTTER
- SURMOUNTABLE CONCRETE CURB & GUTTER
- MATCHLINE - EXISTING PAVEMENT

DATE	REVISION

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CHECKED BY: BRW	FILE No. 17-01

City of RAMSEY

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RAMSEY, MN 55303
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STREET CONSTRUCTION

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

SHEET 8 OF 9 SHEETS

SUNWOOD DRIVE

MATCH EXISTING STREET
STA. 5+62

MATCH EXISTING STREET
STA. 13+37

B618 CONCRETE CURB & GUTTER (TYP.)
SEE DETAIL STR-1

SURMOUNTABLE CONCRETE CURB & GUTTER (TYP.)
SEE DETAIL STR-1

GROUT CATCH BASIN (4)

YAKIMA STREET

31' B-B

MATCH TO SHEET 8 STA 1+00

MATCH TO SHEET 8 STA 7+50

0 30 60 90
SCALE (FEET)

N

NOTE:
CONCRETE CURB AND GUTTER AND CONCRETE VALLEY GUTTER ARE HIGH EARLY (HE) CONCRETE.
SWEEP EXISTING CONCRETE CURB AND GUTTER PRIOR TO COVERING WITH WHITE CURE.

LEGEND

- GROUT CATCH BASIN
- SANITARY SEWER MANHOLE
- WATERMAIN VALVE
- STORM SEWER MANHOLE
- 7" CONCRETE VALLEY GUTTER
- B618 CONCRETE CURB & GUTTER
- SURMOUNTABLE CONCRETE CURB & GUTTER
- MATCHLINE - EXISTING PAVEMENT

DATE	REVISION

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City of RAMSEY

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STREET CONSTRUCTION

RIVERS BEND STREET RECONSTRUCTIONS
CITY PROJECT NO. 17-02
CITY OF RAMSEY, MINNESOTA

SHEET 9 OF 9 SHEETS

Our Mission: To work together to resposibly grow our community, and to provide quality, cost-effective, and efficient government services.

CC Regular Session **7. 6.**

Meeting Date: 02/12/2018

By: Bruce Westby, Engineering/Public Works

Information

Title:

Adopt Resolution #18-035 Approving Plans and Specifications and Authorizing Advertisements for Bids for Stanhope Terrace Street Reconstructions, Improvement Project #18-00

Purpose/Background:

Purpose:

The purpose of this case is to adopt Resolution #18-035 approving plans and specifications and authorizing advertisements for bids for Stanhope Terrace Street Reconstructions, Improvement Project #18-00.

Background:

Attached is a copy of the plans prepared by City staff for Improvement Project #18-00, Stanhope Terrace Street Reconstructions.

This project proposes to reconstruct three street segments within the Stanhope Terrace residential neighborhood including;

- Ute Street north of Alpine Drive through the cul-de-sac,
- 154th Lane between Ute Street and Roanoke Street, and
- 153rd Court west of Roanoke Street through the cul-de-sac.

These street segments total approximately 2,800 feet in length as shown on the title sheet of the attached plans.

These streets were constructed in 1991. Based on field observations, record plan documents, and results from Braun Intertec's geotechnical report and ground penetrating radar (GPR) analysis, the bituminous pavement section ranges from 1.6 to 6.1 inches thick (average = 2.9 inches), the aggregate base ranges from 2.1 to 10.6 inches thick (average = 4.9 inches), and the pavement section was built on sandy subgrade materials generally considered suitable for pavement support. The streets were constructed with bituminous curb to a width of 29-feet from face-of-curb to face-of-curb, and are generally centered within 66-foot wide right-of-ways.

City staff evaluates and rates the condition of pavement sections on all City streets on an annual basis using the Pavement Surface Evaluation and Rating (PASER) system. In the summer of 2017, the pavement section of the above-referenced street segments were rated with a PASER rating of 3, which indicates these streets require complete reconstruction. City staff patch these streets annually, particularly before winter so the streets can be plowed without further damaging the pavement.

Proposed improvements include removing existing bituminous curb and replacing it with B618 concrete curb and gutter, then reconstructing the existing bituminous pavement section using the Full Depth Reclamation (FDR) process. The FDR process involves milling the entire existing bituminous pavement section, along with an inch or more of existing underlying aggregate base. This reclaim material would then be spread over the reshaped and

compacted subgrade between the concrete curb and gutter, and then the top 3½ inches of reclaim material would be removed and hauled off site. Then 3½ inches of new bituminous pavement would be installed over the remaining compacted reclaim material, resulting in a 7-ton pavement design, which is standard for residential streets.

The existing storm sewer system generally consists of concrete catch basins and pipes that drain runoff from the streets to adjacent low-lying areas. Two catch basins are located along 154th Lane and drain runoff from the street to a low-lying area encumbered by a drainage and utility easement over the northerly 75 feet of 4851 154th Lane. Three catch basins are located near the intersection of Ute Street and 154th Lane. Any storm water runoff that is not collected in these five catch basins drains to the existing storm sewer systems in Alpine Drive and Roanoke Street.

The existing storm sewer system is in good condition and generally meets City design standards. The only storm sewer work proposed is resetting the castings after replacing adjusting rings and re-grouting the insides of the catch basins.

Municipal sanitary sewer and water utilities do not exist in Stanhope Terrace, and the attached plans do not propose to install such utilities.

Proposed project schedule:
February 12 – Approve Plans and Specifications / Authorize Ads for Bids
February 16 & 23 – Publish Ads for Bids (Anoka Union Herald, Finance & Commerce)
March 15 – Public bid opening
March 27 – Accept Bids / Award Contract
Late May / early June – Begin construction
August 31 – Substantial completion (open to traffic)
October 9 – Assessment Hearing

Notification:

Public notifications were not required in advance of this case.

Upon Council authorization to advertise for bids, advertisements will be published in the Anoka Union Herald and in Finance & Commerce on February 16th and 23rd.

Observations/Alternatives:

Observations:

The proposed improvements should have a serviceable life of 60 years, assuming that proactive maintenance operations are performed regularly during the life of the improvements.

Some properties may have private irrigation systems. Impacts to these systems may occur because of the proposed improvements. Staff will notify property owners in writing of the pending construction as far in advance of construction as possible to allow them time to move their irrigation system components away from construction activities. After the project is complete, property owners may replace irrigation systems in their previous locations if desired. As previously discussed, all costs to relocate private irrigation system components will be the responsibility of the property owners. However, if private irrigation systems are damaged due to negligence on the part of the City's contractor, the contractor will be responsible to repair the damage.

As previously discussed, while preparing the Feasibility Report Staff observed that the Ute Street cul-de-sac is not fully located within existing right-of-way, and that no public easements exist over the areas not located within City right-of-way. Staff has therefore mailed letters to the two impacted property owners informing them of this issue and asking to meet with them to discuss the potential to obtain roadway easements over the outside edges of this cul-de-sac. Staff will continue to work with the property owners to obtain the necessary roadway easements to allow the City to reconstruct and maintain the cul-de-sac in perpetuity. If the necessary roadway easements cannot be secured before construction begins, Staff will need to consider an alternate plan.

Alternatives:

Alternative #1 – Motion to adopt Resolution #18-035 approving plans and specifications and authorizing advertisements for bids for Stanhope Terrace Street Reconstructions, Improvement Project #18-00.

Alternative #2 – Motion to deny adoption of Resolution #18-035 at this time.

Funding Source:

The engineer's opinion of probable project costs for the proposed improvements based on final plans and specifications is $447,453.09. This cost includes 23% indirect costs for administrative, engineering, finance and legal costs. By comparison, the Feasibility Report estimated project costs at $430,934.81.

The improvements are proposed to be funded using a combination of Street Reconstruction and Overlay Program bond funds ($330,054.82), Stormwater Utility Funds ($5,535), and special assessments to benefitting properties ($111,863.27).

Sixteen (16) residential parcels use these streets to access their properties and will therefore receive special benefit from the improvements. Staff proposes to assess up to 25-percent of eligible project costs equally across these 16 parcels using the "per lot" assessment method. This results in proposed assessments of $6,991.45 per parcel per the current cost estimate. Last November, assessments were preliminarily adopted in the amount of $6,733.36 per parcel.

Final assessment amounts will be proposed based on actual construction costs and the findings of the special benefit consultation report. Staff will request Council authorization to order a special benefit consultation report for this project in accordance with the City's Special Assessments Policy at the time Council awards a construction contract. The purpose of this report is to help verify that assessments will not exceed the benefit to assessed parcels due to the improvements.

Staff proposes to let this project for bids at the same time as the River's Bend Street Reconstructions project with the intent of realizing cost savings due to economies of scale. Due to their close proximity, contractors will likely bid on both projects, allowing for lower unit bid prices due to increased quantities.

Recommendation:

Staff recommends Alternative #1. This will allow the project to be constructed as part of the 2018 Street Maintenance Program, and will allow for the use of special assessments to pay for up to 25% of eligible project costs per the applicable provisions of Chapter 8 of the City Charter, the City's Special Assessments Policy, and Minnesota Statute Chapter 429.

Action:

Motion to adopt Resolution #18-035 approving plans and specifications and authorizing advertisements for bids for Stanhope Terrace Street Reconstructions, Improvement Project #18-00.

Attachments

Resolution 18-035

Plans

Form Review

Inbox	Reviewed By	Date
Kurt Ulrich	Kurt Ulrich	02/08/2018 03:11 PM
Form Started By: Bruce Westby		Started On: 02/02/2018 02:10 PM
Final Approval Date: 02/08/2018		

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #18-035

RESOLUTION APPROVING PLANS AND SPECIFICATIONS AND AUTHORIZING ADVERTISEMENTS FOR BIDS FOR STANHOPE TERRACE STREET RECONSTRUCTIONS, IMPROVEMENT PROJECT #18-00

WHEREAS, pursuant to Ramsey City Council resolution #17-07-168, adopted July 11, 2017, the City Engineer was ordered to prepare a Feasibility Report to study the feasibility of reconstructing approximately 0.52 miles of streets within the Stanhope Terrace development including Ute Street from Alpine Drive to its termini cul-de-sac, 154th Avenue between Ute Street and Roanoke Street, and 153rd Court from Roanoke Street to its termini cul-de-sac, including the reconstruction of streets and curb and gutter, the construction of storm sewer, and other appurtenant work; and

WHEREAS, pursuant to Ramsey City Council resolution #17-10-271, adopted October 24, 2017, the City Council received and accepted the Feasibility Report, and a Public Hearing was ordered for November 14, 2017, to consider the proposed improvements for said streets in accordance with the Feasibility Report; and

WHEREAS, benefiting properties are proposed to be assessed for 25-percent of the cost of eligible improvements, pursuant to Minnesota Statutes Chapter 429, Chapter 8 of the City Charter, and the City's Special Assessments Policy; and

WHEREAS, the City Clerk gave mailed and published notice of such hearing and improvements as required by law; and

WHEREAS, pursuant to Ramsey City Council resolution #17-11-285, adopted November 14, 2017, the Feasibility Report was approved following a Public Hearing and the City Engineer was designated as the engineer for this improvement and was ordered to prepare plans and specifications for the making of such improvements; and

WHEREAS, the City Engineer has completed plans and specifications for the purpose of advertising for bids for the same improvements.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

The Ramsey City Council hereby approves the final plans and specifications prepared by the City Engineer for the making of such improvements, and authorizes the advertisement of bids for the same improvements.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____ and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

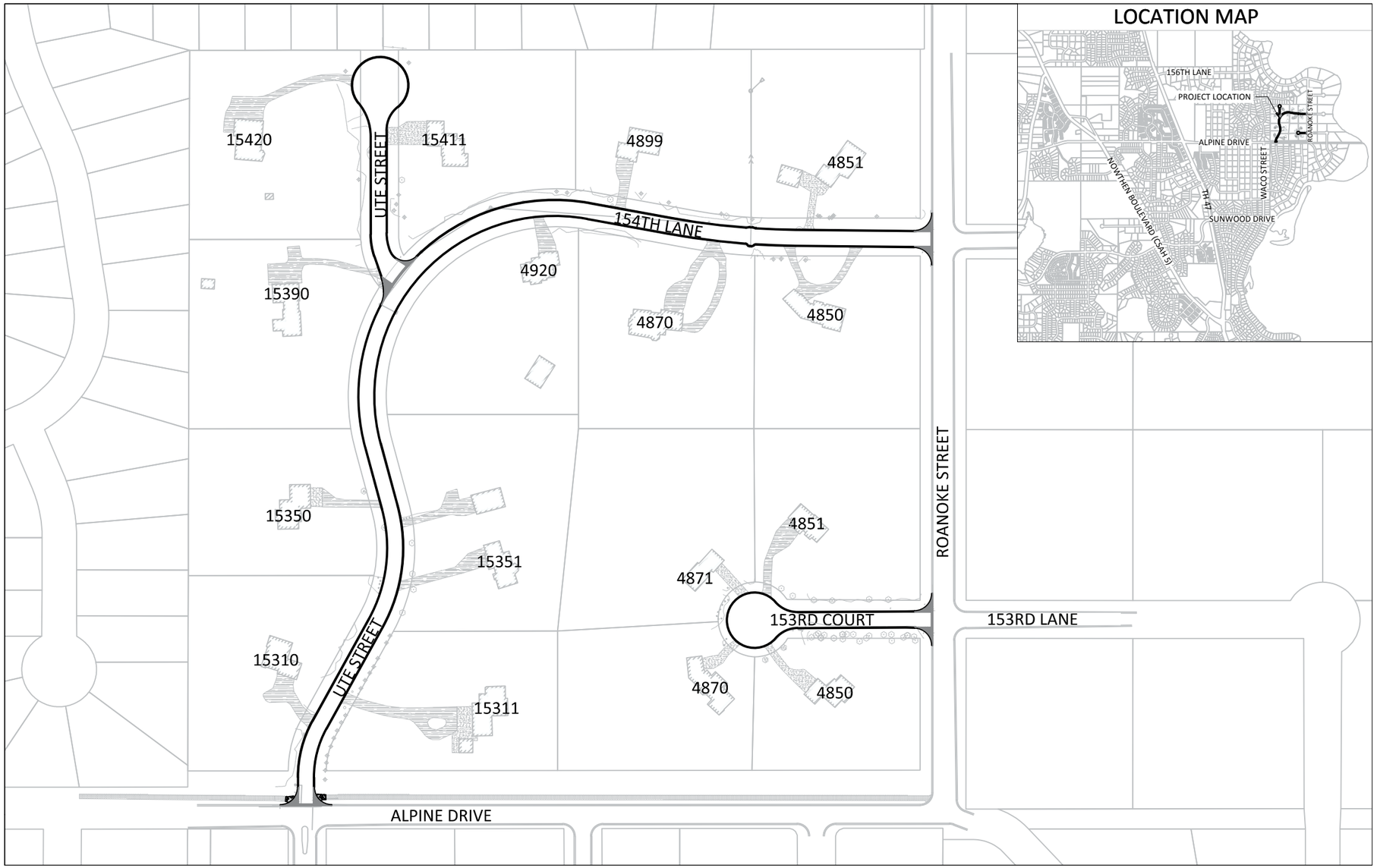
Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 12th day of February, 2018.

_____
Mayor

ATTEST:

_____
City Clerk

CITY OF RAMSEY
STANHOPE TERRACE STREET RECONSTRUCTION
CITY IMPROVEMENT PROJECT NO. 18-00



LOCATION MAP

GOVERNING SPECIFICATIONS

THE 2018 EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR CONSTRUCTION" SHALL GOVERN.

ALL FEDERAL, STATE AND LOCAL LAWS, REGULATIONS AND ORDINANCES SHALL BE COMPLIED WITH IN THE CONSTRUCTION OF THIS PROJECT.

ALL TRAFFIC CONTROL DEVICES AND SIGNING SHALL CONFORM TO THE MINNESOTA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, INCLUDING THE FIELD MANUAL FOR TEMPORARY TRAFFIC CONTROL ZONE LAYOUTS.

SHEET INDEX

THIS PLAN CONTAINS 28 SHEETS

SHEET No.	DESCRIPTION
1	TITLE SHEET
2	STATEMENT OF ESTIMATED QUANTITIES
3	TYPICAL SECTION
4	CITY DETAILS
5 - 10	MNDOT PEDESTRIAN RAMP DETAILS
11 - 12	EXISTING CONDITIONS AND REMOVALS
13 - 14	EROSION CONTROL AND RESTORATION
15	ALIGNMENT LAYOUT
16	STREET AND STORM - UTE STREET
17	STREET AND STORM - 154TH LANE
18	STREET AND STORM - UTE STREET CDS & 153RD COURT
19	UTE STREET PEDESTRIAN RAMP LAYOUTS
20 - 23	CROSS SECTIONS - UTE STREET & 154TH LANE
24	CROSS SECTIONS - UTE STREET CUL-DE-SAC
25 - 26	CROSS SECTIONS - 153RD COURT
27 - 28	SWPPP

LEGEND

LIGHT POLE	EASEMENT
TREE	RIGHT OF WAY
TREE	ELECTRIC
SHRUB	OVERHEAD ELECTRIC
SIGN	GAS
VALVE	TELECOMMUNICATIONS
UTILITY PEDESTAL	STORM SEWER
HAND HOLE	SANITARY SEWER
REMOVE TREE	WATERMAIN
3'X2' CATCH BASIN	SAWCUT PAVEMENT
MANHOLE	TREE LINE
INLET PROTECTION	FENCE
HYDRANT	LANDSCAPING
VALVE	RETAINING WALL
	5' CONTOUR LINE
	1' CONTOUR LINE
	SILT FENCE
	EXISTING CONCRETE CURB & GUTTER
	B618 CONCRETE CURB & GUTTER
	REMOVE BITUMINOUS PAVEMENT
	SODDING TYPE LAWN
	CONCRETE PAVEMENT
	BITUMINOUS PAVEMENT
	GRAVEL SURFACE
	ROCK CONSTRUCTION EXIT

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.

BRUCE R WESTBY, P.E.
RAMSEY CITY ENGINEER

40116
LIC. NO.

DATE XX/XX/17

0 100 200 300
SCALE (FEET)

N

City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

THE SUBSURFACE UTILITY INFORMATION IN THIS PLAN IS UTILITY QUALITY LEVEL D. THIS QUALITY LEVEL WAS DETERMINED ACCORDING TO THE GUIDELINES OF CI/ASCE 38-02, ENTITLED "STANDARD GUIDELINES FOR THE COLLECTION AND DEPICTION OF EXISTING SUBSURFACE UTILITY DATA."

NOTE: EXISTING UTILITY INFORMATION SHOWN ON THIS PLAN HAS BEEN PROVIDED BY THE UTILITY OWNER. THE CONTRACTOR SHALL FIELD VERIFY EXACT LOCATIONS PRIOR TO COMMENCING CONSTRUCTION AS REQUIRED BY STATE LAW. NOTIFY GOPHER STATE ONE CALL 1-800-252-1166 OR 651-454-0002

GSOC

Call before you dig
811
651 454-0002 Metro
800 252-1166 Outstate
www.gopherstateonecall.org

DATE	REVISION

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18-00 STANHOPE TERRACE STREET RECONSTRUCTIONS

STATEMENT OF ESTIMATED QUANTITIES

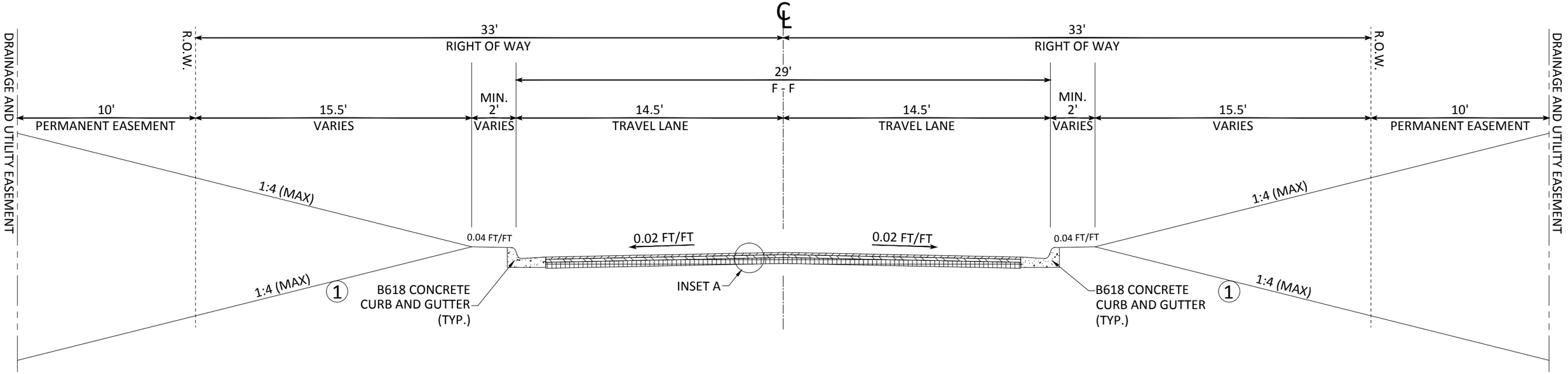
PAGE No.	NOTE	MNDOT No.	DESCRIPTION	UNIT	ESTIMATED QUANTITY
		2021.501	MOBILIZATION	LS	1
11 - 12	1	2104.501	REMOVE CONCRETE CURB AND GUTTER	LF	313
11 - 12	1	2104.503	REMOVE CONCRETE PAVEMENT	SF	674
11 - 12	1	2104.505	REMOVE BITUMINOUS PAVEMENT	SY	208
11 - 12	1	2104.505	REMOVE CONCRETE VALLEY GUTTER	SY	155
11 - 12	1	2104.511	SAWING CONCRETE PAVEMENT - FULL DEPTH	LF	350
11 - 12	1	2104.513	SAWING BITUMINOUS PAVEMENT - FULL DEPTH	LF	216
11 - 12	3	2104.523	SALVAGE MAIL BOX SUPPORT	EA	15
		2104.523	TEMPORARY MAIL BOX CLUSTER	EA	3
20 - 26	2	2105.201	COMMON EXCAVATION (EV)	CY	400
20 - 26	2	2105.507	SUBGRADE EXCAVTION (EV)	CY	50
16 - 18		2112.501	SUBGRADE PREPARATION	RDST	26
		2130.501	WATER	MGAL	50
16 - 18	2, 6	2211.503	AGGREGATE BASE CLASS 5 MODIFIED (CV)	CY	1,242
11 - 12	6, 7	2215.501	BITUMINOUS PAVEMENT RECLAMATION - FULL DEPTH	SY	10,132
11 - 12	7	2331.607	HAUL BIT PAVEMENT RECLAMATION (LV)	CY	2,533
16 - 18	4	2357.502	BITUMINOUS MATERIAL FOR TACK COAT	GAL	615
16 - 18	5	2360.501	TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA340C) (1.5")	TON	725
16 - 18	5	2360.502	TYPE SP 12.5 NON WEARING COURSE MIXTURE (SPNWB330C) (2")	TON	965
16 - 18	5	2360.505	TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA340C) DRIVEWAYS (2")	TON	20
16 - 17	8	2506.602	RESET CATCH BASIN CASTING	EA	6
19		2521.501	6" CONCRETE WALK	SF	242
16 - 18		2531.501	CONCRETE CURB & GUTTER DESIGN B618	LF	5,548
16 - 18		2531.507	6" CONCRETE DRIVEWAY PAVEMENT	SY	75
16 - 18		2531.604	7" CONCRETE VALLEY GUTTER	SY	235
19		2531.618	TRUNCATED DOMES	SF	55
13 - 14		2540.601	LANDSCAPE RESTORATION	LS	1
13 - 14	3	2540.602	INSTALL MAIL BOX SUPPORT	EA	15
	9	2563.601	TRAFFIC CONTROL	LS	1
13 - 14		2573.502	SILT FENCE, TYPE MS	LF	850
13 - 14		2573.53	STORM DRAIN INLET PROTECTION	EA	13
13 - 14	2	2574.525	COMMON TOPSOIL BORROW (LV)	CY	467
13 - 14		2575.505	SODDING TYPE LAWN	SY	3,500

PAY ITEM NOTES:

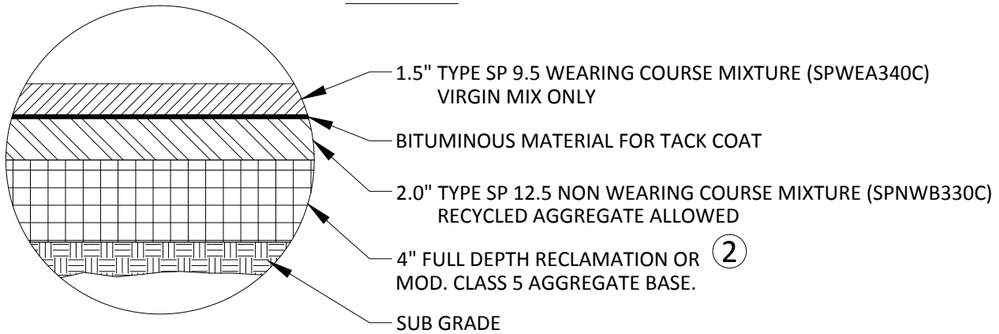
1. REMOVAL LIMITS SHALL BE MARKED IN THE FIELD BY CITY STAFF.
2. EV TO CV CONVERSION FACTOR = 1.2.
3. PAY ITEM INCLUDES ALL EXISTING MAILBOX SUPPORTS, REGARDLESS OF MATERIAL(S), SIZE, FOOTING TYPE, LOCATION, OR EXISTING ELECTRICAL SERVICE.
4. ESTIMATED QUANTITY BASED ON APPLICATION RATE OF 0.07 GAL/SY.
5. ESTIMATED QUANTITY BASED ON APPLICATION RATE OF 110 LB/SY-IN.
6. BITUMINOUS PAVEMENT RECLAMATION MEETING CITY OF RAMSEY MODIFIED CLASS 5 GRADATION IS ACCEPTABLE AS AGGREGATE BASE CLASS 5.
7. STOCKPILING OF BITUMINOUS PAVEMENT RECLAMATION BEING USED AS AGGREGATE BASE CLASS 5 IS INCIDENTAL TO THE HAUL BIT PAVEMENT RECLAMATION PAY ITEM. THERE ARE NO STOCKPILE OR STAGING AREAS AVAILABLE ON-SITE FOR STOCKPILING OF BITUMINOUS PAVEMENT RECLAMATION.
8. SEE CITY STANDARD PLATE STO-13, SHEET 4 FOR RESET CATCH BASIN CASTING.
9. LUMP SUM QUANTITY SHALL INCLUDE ALL COST REQUIRED FOR MAINTAINING ALL FLAGGING OPERATIONS AS NECESSARY, MAINTAINING PEDESTRIAN ACCESS ROUTES, ANY SIGNAGE AND BARRICADES AS NECESSARY.

GENERAL NOTES:

1. THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. IT IS NOT GUARANTEED ANY OR ALL EXISTING UTILITIES ARE SHOWN. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
2. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING IRRIGATION SYSTEMS WITHIN THE PROJECT CONSTRUCTION LIMITS BEFORE COMMENCING WORK. THE CONTRACTOR IS RESPONSIBLE FOR AVOIDING DAMAGE TO IRRIGATION SYSTEMS WHERE POSSIBLE.
3. SALVAGE AND INSTALL MAILBOX SUPPORTS IN THE SAME LOCATION, UNLESS OTHERWISE DIRECTED. THE INSTALLATION WILL BE THE SAME TYPE AS ORIGINAL INSTALLATION. CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACING MAILBOX SUPPORTS WHICH ARE DAMAGED DURING SALVAGE AND/OR INSTALLATION UNLESS CONTRACTOR NOTIFIES CITY OF DAMAGED MAILBOX SUPPORTS BEFORE SALVAGE OPERATIONS BEGIN. SALVAGED MAILBOX SUPPORTS SHALL BE STORED BY CONTRACTOR DURING PROJECT.



INSET A:



REFERENCE NOTES:

① GRADE TO MATCH EXISTING GROUND. ESTABLISH TURF USING A MINIMUM OF 4" COMMON TOPSOIL BORROW AND SODDING TYPE LAWN. SEE CITY PLATE NO. ERO-6 FOR COMMON TOPSOIL BORROW.

② FULL DEPTH RECLAMATION MUST PASS CITY OF RAMSEY MODIFIED CLASS 5 AGGREGATE BASE GRADATION.
SEE CITY PLATE NO. STR-26.

CUL-DE-SACS GENERALLY MEASURE 100' DIAMETER FROM BACK-OF-CURB TO BACK-OF-CURB.

NOTE: NOT TO SCALE

DATE	REVISION

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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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

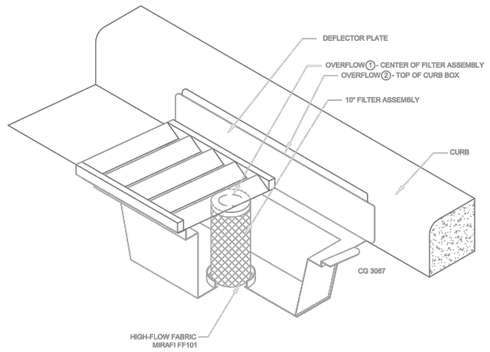
DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

TYPICAL SECTION

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

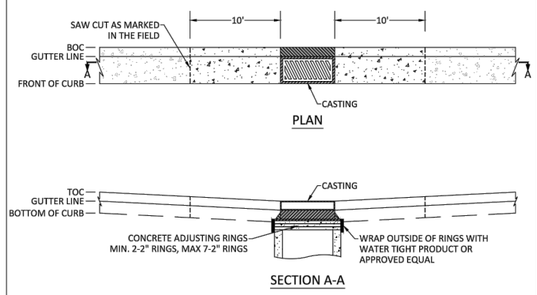


INLET PROTECTION – WIMCO OR EQUAL

N.T.S.

NOTE:
THIS INLET PROTECTION SHALL BE USED IMMEDIATELY FOLLOWING CURB & GUTTER CONSTRUCTION. INLET PROTECTION SHALL REMAIN INSTALLED AND MAINTAINTED UNTIL ALL HOME CONSTRUCTION IS COMPLETE.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: INLET PROTECTION
		CITY PLATE No. ERO–2

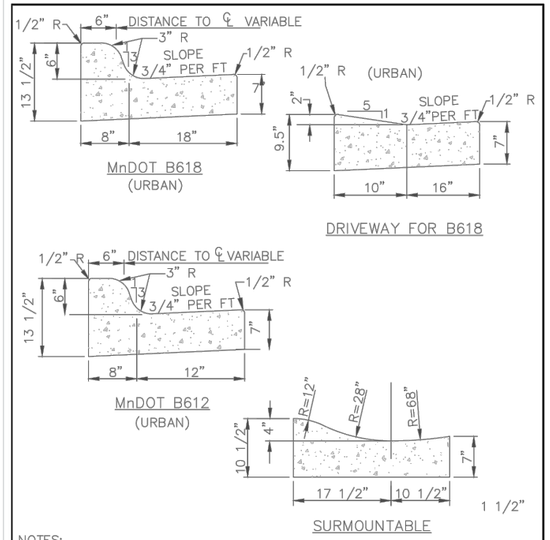


NOTE: NOT TO SCALE

NOTE:

1. CONCRETE CURB AND GUTTER TO BE REMOVED 10 FEET TO EITHER SIDE OF CATCH BASIN CASTING. CURB AND GUTTER MUST BE SAW CUT - FULL DEPTH.
2. CASTING SHALL BE BROUGHT UP TO PROPER GRADE. DAMAGED CONCRETE ADJUSTING RINGS MUST BE REPLACED. OUTSIDE OF RINGS MUST BE WRAPPED WITH APPROVED WATER TIGHT PRODUCT. INSIDE OF RINGS MUST BE GROUTED TO A SMOOTH FINISH.
3. CONCRETE CURB AND GUTTER SHALL BE REPLACED AND MATCH INTO THE RESET CASTING AND THE EXISTING CURB AND GUTTER.
4. DAMAGED BITUMINOUS PAVEMENT SHALL BE REPAIRED AND IS INCIDENTAL. FOLLOW CITY STANDARD PLATE STR-25.
5. PROPER TRAFFIC CONTROL DEVICES SHALL BE REQUIRED TO MAINTAIN A SAFE WORK ENVIRONMENT, AND IS INCLUDED IN THE TRAFFIC CONTROL LUMP SUM BIT ITEM.
6. ALL EQUIPMENT, MATERIALS, DISPOSAL, AND LABOR REQUIRED TO RESET CATCH BASIN CASTING AS DESCRIBED BY THIS DETAIL IS INCIDENTAL.
7. BOULEVARD RESTORATION BEHIND CURB IS NOT INCLUDED WITH THE RESET CATCH BASIN CASTING PAY ITEM.

APPROVED: 3 – 2017	City of RAMSEY	STANDARD DETAILS: RESET CATCH BASIN CASTING
		CITY PLATE No. STO–13



NOTES:

1. ON WEAR COURSE MILL THE EXISTING BITUMINOUS 1.5" BY 24" IN FRONT OF THE REPLACEMENT CURB.
2. ON BASE COURSE SAW CUT AND REMOVE EXISTING BITUMINOUS 18" IN FRONT OF THE REPLACEMENT CURB.

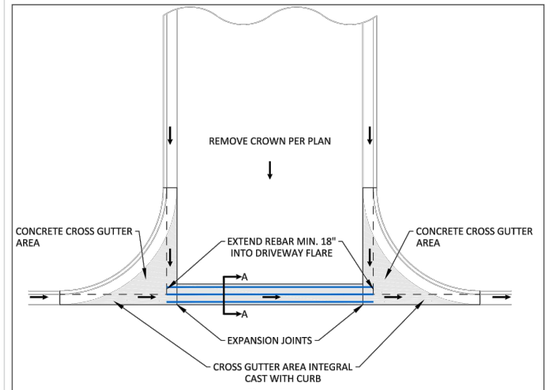
APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: CURB AND GUTTER
		CITY PLATE No. STR-1

MNDOT 2016 SPEC

MNDOT 2016 SPEC TABLE 3877–1 COMMON TOPSOIL BORROW		
REQUIREMENT	RANGE	TEST METHOD
MATERIAL PASSING THE 3/4 IN [19MM]	100%	ASTM D 422
MATERIAL PASSING NO. 4 [4.75MM]	≥85%	–
CLAY	5% –35%	ASTM D 422
SILT	5% – 70%	ASTM D 422
SAND	10% – 75%	ASTM D 422
ORGANIC MATTER	3% – 15%	ASTM D 2974
pH	6.1–7.8	ASTM G 51

NOTE:
1. INSTALLATION OF 4" OF TOPSOIL MEETING MNDOT SPECIFICATION 3877A COMMON TOPSOIL BORROW, MAY BE REQUIRED ACROSS ALL DISTURBED AREAS.
2. A SOIL CERTIFICATION FROM A GEOTECHNICAL FIRM MUST BE PROVIDED VERIFYING THE TOPSOIL MEETS SPECIFICATION ALONG WITH LOAD TICKETS TO VERIFY THE SOURCE OF MATERIAL AND QUANTITY.
3. TOPSOIL MUST COME FROM A CITY APPROVED SOURCE.

APPROVED: 1 – 2016	City of RAMSEY	CITY PLATE No. ERO–6	STANDARD DETAILS: TOPSOIL REQUIREMENTS

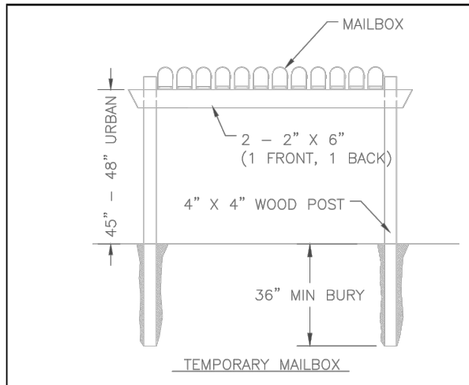


NOTE: NOT TO SCALE

NOTES:

1. WITH REMOVAL OF EXISTING CURB AT A STREET, MILL BITUMINOUS TO A DEPTH OF 1.5" AND A WIDTH OF 18" IN EXISTING STREET.
2. TO BE USED WHENEVER CROSS DRAINAGE IS < 2%.
3. CONCRETE CURB AND GUTTER SHALL BE CAST INTEGRAL WITH CONCRETE CROSS GUTTER AREA.
4. CONCRETE CURB AND GUTTER SHALL BE PAID SEPARATELY FROM CONCRETE CROSS GUTTER AREA.

APPROVED: 3 – 2017	City of RAMSEY	STANDARD DETAILS: CROSS GUTTER
		CITY PLATE No. STR–2



NOTES:
MAILBOX LOCATIONS SHOULD BE STAKED BEFORE INSTALLATION FOR PROPER HEIGHT AND DISTANCE FROM THE ROADWAY. ONCE STAKED, THE INSTALLER MUST NOTIFY THE CITY ENGINEER AND THE POST OFFICE. THE ENGINEER AND POSTMASTER/ MAILCARRIER WILL BE ALLOWED 48 HOURS TO REVIEW AND MODIFY THE STAKED LOCATIONS PRIOR TO FINAL INSTALLATION.

OTHER MAILBOX SUPPORT DESIGNS MAY BE USED UPON APPROVAL BY THE CITY ENGINEER.

ALL MAILBOX SUPPORTS MUST BE CRASHWORTHY AND MEET MINNESOTA RULES, 8818, U.S. POST OFFICE AND FEDERAL HIGHWAY ADMINISTRATION (FHWA) STANDARDS AND RECOMMENDATIONS.

APPROVED: 9 – 2011	City of RAMSEY	STANDARD DETAILS: NESTED MAILBOX CLUSTER
		CITY PLATE No. STR–10

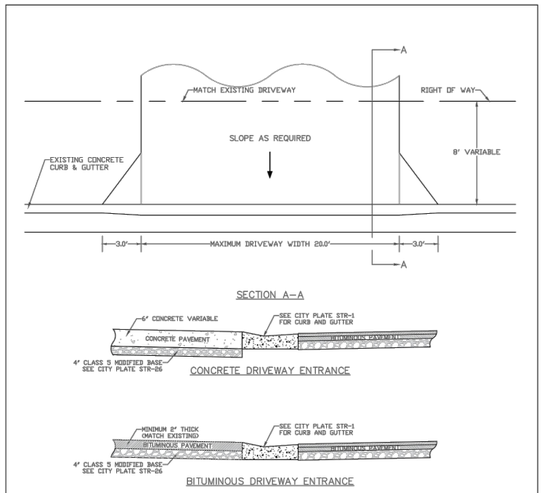
TABLE A
MODIFIED CLASS 5 SPECIFICATIONS

% PASSING

1"	100
3/4"	90 – 100
3/8"	50 – 80
No.4	35 – 70
No.10	20 – 60
No.40	10 – 35
No.200	5 – 10

NOTES:
1. THE AGGREGATE BASE CONSTRUCTION WILL BE ACCEPTED FOR PAYMENT IN ACCORDANCE WITH THE PROVISIONS IN TABLE A.
2. IF THE AGGREGATE BASE FAILS TO MEET THE REQUIREMENTS OF TABLE A THE MATERIAL CAN BE CORRECTED IN PLACE OR REMOVED AND REPLACED WITH MATERIAL THAT MEET THE REQUIREMENTS OF TABLE A.
3. IN THE EVENT THAT RECYCLED MATERIAL IS USE IT MUST MEET MNDOT REQUIREMENTS FOR RECYCLED BASE.

APPROVED: 2 – 2003	City of RAMSEY	STANDARD DETAILS: MODIFIED CLASS 5 SPECIFICATIONS
		CITY PLATE No. STR–26



NOTES:
1. PANEL WIDTH SHALL NOT EXCEED 10 FT. WITHOUT A CENTERLINE CONSTRUCTION JOINT.
2. CONCRETE DRIVEWAY TO BE ONE COURSE CONCRETE PAVEMENT. (SEE SPECIAL PROVISIONS FOR CLASS OF CONCRETE.)
3. CONCRETE DRIVEWAYS TO BE 6" THICK.
4. ½" EXPANSION JOINT, ½" PREFORMED JOINT FILLER MATERIAL, AASHTO M 213 (REQUIRED WHEN 2 CONCRETE AREAS ARE POURED SEPERATELY.)
5. BITUMINOUS DRIVEWAYS MINIMUM 2" THICK, MATCH EXISTING BITUMINOUS PAVEMENT THICKNESS.

APPROVED: 1 – 2016	City of RAMSEY	STANDARD DETAILS: RESIDENTIAL DRIVEWAY – NO SIDEWALK
		CITY PLATE No. STR–30

DATE	REVISION

Feb 06, 2018 - 3:32pm
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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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY: JJF	
DRAWN BY: JJF	DATE: 2/6/18
CHECKED BY: BRW	FILE No. 18-00

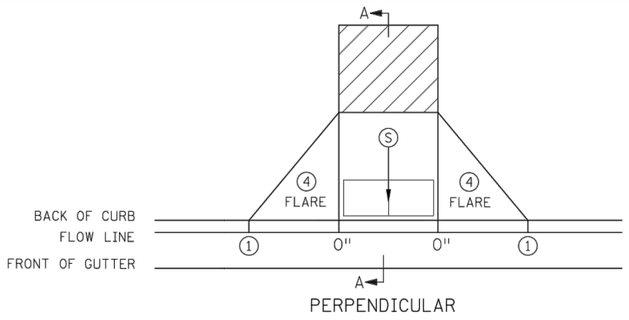
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

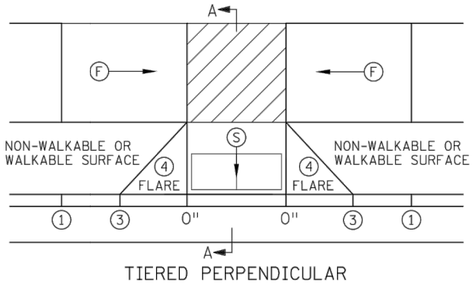
CITY DETAILS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 4 OF 28 SHEETS



PERPENDICULAR



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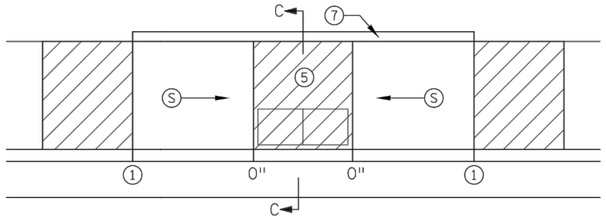
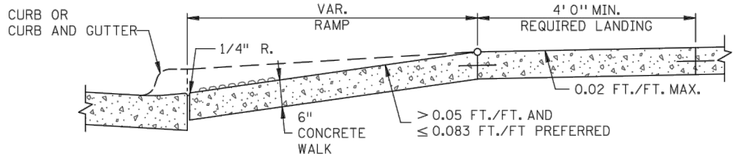
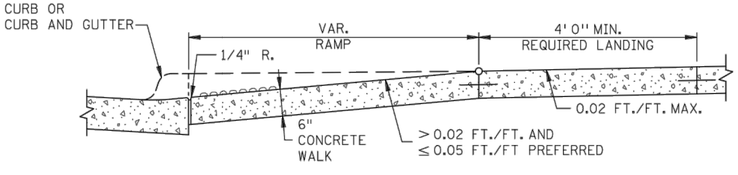


PARALLEL



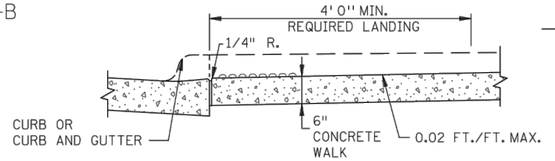
SECTION A-A

PERPENDICULAR/TIERED/DIAGONAL



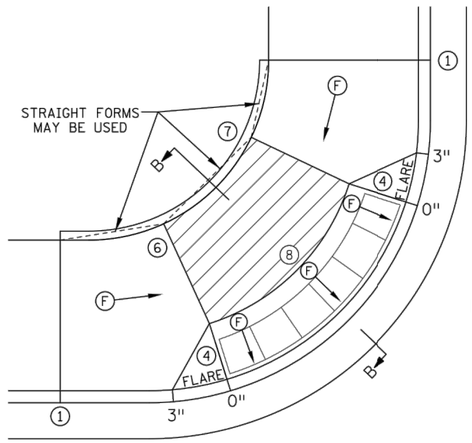
SECTION B-B

FAN

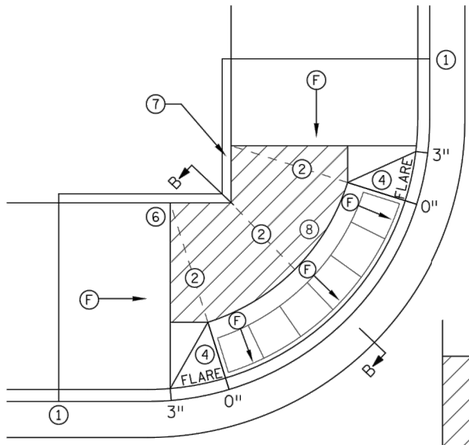


SECTION C-C

PARALLEL/DEPRESSED CORNER

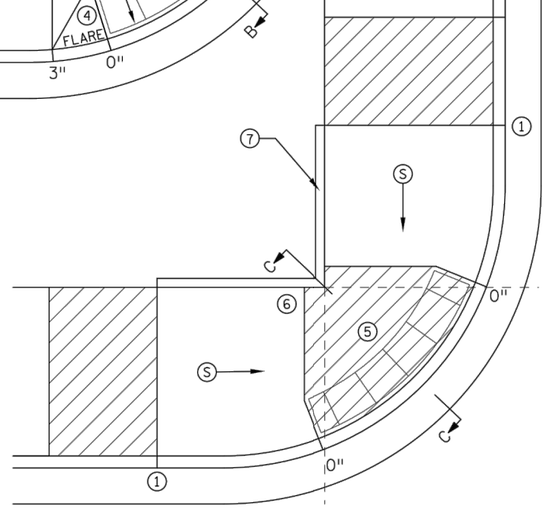


FAN⑩

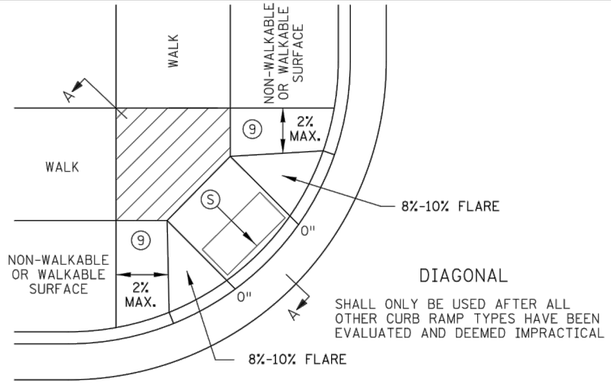


MODIFIED FAN ⑩

USED WHEN RIGHT-OF-WAY
IS CONSTRAINED



DEPRESSED CORNER



DIAGONAL

SHALL ONLY BE USED AFTER ALL OTHER CURB RAMP TYPES HAVE BEEN EVALUATED AND DEEMED IMPRACTICAL

NOTES:

LANDINGS SHALL BE LOCATED ANYWHERE THE PEDESTRIAN ACCESS ROUTE (PAR) CHANGES DIRECTION, AT THE TOP OF RAMPS THAT HAVE RUNNING SLOPES GREATER THAN 5.0%, AND IF THE APPROACHING WALK IS INVERSE GRADE GREATER THAN 2%.

INITIAL CURB RAMP LANDINGS SHALL BE CONSTRUCTED WITHIN 15' FROM THE BACK OF CURB, WITH 6' FROM THE BACK OF CURB BEING THE PREFERRED DISTANCE, ONLY APPLICABLE WHEN THE INITIAL RAMP RUNNING SLOPE IS OVER 5.0%.

SECONDARY CURB RAMP LANDINGS ARE REQUIRED FOR EVERY 30" OF VERTICAL RISE WHEN THE LONGITUDINAL RUNNING SLOPE IS GREATER THAN 5.0%.

CONTRACTION JOINTS SHALL BE CONSTRUCTED ALONG ALL GRADE BREAKS WITHIN THE PAR. 1/4" DEEP VISUAL JOINTS SHALL BE USED AT THE TOPS OF CONCRETE FLARES ADJACENT TO WALKABLE SURFACES.

ALL GRADE BREAKS WITHIN THE PAR SHALL BE PERPENDICULAR TO THE PATH OF TRAVEL. THUS BOTH SIDES OF A SLOPED WALKING SURFACE MUST BE EQUAL LENGTH. (EXCEPT AS STATED IN ⑥ BELOW.

TO ENSURE INITIAL RAMPS AND INITIAL LANDINGS ARE PROPERLY CONSTRUCTED, LANDINGS SHALL BE CAST SEPARATELY. FOLLOW SIDEWALK REINFORCEMENT DETAILS ON SHEET 6 AND THE ADA SPECIAL PROVISIONS - PROSECUTION OF WORK (ADA).

TOP OF CURB SHALL MATCH PROPOSED ADJACENT WALK GRADE.

WHEN THE BOULEVARD IS 4' WIDE OR LESS, THE TOP OF CURB TAPER SHALL MATCH THE RAMP SLOPES TO REDUCE NEGATIVE BOULEVARD SLOPES FROM THE TOP BACK OF CURB TO THE PAR.

ALL RAMP TYPES SHOULD HAVE A MINIMUM 3' LONG RAMP LENGTH.

4' MINIMUM WIDTH OF DETECTABLE WARNING IS REQUIRED FOR ALL RAMPS. DETECTABLE WARNINGS SHALL CONTINUOUSLY EXTEND FOR A MIN. OF 24" IN THE PATH OF TRAVEL. DETECTABLE WARNING TO COVER ENTIRE WIDTH OF SHARED-USE PATHS AND THE ENTIRE PAR WIDTH OF THE WALK. DETECTABLE WARNING SHOULD BE 6" LESS THAN THE PAR/TRAIL WIDTH. ARC LENGTH OF RADIAL DETECTABLE WARNINGS SHOULD NOT BE GREATER THAN 20 FEET.

RECTANGULAR DETECTABLE WARNINGS SHALL BE SETBACK 3" FROM THE BACK OF CURB. RADIAL DETECTABLE WARNINGS SHALL BE SETBACK 3" MINIMUM TO 6" MAXIMUM FROM THE BACK OF CURB.

① MATCH FULL HEIGHT CURB.
② 4' MINIMUM DEPTH LANDING REQUIRED ACROSS TOP OF RAMP.
③ 3" HIGH CURB WHEN USING A 3' LONG RAMP, 4" HIGH CURB WHEN USING A 4' LONG RAMP.
④ SEE SHEET 4 OF 6, TYPICAL SIDE TREATMENT OPTIONS, FOR DETAILS ON FLARES AND RETURNED CURBS, WHEN INITIAL LANDING IS AT FULL CURB HEIGHT.
⑤ DETECTABLE WARNINGS MAY BE PART OF THE 4' X 4' MIN. LANDING AREA IF IT IS NOT FEASIBLE TO CONSTRUCT THE LANDING OUTSIDE OF THE DETECTABLE WARNING AREA.
⑥ THE GRADE BREAK SHALL BE PERPENDICULAR TO THE BACK OF WALK. THIS WILL ENSURE THAT THE GRADE BREAK IS PERPENDICULAR TO THE DIRECTION OF TRAVEL. (TYPICAL FOR ALL)
⑦ WHEN ADJACENT TO GRASS, GRADING SHALL ALWAYS BE USED WHEN FEASIBLE. V CURB, IF USED, SHALL BE PLACED OUTSIDE THE SIDEWALK LIMITS WHEN RIGHT OF WAY ALLOWS. WHEN ADJACENT TO PARKING LOTS, CONCRETE OR BITUMINOUS TAPERS SHOULD BE USED OVER V CURB TO REDUCE TRIPPING HAZARDS AND FACILITATE SNOW & ICE REMOVAL.
⑧ A 7' MIN TOP RADIUS GRADE BREAK REQUIRED TO BE CONSTRUCTIBLE.
⑨ PAVE FULL WALK WIDTH.
⑩ "S" SLOPES ON FANS SHALL ONLY BE USED WHEN ALL OTHER FEASIBLE OPTIONS HAVE BEEN EVALUATED AND DEEMED IMPRACTICAL.

LEGEND

THESE LONGITUDINAL SLOPE RANGES SHALL BE THE STARTING POINT. IF SITE CONDITIONS WARRANT, LONGITUDINAL SLOPES UP TO 8.3% OR FLATTER ARE ALLOWED.

(S) INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE BETWEEN 5.0% MINIMUM AND 8.3% MAXIMUM IN THE DIRECTION SHOWN AND THE CROSS SLOPE SHALL NOT EXCEED 2.0%.

(F) INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE GREATER THAN 2.0% AND LESS THAN 5.0% IN THE DIRECTION SHOWN AND CROSS SLOPE SHALL NOT EXCEED 2.0%.

LANDING AREA - 4' X 4' MIN. (5' X 5' MIN. PREFERRED) DIMENSIONS AND MAX 2.0% SLOPE IN ALL DIRECTIONS. LANDING SHALL BE FULL WIDTH OF INCOMING PARS.

X" CURB HEIGHT

REVISION:

APPROVED: JANUARY 23, 2017

OPERATIONS ENGINEER

MINNESOTA DEPARTMENT OF TRANSPORTATION

STATE DESIGN ENGINEER

REVISED:

APPROVED: 1-23-2017

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 1 OF 6

DATE	REVISION

Feb 06, 2018 - 3:33pm
G:\Engineering\AutoCad Dwgs\Projects N-Z\Stanhope Terrace Recon. 18-00\Plan Drawings\18-00 Details.dwg

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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

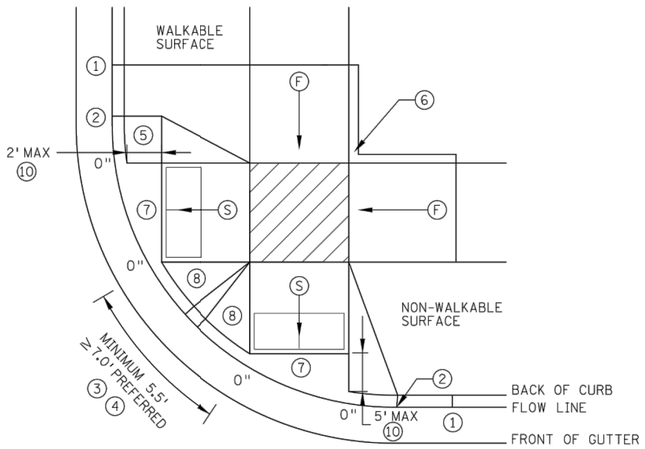
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

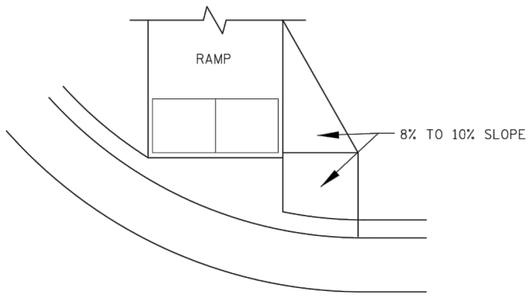
MNDOT PED RAMP DETAILS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 5 OF 28 SHEETS



COMBINED DIRECTIONAL ⑨



DIRECTIONAL RAMP WALKABLE FLARE

NOTES:

LANDINGS SHALL BE LOCATED ANYWHERE THE PEDESTRIAN ACCESS ROUTE (PAR) CHANGES DIRECTION, AT THE TOP OF RAMPS THAT HAVE RUNNING SLOPES GREATER THAN 5.0%, AND IF THE APPROACHING WALK IS INVERSE GRADE.

INITIAL CURB RAMP LANDINGS SHALL BE CONSTRUCTED WITHIN 15' FROM THE BACK OF CURB, WITH 6' FROM THE BACK OF CURB BEING THE PREFERRED DISTANCE, ONLY APPLICABLE WHEN THE INITIAL RAMP RUNNING SLOPE IS OVER 5.0%.

SECONDARY CURB RAMP LANDINGS ARE REQUIRED FOR EVERY 30" OF VERTICAL RISE WHEN THE LONGITUDINAL SLOPE IS GREATER THAN 5.0%.

CONTRACTION JOINTS SHALL BE CONSTRUCTED ALONG ALL GRADE BREAKS WITHIN THE PAR. 1/4" DEEP VISUAL JOINTS SHALL BE USED AT THE TOP GRADE BREAK OF CONCRETE FLARES ADJACENT TO WALKABLE SURFACES.

ALL GRADE BREAKS WITHIN THE PAR SHALL BE PERPENDICULAR TO THE PATH OF TRAVEL. THUS BOTH SIDES OF A SLOPED WALKING SURFACE MUST BE EQUAL LENGTH.

TO ENSURE INITIAL RAMPS AND INITIAL LANDINGS ARE PROPERLY CONSTRUCTED, LANDINGS SHALL BE CAST SEPARATELY. FOLLOW SIDEWALK REINFORCEMENT DETAILS ON SHEET 6 AND THE ADA SPECIAL PROVISION (PROSECUTION OF WORK).

TOP OF CURB SHALL MATCH PROPOSED ADJACENT WALK GRADE.

WHEN THE BOULEVARD IS 4' WIDE OR LESS, THE TOP OF CURB TAPER SHALL MATCH THE RAMP SLOPES TO REDUCE NEGATIVE BOULEVARD SLOPES FROM THE TOP BACK OF CURB TO THE PAR.

ALL RAMP TYPES SHOULD HAVE A MINIMUM 3' LONG RAMP LENGTH.

4' MINIMUM WIDTH OF DETECTABLE WARNING IS REQUIRED FOR ALL RAMPS. DETECTABLE WARNINGS SHALL CONTINUOUSLY EXTEND FOR A MIN. OF 24" IN THE PATH OF TRAVEL. DETECTABLE WARNING TO COVER ENTIRE WIDTH OF SHARED-USE PATH AND THE ENTIRE PAR WIDTH OF THE WALK. DETECTABLE WARNING SHOULD BE 6" LESS THAN THE PAR/PATH WIDTH. ARC LENGTH OF RADIAL DETECTABLE WARNINGS SHOULD NOT BE GREATER THAN 20 FEET.

RADIAL DETECTABLE WARNINGS SHALL BE SETBACK 3" MINIMUM TO 6" MAXIMUM FROM THE BACK OF CURB. SEE NOTES ⑩ & ⑪ FOR INFORMATION REGARDING RECTANGULAR DETECTABLE WARNING PLACEMENT.

① MATCH FULL CURB HEIGHT.

② 3" HIGH CURB WHEN USING A 3' LONG RAMP
4" HIGH CURB WHEN USING A 4' LONG RAMP.

③ 3" MINIMUM CURB HEIGHT (5.5' MIN. DISTANCE REQUIRED BETWEEN DOMES)
4" PREFERRED (7' MIN. DISTANCE REQUIRED BETWEEN DOMES).

④ THE "BUMP" IN BETWEEN THE RAMPS SHOULD NOT BE IN THE PATH OF TRAVEL FOR COMBINED DIRECTIONAL RAMPS. IF THIS OCCURS MODIFY THE RAMP LOCATION OR SWITCH RAMP TO A FAN/DEPRESSED CORNER.

⑤ WHEN USING CONCRETE PAVED FLARES ON THE OUTSIDE OF DIRECTIONAL RAMPS, AND ADJACENT TO A WALKABLE SURFACE, DIRECTIONAL RAMP FLARES SHOULD BE USED. SEE THE DETAIL ON THIS SHEET.

⑥ GRADING SHALL ALWAYS BE USED WHEN FEASIBLE. V CURB, IF USED, SHALL BE PLACED OUTSIDE THE SIDEWALK LIMITS WHEN RIGHT OF WAY ALLOWS. WHEN ADJACENT TO PARKING LOTS, CONCRETE OR BITUMINOUS TAPERS SHOULD BE USED OVER V CURB TO REDUCE TRIPPING HAZARDS AND FACILITATE SNOW & ICE REMOVAL.

⑦ MAX. 2.0% SLOPE IN ALL DIRECTIONS IN FRONT OF GRADE BREAK AND DRAIN TO FLOW LINE. SHALL BE CONSTRUCTED INTEGRAL WITH CURB AND GUTTER.

⑧ 8% TO 10% WALKABLE FLARE.

⑨ PLACE DOMES AT THE BACK OF CURB WHEN ALLOWABLE SETBACK CRITERIA IS EXCEEDED.

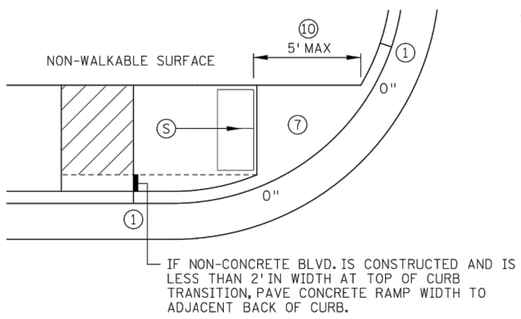
⑩ FRONT EDGE OF DETECTABLE WARNING SHALL BE SET BACK 2' MAXIMUM WHEN ADJACENT TO WALKABLE SURFACE, AND 5' MAXIMUM WHEN ADJACENT TO NON-WALKABLE SURFACE WITH ONE CORNER SET 3" FROM BACK OF CURB. A WALKABLE SURFACE IS DEFINED AS A PAVED SURFACE ADJACENT TO A CURB RAMP WITHOUT RAISED OBSTACLES THAT COULD MISTAKENLY BE TRAVERSED BY A USER WHO IS VISUALLY IMPAIRED.

⑪ RECTANGULAR DETECTABLE WARNINGS MAY BE SETBACK UP TO 9" FROM THE BACK OF CURB WITH CORNERS SET 3" FROM BACK OF CURB. IF 9" SETBACK IS EXCEEDED USE RADIAL DETECTABLE WARNINGS.

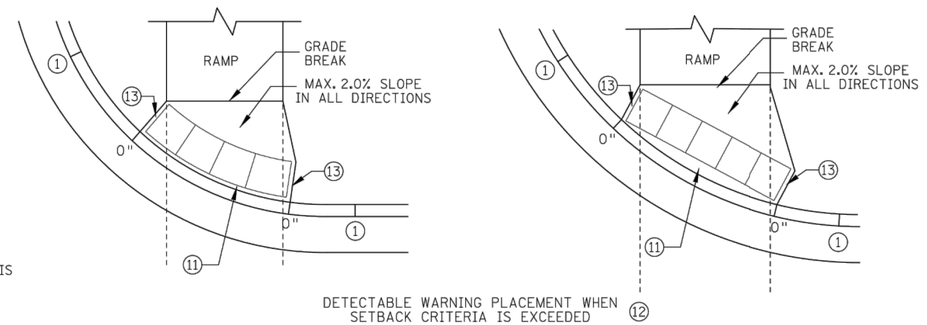
⑫ FOR DIRECTIONAL RAMPS WITH THE DETECTABLE WARNINGS PLACED AT THE BACK OF CURB, THE DETECTABLE WARNINGS SHALL COVER THE ENTIRE WIDTH OF THE WALK/PATH. THIS ENSURES A DETECTABLE EDGE AND HELPS ELIMINATE THE CURB TAPER OBSTRUCTING THE PATH OF PEDESTRIAN TRAVEL.

⑬ THE CONCRETE WALK SHALL BE FORMED AND CONSTRUCTED PERPENDICULAR TO THE BACK OF CURB. MAINTAIN 3" BETWEEN EDGE OF DOMES AND EDGE OF CONCRETE.

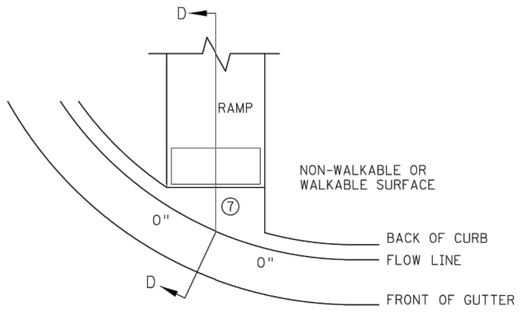
⑭ TO BE USED FOR ALL DIRECTIONAL RAMPS, EXCEPT WHERE DOMES ARE PLACED ALONG THE BACK OF CURB.



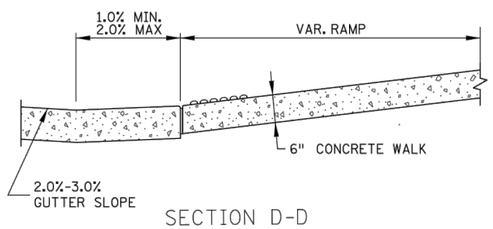
STANDARD ONE-WAY DIRECTIONAL ⑨



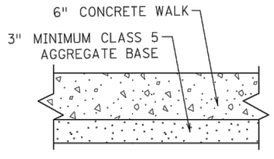
ONE-WAY DIRECTIONAL WITH DETECTABLE WARNING AT BACK OF CURB



CURB FOR DIRECTIONAL RAMPS ⑭



SECTION D-D



TYPICAL SIDEWALK SECTION WITHIN INTERSECTION CORNER

LEGEND
THESE LONGITUDINAL SLOPE RANGES SHALL BE THE STARTING POINT. IF SITE CONDITIONS WARRANT, LONGITUDINAL SLOPES UP TO 8.3% OR FLATTER ARE ALLOWED.
(S) INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE BETWEEN 5.0% MINIMUM AND 8.3% MAXIMUM IN THE DIRECTION SHOWN AND THE CROSS SLOPE SHALL NOT EXCEED 2.0%.
(F) INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE GREATER THAN 2.0% AND LESS THAN 5.0% IN THE DIRECTION SHOWN AND CROSS SLOPE SHALL NOT EXCEED 2.0%.
LANDING AREA - 4' X 4' MIN. (5' X 5' MIN. PREFERRED) DIMENSIONS AND MAX 2.0% SLOPE IN ALL DIRECTIONS. LANDING SHALL BE FULL WIDTH OF INCOMING PARS.
X" CURB HEIGHT

REVISION:
APPROVED: JANUARY 23, 2017
OPERATIONS ENGINEER

REVISED:
APPROVED: 1-23-2017
STATE DESIGN ENGINEER

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 2 OF 6

DATE	REVISION

Feb 06, 2018 - 3:33pm
G:\Engineering\AutoCad Dwgs\Projects N-Z\Stanhope Terrace Recon. 18-00\Plan Drawings\18-00 Details.dwg

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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

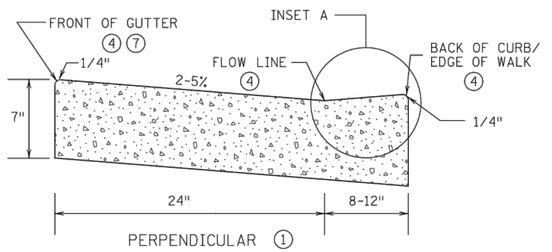
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

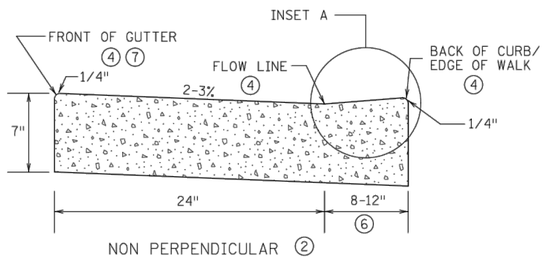
MNDOT PED RAMP DETAILS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

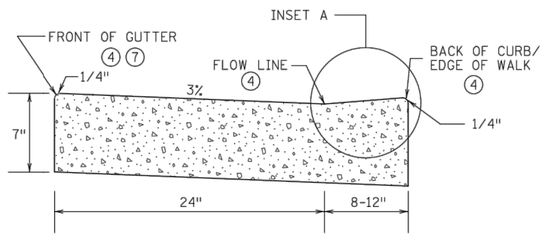
SHEET 6 OF 28 SHEETS



PERPENDICULAR ①

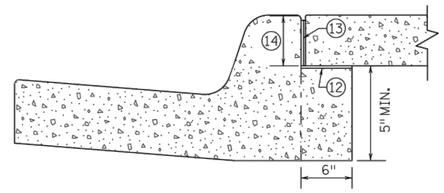


NON PERPENDICULAR ②



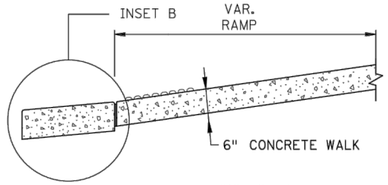
FOR CURB MACHINE PLACEMENT AROUND RADIUS ③
(REGARDLESS OF RAMP TYPE)

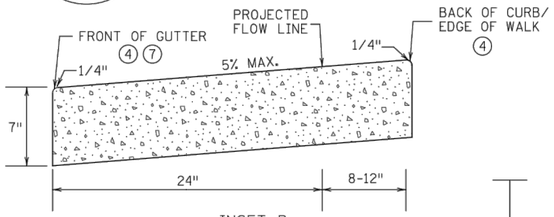
PEDESTRIAN ACCESS ROUTE CURB & GUTTER DETAIL



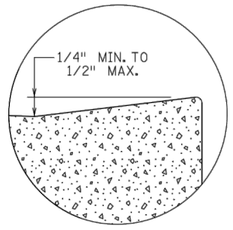
OPTIONAL SILL CURB WHEN SIDEWALK
IS AT BACK OF CURB

CONCRETE SILL TO BE USED ONLY WHEN
SPECIFIED IN THE PLAN.

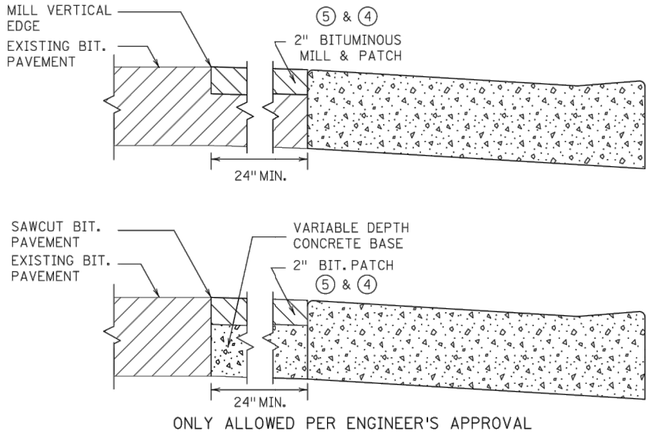




INSET B
OUTFLOW GUTTER ⑧



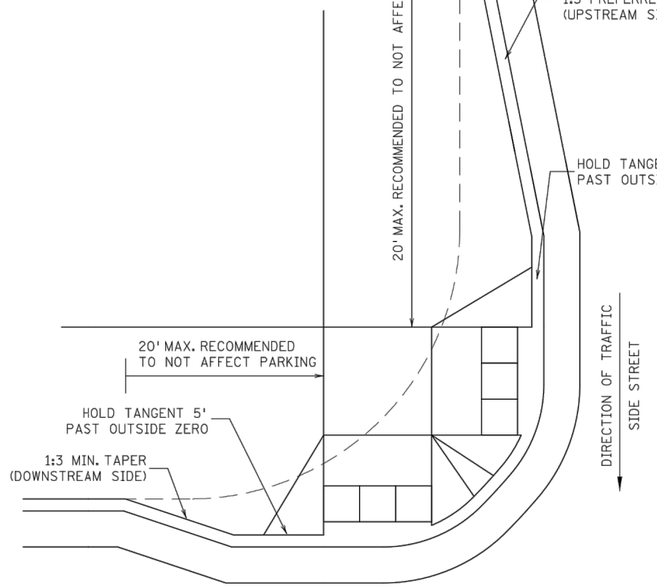
INSET A



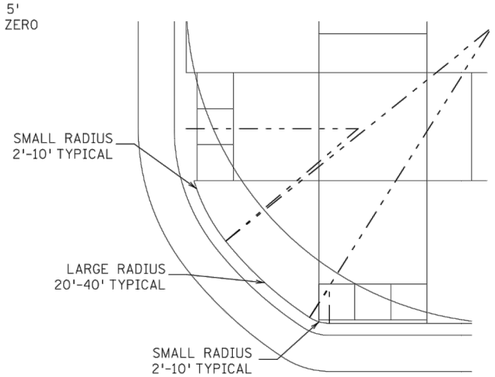
ONLY ALLOWED PER ENGINEER'S APPROVAL

PAVEMENT TREATMENT OPTIONS IN FRONT OF CURB & GUTTER

FOR USE ON CURB RAMP RETROFITS



ADA CURB EXTENSION WITH COMPOUND RADIUS (BUMP OUT) ⑪



COMBINED DIRECTIONAL ⑩
(COMPOUND RADIUS)

NOTES:

POSITIVE FLOW LINE DRAINAGE SHALL BE MAINTAINED THROUGH THE PEDESTRIAN ACCESS ROUTE (PAR) AT A 2% MAXIMUM.

NO PONDING SHALL BE PRESENT IN THE PAR.

ANY VERTICAL LIP THAT OCCURS AT THE FLOW LINE SHALL NOT BE GREATER THAN 1/4 INCH.

① FOR USE AT CURB CUTS WHERE THE PEDESTRIAN'S PATH OF TRAVEL IS ASSUMED PERPENDICULAR TO THE GUTTER FLOW LINE. RAMP TYPES INCLUDE: PERPENDICULAR, TIERED PERPENDICULAR, PARALLEL, AND DIAGONAL RAMPS.

② FOR USE AT CURB RAMPS WHERE THE PEDESTRIAN'S PATH OF TRAVEL IS ASSUMED NON PERPENDICULAR TO THE GUTTER FLOW LINE. RAMP TYPES INCLUDE: FANS & DEPRESSED CORNERS.

③ BEGIN GUTTER SLOPE TRANSITION 10' OUTSIDE OF ALL CURB RAMPS.

④ THERE SHALL BE NO VERTICAL DISCONTINUITIES GREATER THAN 1/4".

⑤ ELEVATION CHANGE TAKES PLACE FROM THE EXISTING TO NEW FRONT OF GUTTER. PATCH IS USED TO MATCH THE NEW GUTTER FACE INTO THE EXISTING ROADWAY.

⑥ VARIABLE WIDTH FOR DIRECTIONAL CURB APPLICATIONS. SEE SHEET 2 FOR DIRECTIONAL CURB SLOPE REQUIREMENTS.

⑦ TOP FRONT OF GUTTER SHALL BE CONSTRUCTED FLUSH WITH PROPOSED ADJACENT PAVEMENT ELEVATION. TOP 1.5" OF THE GUTTER FACE MUST BE A FORMED EDGE. PAR GUTTER SHALL NOT BE OVERLAID.

⑧ SHOULD BE USED AT VERTICALLY CONSTRAINED AREAS WHEN AT A DRAINAGE HIGH POINT OR SUPER ELEVATED ROADWAY SEGMENTS.

⑨ DRILL AND GROUT NO. 4 EPOXY-COATED 18" LONG TIE BARS AT 30" CENTER TO CENTER INTO EXISTING CONCRETE PAVEMENT 1' MINIMUM FROM ALL JOINTS.

⑩ HELPS PROVIDE TWO SEPARATE RAMPS, REDUCES THE DOME SETBACK LENGTH AND MINIMIZES DIRECTIONAL CURB. THIS RADIUS DESIGN CLOSELY FOLLOWS THE TURNING VEHICLE PATH WHILE OPTIMIZING CURB RAMP LENGTH.

⑪ CURB EXTENSIONS SHOULD BE USED IN VERTICALLY CONSTRAINED AREAS, USUALLY IN DOWNTOWN ROADWAY SEGMENTS WHERE ON-STREET PARKING IS AVAILABLE. CURB EXTENSIONS SHOULD BE CONSIDERED FOR APS INTERSECTIONS WHERE SPACE IS LIMITED. PUSH BUTTONS MUST MEET APS CRITERIA AS DESCRIBED IN THE PUSH BUTTON LOCATION DETAIL SHEET.

⑫ PLACE BOND BREAKER BETWEEN WALK AND TOP OF SILL.

⑬ 1/2" PREFORMED JOINT FILLER PER MNDOT SPEC. 3702.

⑭ DIMENSION TO BE SAME AS SIDEWALK THICKNESS, 4" MIN.

REVISION:

APPROVED: JANUARY 23, 2017

OPERATIONS ENGINEER

REVISED:

APPROVED:
1-23-2017

STATE DESIGN ENGINEER

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 3 OF 6

DATE	REVISION

Feb 06, 2018 - 3:34pm
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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

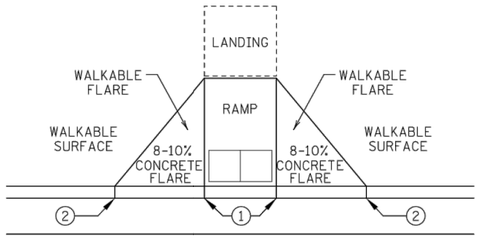
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

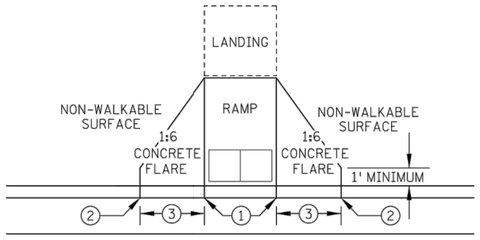
MNDOT PED RAMP DETAILS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

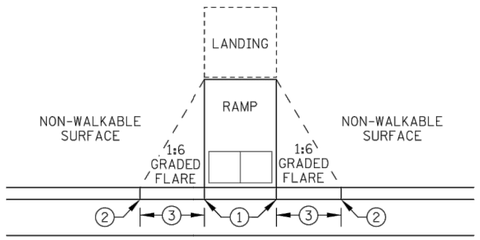
SHEET 7 OF 28 SHEETS



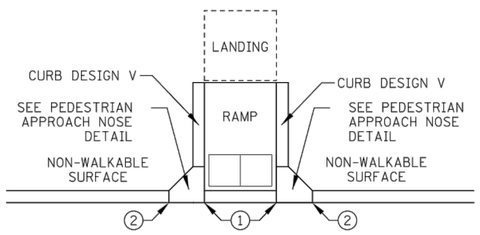
PAVED FLARES
ADJACENT TO WALKABLE SURFACE



PAVED FLARES
ADJACENT TO NON-WALKABLE SURFACE

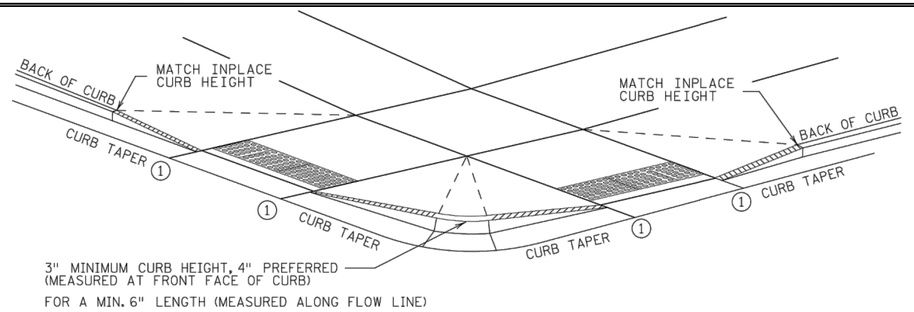


GRADED FLARES

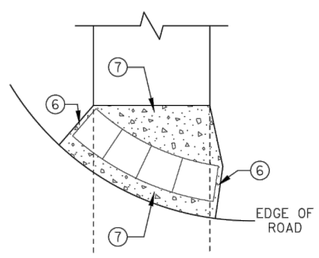


RETURNED CURB ⑤

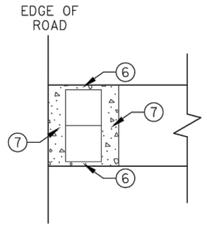
TYPICAL SIDE TREATMENT OPTIONS ④ ⑪



DETECTABLE EDGE WITH ⑧
CURB AND GUTTER

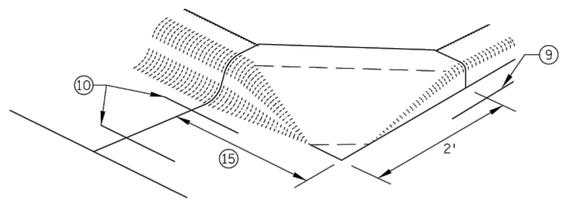


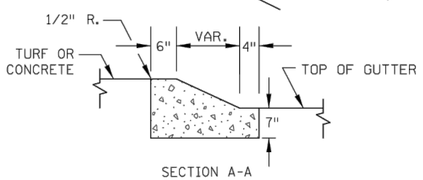
RADIAL DETECTABLE WARNING



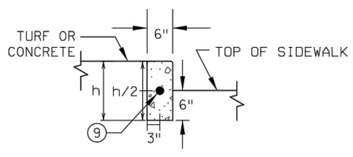
RECTANGULAR DETECTABLE WARNING

DETECTABLE EDGE WITHOUT CURB AND GUTTER





SECTION A-A



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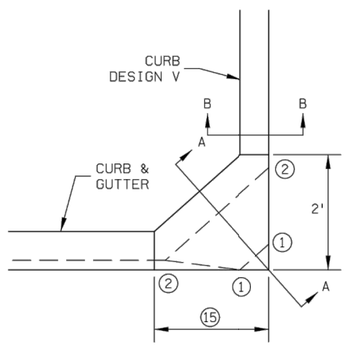
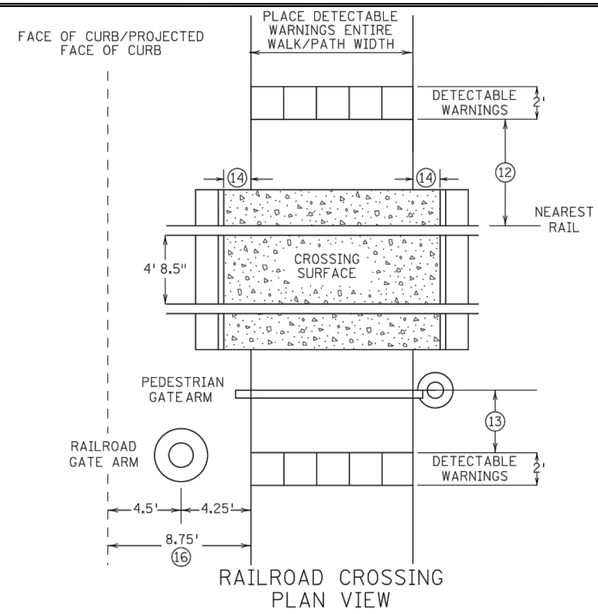


PEDESTRIAN APPROACH
NOSE DETAIL
(FOR RETURNED CURB
SIDE TREATMENT)



RAILROAD CROSSING
PLAN VIEW

NOTES:

SEE STANDARD PLATE 7038 AND THIS SHEET FOR ADDITIONAL DETAILS ON DETECTABLE WARNING.

A WALKABLE SURFACE IS DEFINED AS A PAVED SURFACE ADJACENT TO A CURB RAMP WITHOUT RAISED OBSTACLES THAT COULD MISTAKENLY BE TRAVERSED BY A USER WHO IS VISUALLY IMPAIRED.

CONCRETE FLARE LENGTHS ADJACENT TO NON-WALKABLE SURFACES SHOULD BE LESS THAN 8' LONG MEASURED ALONG THE RAMPS FROM THE BACK OF CURB.

① 0" CURB HEIGHT.

② FULL CURB HEIGHT.

③ 2' FOR 4" HIGH CURB AND 3' FOR 6" HIGH CURB.

④ SIDE TREATMENTS ARE APPLICABLE TO ALL RAMP TYPES AND SHOULD BE IMPLEMENTED AS NEEDED AS FIELD CONDITIONS DICTATE. THE ENGINEER SHALL DETERMINE THE RAMP SIDE TREATMENTS BASED ON MAINTENANCE OF BOTH ROADWAY AND SIDEWALK, ADJACENT PROPERTY CONSIDERATIONS, AND MITIGATING CONSTRUCTION IMPACTS.

⑤ TYPICALLY USED FOR MEDIANS AND ISLANDS.

⑥ WHEN NO CONCRETE FLARES ARE PROPOSED, THE CONCRETE WALK SHALL BE FORMED AND CONSTRUCTED PERPENDICULAR TO THE EDGE OF ROADWAY. MAINTAIN 3" MAX. BETWEEN EDGE OF DOMES AND EDGE OF CONCRETE.

⑦ IF NO CURB AND GUTTER IS PLACED IN RURAL SECTIONS, DETECTABLE WARNINGS SHALL BE PLACED 1' FROM THE EDGE OF BITUMINOUS ROADWAY AND/OR BITUMINOUS SHARED-USE PATH TO PROVIDE VISUAL CONTRAST.

⑧ ALL CONSTRUCTED CURBS MUST HAVE A CONTINUOUS DETECTABLE EDGE FOR THE VISUALLY IMPAIRED. THIS DETECTABLE EDGE REQUIRES DETECTABLE WARNINGS WHEREVER THERE IS ZERO-INCH HIGH CURB. CURB TAPERS ARE CONSIDERED A DETECTABLE EDGE WHEN THE TAPER STARTS WITHIN 3" OF THE EDGE OF THE DETECTABLE WARNINGS AND UNIFORMLY RISES TO A 3-INCH MINIMUM CURB HEIGHT. ANY CURB NOT PART OF A CURB TAPER AND LESS THAN 3 INCHES IN HEIGHT IS NOT CONSIDERED A DETECTABLE EDGE AND THEREFORE IS NOT COMPLIANT WITH ACCESSIBILITY STANDARDS.

⑨ DRILL AND GROUT 1 - NO. 4 12" LONG REINFORCEMENT BAR (EPOXY COATED) WITH 3" MIN. COVER. REINFORCEMENT BARS ARE NOT NEEDED IF THE APPROACH NOSE IS POURED INTEGRAL WITH THE V CURB.

⑩ DRILL AND GROUT 2 - NO. 4 12" LONG REINFORCEMENT BARS (EPOXY COATED) WITH 3" MIN. COVER. REINFORCEMENT BARS ARE NOT NEEDED IF THE APPROACH NOSE IS POURED INTEGRAL WITH THE CURB AND GUTTER.

⑪ SIDE TREATMENT EXAMPLES SHOWN ARE WHEN THE INITIAL LANDING IS APPROXIMATELY LEVEL WITH THE FULL HEIGHT CURB (I.E. 6' LONG RAMP FOR 6" HIGH CURB). WHEN THE INITIAL LANDING IS MORE THAN 1" BELOW FULL HEIGHT CURB REFER TO SHEETS 1 & 2 TO MODIFY THE CURB HEIGHT TAPERS AND MAINTAIN POSITIVE BOULEVARD DRAINAGE.

⑫ NEAREST EDGE OF DETECTABLE WARNING SURFACES SHALL BE PLACED 12' MINIMUM TO 15' MAXIMUM FROM THE NEAREST RAIL. FOR SKEWED RAILWAYS IN NO INSTANCE SHALL THE DETECTABLE WARNING BE CLOSER THAN 12' MEASURED PERPENDICULAR TO THE NEAREST RAIL.

⑬ WHEN PEDESTRIAN GATES ARE PROVIDED, DETECTABLE WARNING SURFACES SHALL BE PLACED ON THE SIDE OF THE GATES OPPOSITE THE RAIL, 2' FROM THE APPROACHING SIDE OF THE GATE ARM. THIS CRITERIA GOVERNS OVER NOTE ⑫.

⑭ CROSSING SURFACE SHALL EXTEND 2' MINIMUM PAST THE OUTSIDE EDGE OF WALK OR SHARED-USE PATH.

⑮ 3' FOR MEDIANS AND SPLITTER ISLANDS. NOSE CAN BE REDUCED TO 2' ON FREE RIGHT ISLANDS.

⑯ SIDEWALK TO BE PLACED 8.75' MIN. FROM THE FACE OF CURB/PROJECTED FACE OF CURB. THIS ENSURES MIN. CLEARANCE BETWEEN THE SIDEWALK AND GATE ARM COUNTERWEIGHT SUPPORTS.

REVISION:

APPROVED: JANUARY 23, 2017

OPERATIONS ENGINEER

REVISED:

APPROVED: 1-23-2017

STATE DESIGN ENGINEER

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 4 OF 6

DATE	REVISION

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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	
JJF	
DRAWN BY:	DATE:
JJF	2/6/18
CHECKED BY:	FILE No.
BRW	18-00

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
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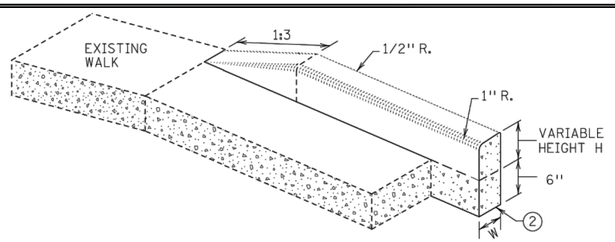
MNDOT PED RAMP DETAILS

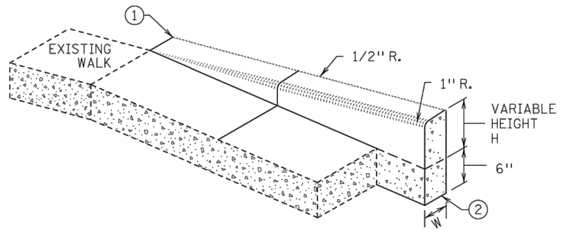
STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 8 OF 28 SHEETS



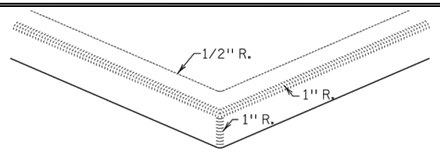
V CURB ADJACENT TO LANDSCAPE

CURB WITHIN SIDEWALK LIMITS

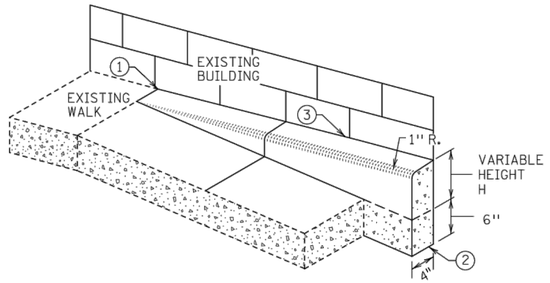


V CURB ADJACENT TO LANDSCAPE

CURB OUTSIDE SIDEWALK LIMITS

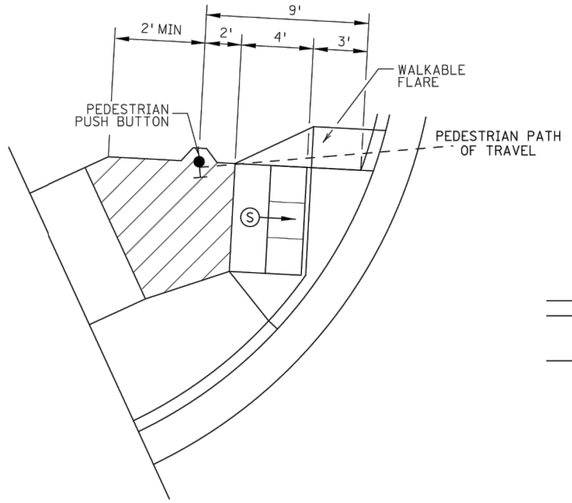


V CURB INTERSECTION



V CURB ADJACENT TO BUILDING OR BARRIER

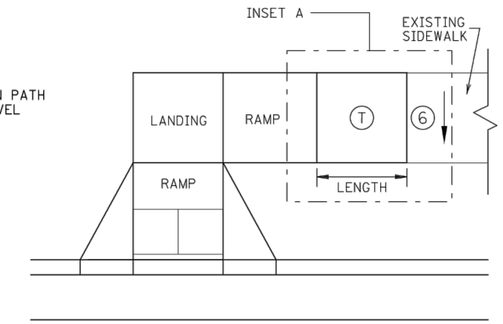
CONCRETE CURB DESIGN V	
CURB HEIGHT H	CURB WIDTH W
< 6"	4"
≥ 6"	6"

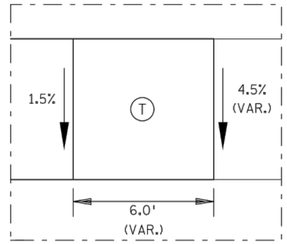


SEMI-DIRECTIONAL RAMP (3,4,9)

3' DOME SETBACK, 4' LONG RAMP AND PUSH BUTTON 9' FROM THE BACK OF CURB

PRIMARILY USED FOR APS APPLICATIONS WHERE THE PAR DOES NOT CONTINUE PAST THE PUSH BUTTON (DEAD-END SIDEWALK)





INSET A

TRANSITION PANEL ④⑤

NOTES:

A WALKABLE FLARE IS AN 8-10% CONCRETE FLARE THAT IS REQUIRED WHEN THE FLARE IS ADJACENT TO A WALKABLE SURFACE, OR WHEN THE PEDESTRIAN PATH OF TRAVEL OF A PUSH BUTTON TRAVERSES THE FLARE.

ALL V CURB CONTRACTION JOINTS SHALL MATCH CONCRETE WALK JOINTS.

WHERE RIGHT-OF-WAY ALLOWS, USE OF V CURB SHOULD BE MINIMIZED. GRADING ADJACENT TURF OR SLOPING ADJACENT PAVEMENT IS PREFERRED.

V CURB SHALL BE PLACED OUTSIDE THE SIDEWALK LIMITS WHEN RIGHT OF WAY ALLOWS.

V CURB NEXT TO BUILDING SHALL BE A 4" WIDTH AND SHALL MATCH PREVIOUS TOP OF SIDEWALK ELEVATIONS.

(1) END TAPERS AT TRANSITION SECTION SHALL MATCH INPLACE SIDEWALK GRADES.

(2) ALL V CURB SHALL MATCH BOTTOM OF ADJACENT WALK.

(3) EDGE BETWEEN NEW V CURB AND INPLACE STRUCTURE SHALL BE SEALED AND BOND BREAKER SHALL BE USED BETWEEN EXISTING STRUCTURE AND PLACED V-CURB.

(4) THE MAX. RATE OF CROSS SLOPE TRANSITIONING IS 1' LINEAR FOOT OF SIDEWALK PER HALF PERCENT CROSS SLOPE. WHEN PAR WIDTH IS GREATER THAN 6' OR THE RUNNING SLOPE IS GREATER THAN 5%, DOUBLE THE CALCULATED TRANSITION LENGTH.

(5) TRANSITION PANELS ARE TO ONLY BE USED AFTER THE RAMP, OR IF NEEDED, LANDING ARE AT THE FULL CURB HEIGHT (TYPICAL SECTION).

(6) EXISTING CROSS SLOPE GREATER THAN 2.0%.

LEGEND

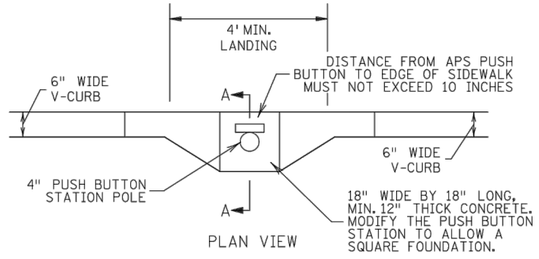
THESE LONGITUDINAL SLOPE RANGES SHALL BE THE STARTING POINT. IF SITE CONDITIONS WARRANT, LONGITUDINAL SLOPES UP TO 8.3% OR FLATTER ARE ALLOWED.

(S) INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE BETWEEN 5.0% MINIMUM AND 8.3% MAXIMUM IN THE DIRECTION SHOWN AND THE CROSS SLOPE SHALL NOT EXCEED 2.0%.

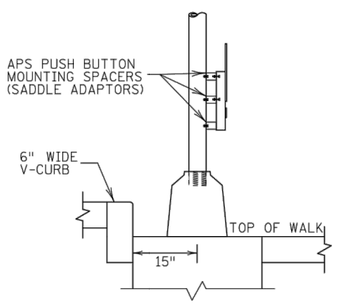
LANDING AREA - 4' X 4' MIN. (5' X 5' MIN. PREFERRED) DIMENSIONS AND MAX 2.0% SLOPE IN ALL DIRECTIONS. LANDING SHALL BE FULL WIDTH OF INCOMING PARS.

(T) TRANSITION PANEL(S) - TO BE USED FOR TRANSITIONING THE CROSS-SLOPE OF A RAMP TO THE EXISTING WALK CROSS-SLOPE. RATE OF TRANSITION SHOULD BE 0.5% PER 1 LINEAR FOOT OF WALK. SEE THIS SHEET FOR ADDITIONAL INFORMATION.

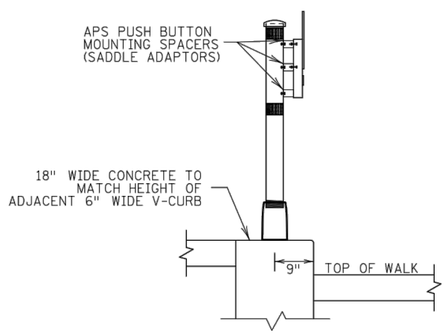
PLAN VIEW



PLAN VIEW



SECTION B-B



SECTION A-A

SIGNAL PEDESTAL & PUSH BUTTON (V-CURB)

PUSH BUTTON STATION (V-CURB)

REVISION:

APPROVED: JANUARY 23, 2017

OPERATIONS ENGINEER

REVISED:

APPROVED: 1-23-2017

STATE DESIGN ENGINEER

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 5 OF 6

DATE	REVISION

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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF	
DRAWN BY:	JJF	DATE: 2/6/18
CHECKED BY:	BRW	FILE No. 18-00

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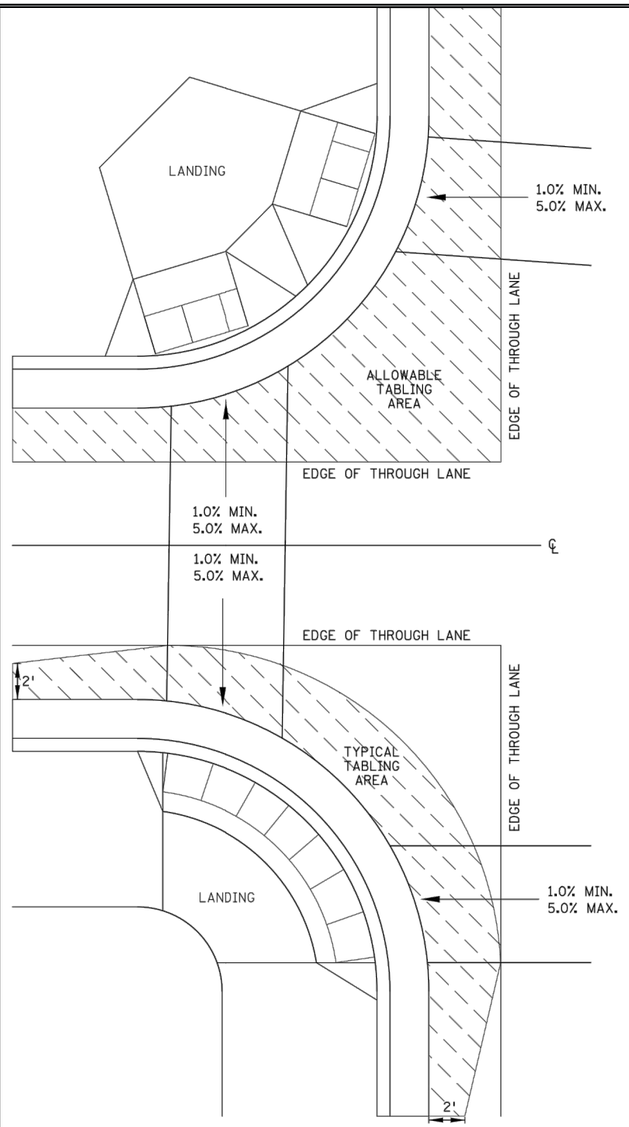
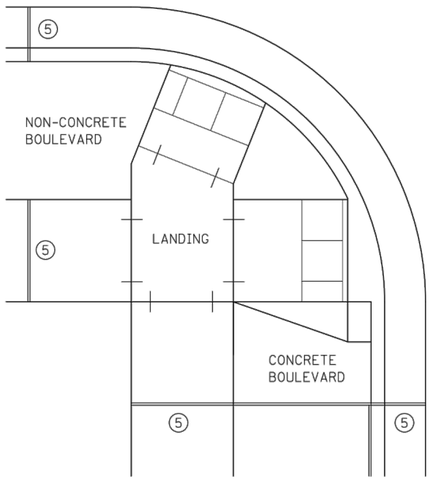
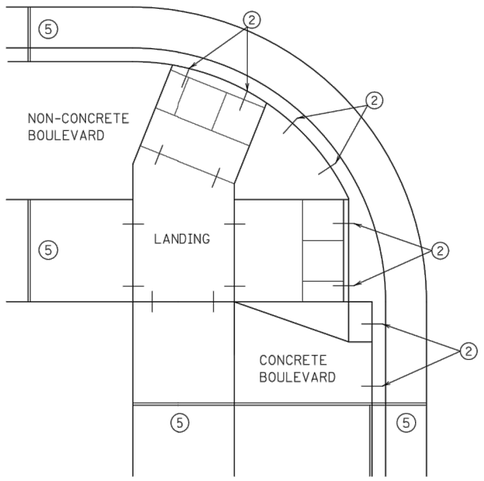
SHEET 9 OF 28 SHEETS



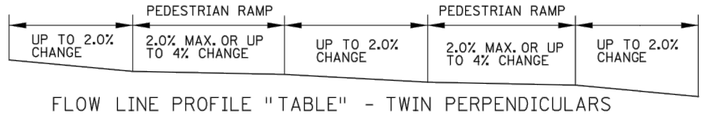
CURB LINE AND ROAD CROSSING ADJUSTMENTS



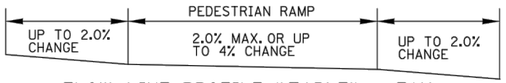
EXPANSION MATERIAL PLACEMENT FOR CONCRETE AND BITUMINOUS ROADWAYS



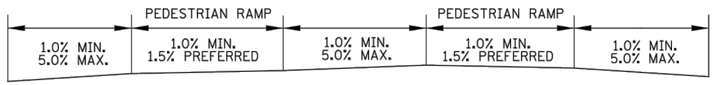
OPTIONAL CURB LINE REINFORCEMENT PLACEMENT ON BITUMINOUS ROADWAYS ④



FLOW LINE PROFILE "TABLE" - TWIN PERPENDICULARS

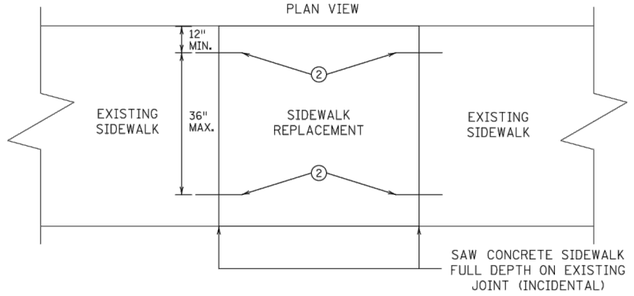


FLOW LINE PROFILE "TABLE" - FAN



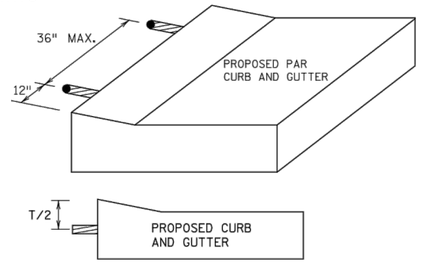
FLOW LINE PROFILE RAISE - TWIN PERPENDICULARS

FLOW LINE PROFILE RAISE - FAN

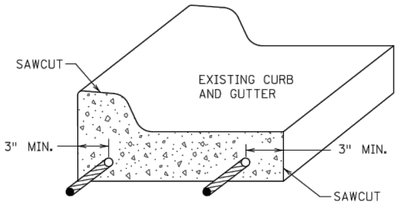


OPTIONAL SIDEWALK REINFORCEMENT

SIDEWALK REINFORCEMENT TO BE USED ONLY WHEN SPECIFIED IN THE PLAN.

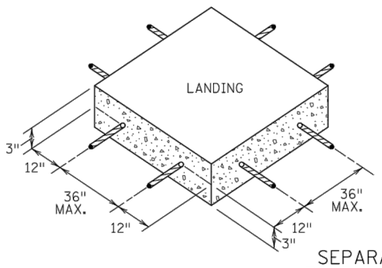


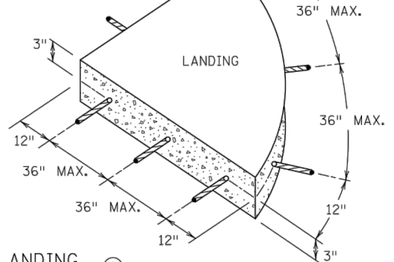
OPTIONAL CURB LINE REINFORCEMENT DETAILS ②④



FOR USE ON CURB RAMP RETROFITS

CURB AND GUTTER REINFORCEMENT ③





SEPARATE LANDING POUR REINFORCEMENT ①

"TABLING" OF CROSSWALKS MEANS MAINTAINING LESS THAN 2% CROSS SLOPE WITHIN A CROSSWALK, IS REQUIRED WHEN A ROADWAY IS IN A STOP OR YIELD CONDITION AND THE PROJECT SCOPE ALLOWS.

RECONSTRUCTION PROJECTS: ON FULL PAVEMENT REPLACEMENT PROJECTS "TABLING" OF ENTIRE CROSSWALK SHALL OCCUR WHEN FEASIBLE.

MILL & OVERLAY PROJECTS: "TABLING" OF FLOW LINES, IN FRONT OF THE PEDESTRIAN RAMP, IS REQUIRED WHEN THE EXISTING FLOW LINE IS GREATER THAN 2%. WARPING OF THE BITUMINOUS PAVEMENT CAN NOT EXTEND INTO THE THROUGH LANE. TABLE THE FLOW LINE TO 2% OR AS MUCH AS POSSIBLE WHILE ADHERING TO THE FOLLOWING CRITERIA;

1) 1.0% MIN. CROSS-SLOPE OF THE ROAD
2) 5.0% MAX. CROSS-SLOPE OF THE ROAD
3) "TABLE" FLOW LINE UP TO 4% CHANGE FROM EXISTING SLOPE IN FRONT OF PEDESTRIAN RAMP
4) UP TO 2% CHANGE IN FLOW LINE FROM EXISTING SLOPE BEYOND THE PEDESTRIAN CURB RAMP

STAND-ALONE ADA RETROFITS: FOLLOW MILL & OVERLAY CRITERIA ABOVE HOWEVER ALL PAVEMENT WARPING IS DONE WITH BITUMINOUS PATCHING ON BITUMINOUS ROADWAYS AND FULL-DEPTH APRON REPLACEMENT ON CONCRETE ROADWAYS.

RAISING OF CURB LINES SHOULD OCCUR IN VERTICALLY CONSTRAINED AREAS. RAISE THE CURB LINES ENOUGH TO ALLOW COMPLIANT RAMPS OR AS MUCH AS POSSIBLE WHILE ADHERING TO THE FOLLOWING CRITERIA;

1) 1.0% MIN. AND 5.0% MAXIMUM CROSS-SLOPE OF THE ROAD
2) 1.0% MIN. FLOW LINE (ON EITHER SIDE OF PEDESTRIAN RAMP) TO MAINTAIN POSITIVE DRAINAGE
3) 5.0% RECOMMENDED MAX. FLOW LINE
4) LONGITUDINAL THROUGH LANE ROADWAY TAPERS SHOULD BE 1" VERTICAL PER 15' HORIZONTAL

NOTES:

1. TO ENSURE RAMPS AND LANDINGS ARE PROPERLY CONSTRUCTED, ALL INITIAL LANDINGS AT A TOP OF A RAMPED SURFACE (RUNNING SLOPE GREATER THAN 2%) SHALL BE FORMED AND PLACED SEPARATELY IN AN INDEPENDENT CONCRETE POUR. FOLLOW SIDEWALK REINFORCEMENT DETAILS ON THIS SHEET FOR ALL SEPARATELY POURED INITIAL LANDINGS.
2. DRILL AND GROUT NO. 4 12" LONG REINFORCEMENT BARS AT 36" MAXIMUM CENTER TO CENTER (EPOXY COATED). BARS TO BE ADJUSTED TO MATCH RAMP GRADE.
3. DRILL AND GROUT 2 - NO. 4 X 12" LONG REINFORCEMENT BARS (EPOXY COATED). REINFORCEMENT REQUIRED FOR ALL CONSTRUCTION JOINTS WITHIN RADIUS.
4. THIS OPTIONAL CURB LINE REINFORCEMENT DETAIL SHOULD ONLY BE USED ON BITUMINOUS ROADWAYS WHEN SPECIFIED IN THE PLAN.
5. 1/2 IN. PREFORMED JOINT FILLER MATERIAL PER MNDOT SPEC. 3702.

REVISION:

APPROVED: JANUARY 23, 2017

OPERATIONS ENGINEER

MINNESOTA DEPARTMENT OF TRANSPORTATION

REVISED:

STATE DESIGN ENGINEER

APPROVED: 1-23-2017

PEDESTRIAN CURB RAMP DETAILS

STANDARD PLAN 5-297.250 | 6 OF 6

DATE	REVISION

Feb 06, 2018 - 3:35pm
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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

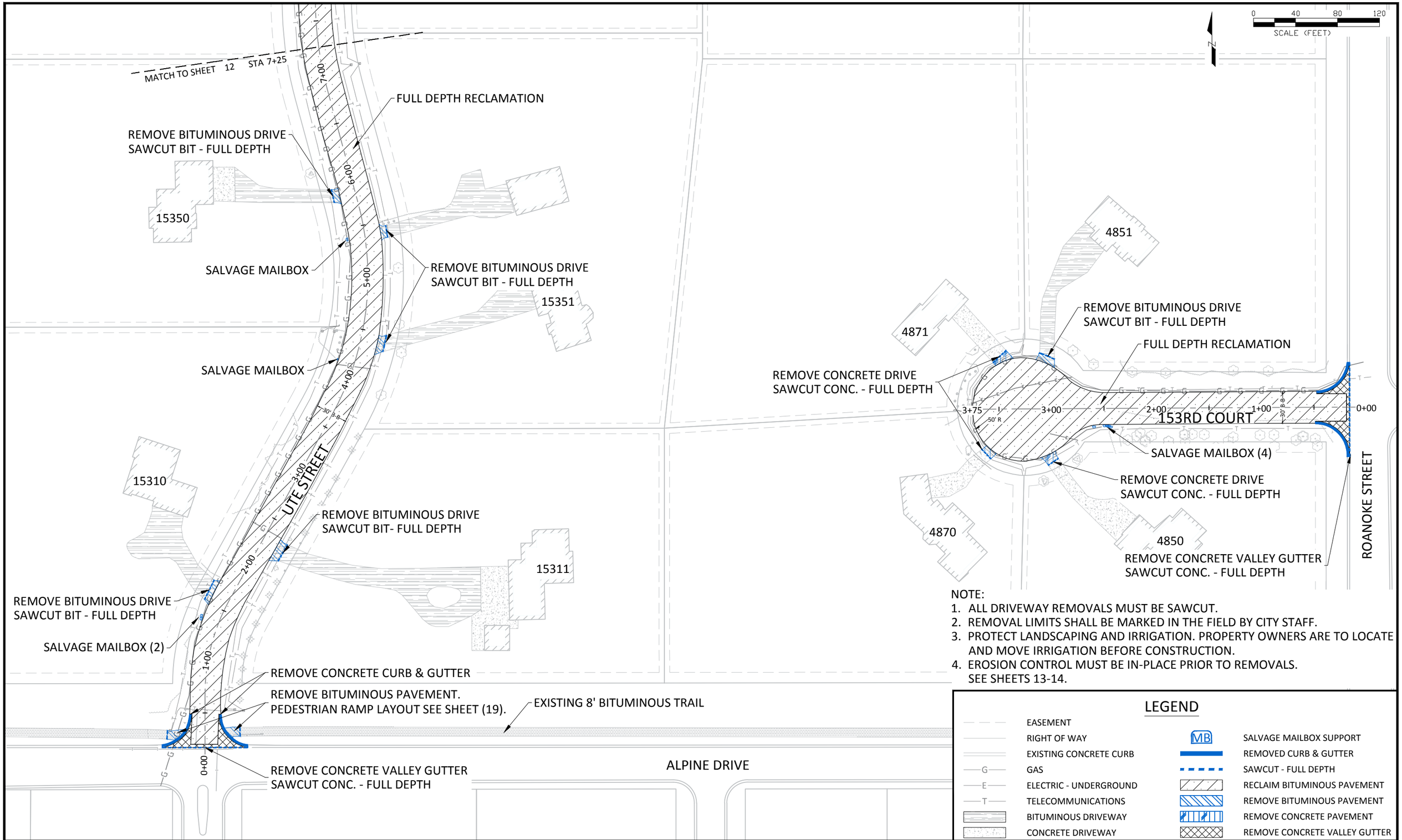
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

MNDOT PED RAMP DETAILS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 10 OF 28 SHEETS



NOTE:

1. ALL DRIVEWAY REMOVALS MUST BE SAWCUT.
2. REMOVAL LIMITS SHALL BE MARKED IN THE FIELD BY CITY STAFF.
3. PROTECT LANDSCAPING AND IRRIGATION. PROPERTY OWNERS ARE TO LOCATE AND MOVE IRRIGATION BEFORE CONSTRUCTION.
4. EROSION CONTROL MUST BE IN-PLACE PRIOR TO REMOVALS. SEE SHEETS 13-14.

LEGEND

EASEMENT	
RIGHT OF WAY	MB — SALVAGE MAILBOX SUPPORT
EXISTING CONCRETE CURB	REMOVED CURB & GUTTER
G — GAS	SAWCUT - FULL DEPTH
E — ELECTRIC - UNDERGROUND	RECLAIM BITUMINOUS PAVEMENT
T — TELECOMMUNICATIONS	REMOVE BITUMINOUS PAVEMENT
BITUMINOUS DRIVEWAY	REMOVE CONCRETE PAVEMENT
CONCRETE DRIVEWAY	REMOVE CONCRETE VALLEY GUTTER

DATE	REVISION

Feb 06, 2018 - 3:37pm
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BRUCE WESTBY
Date. XX/XX/17 Lic. No. 40116

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CHECKED BY:	BRW	FILE No.	18-00

City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EXISTING CONDITIONS AND REMOVALS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

0 40 80 120
SCALE (FEET)

N

REMOVE BITUMINOUS DRIVE
SAWCUT BIT - FULL DEPTH

REMOVE CONCRETE DRIVE
SAWCUT CONC. - FULL DEPTH

SALVAGE MAILBOX (2)

MAILBOX TO REMAIN IN-PLACE
PROTECT DURING CONSTRUCTION

SALVAGE MAILBOX

REMOVE BITUMINOUS DRIVE
SAWCUT BIT - FULL DEPTH

SALVAGE MAILBOX

SALVAGE MAILBOX (2)

REMOVE CONCRETE DRIVE
SAWCUT CONC. - FULL DEPTH

REMOVE BITUMINOUS DRIVE
SAWCUT BIT - FULL DEPTH

SALVAGE MAILBOX

FULL DEPTH RECLAMATION

REMOVE BITUMINOUS DRIVE
SAWCUT BIT - FULL DEPTH

REMOVE BITUMINOUS DRIVE
SAWCUT BIT - FULL DEPTH

REMOVE CONCRETE CURB & GUTTER

REMOVE CONCRETE VALLEY GUTTER
SAWCUT CONC. - FULL DEPTH

UTE STREET

154TH LANE

ROANOKE STREET

15420
15411
4899
4851
15390
4920
4870
4850

4-4+07
3+00
2+00
1+00
0+00
10+00
11+00
12+00
13+00
14+00
15+00
16+00
17+00
18+00
19+00
19+61
9+00
8+00
7+00

50' R
30' B-B

MATCH TO SHEET 11 STA 7+25

NOTE:
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2. REMOVAL LIMITS SHALL BE MARKED IN THE FIELD BY CITY STAFF.
3. PROTECT LANDSCAPING AND IRRIGATION. PROPERTY OWNERS ARE TO LOCATE AND MOVE IRRIGATION BEFORE CONSTRUCTION.
4. EROSION CONTROL MUST BE IN-PLACE PRIOR TO REMOVALS. SEE SHEETS 13-14.

LEGEND

- EASEMENT
- RIGHT OF WAY
- EXISTING CONCRETE CURB
- G — GAS
- E — ELECTRIC - UNDERGROUND
- T — TELECOMMUNICATIONS
- BIT DRIVEWAY
- CONCRETE DRIVEWAY
- MB — SALVAGE MAILBOX SUPPORT
- REMOVED CURB & GUTTER
- SAWCUT - FULL DEPTH
- RECLAIM BITUMINOUS PAVEMENT
- REMOVE BITUMINOUS PAVEMENT
- REMOVE CONCRETE PAVEMENT
- REMOVE CONCRETE VALLEY GUTTER

DATE	REVISION

Feb 06, 2018 - 3:38pm
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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

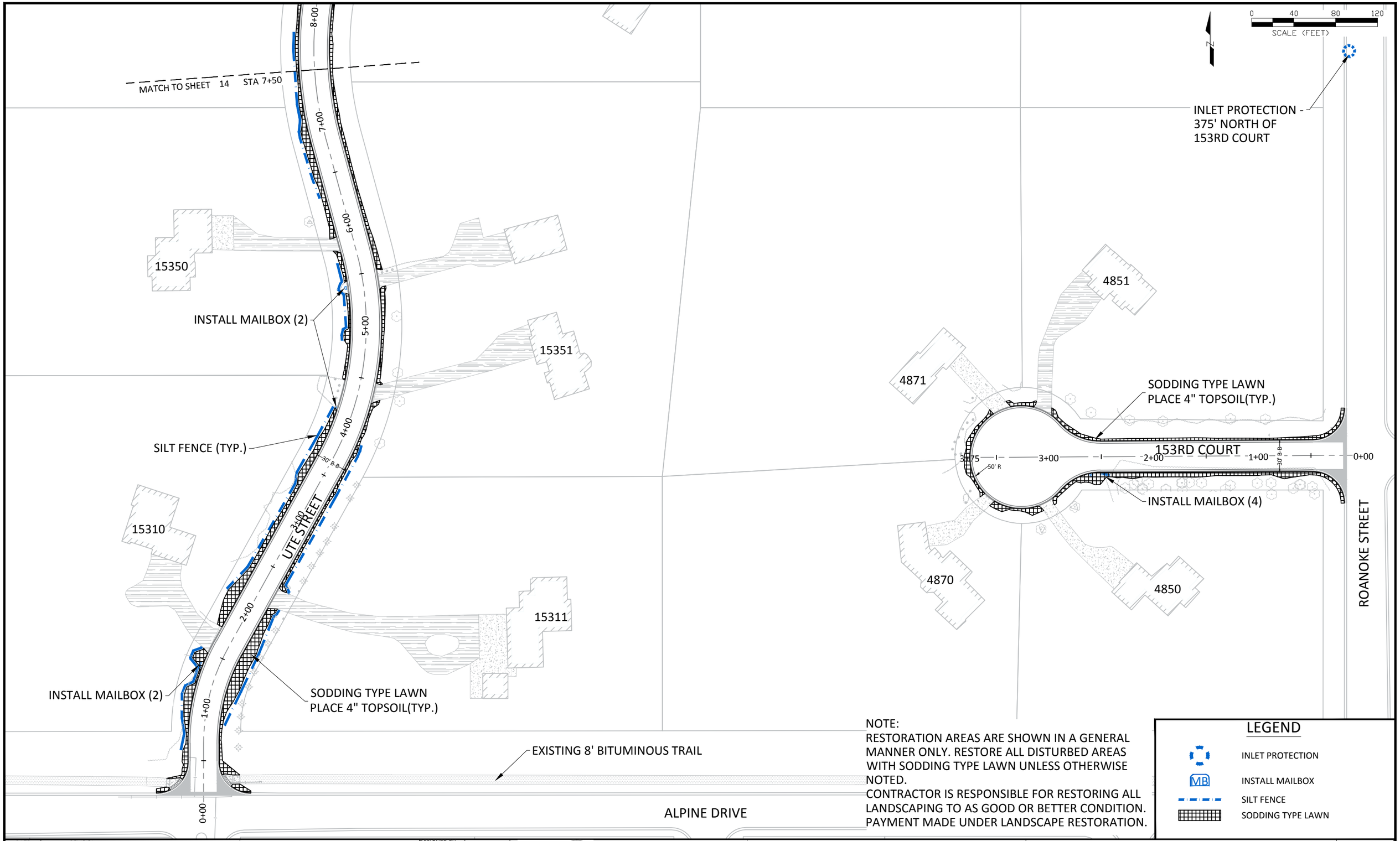
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EXISTING CONDITIONS AND REMOVALS

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 12 OF 28 SHEETS



NOTE:
RESTORATION AREAS ARE SHOWN IN A GENERAL MANNER ONLY. RESTORE ALL DISTURBED AREAS WITH SODDING TYPE LAWN UNLESS OTHERWISE NOTED.
CONTRACTOR IS RESPONSIBLE FOR RESTORING ALL LANDSCAPING TO AS GOOD OR BETTER CONDITION. PAYMENT MADE UNDER LANDSCAPE RESTORATION.

LEGEND

- INLET PROTECTION
- MB — INSTALL MAILBOX
- SILT FENCE
- SODDING TYPE LAWN

DATE	REVISION

Feb 06, 2018 - 3:40pm
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CHECKED BY:	BRW	FILE No. 18-00

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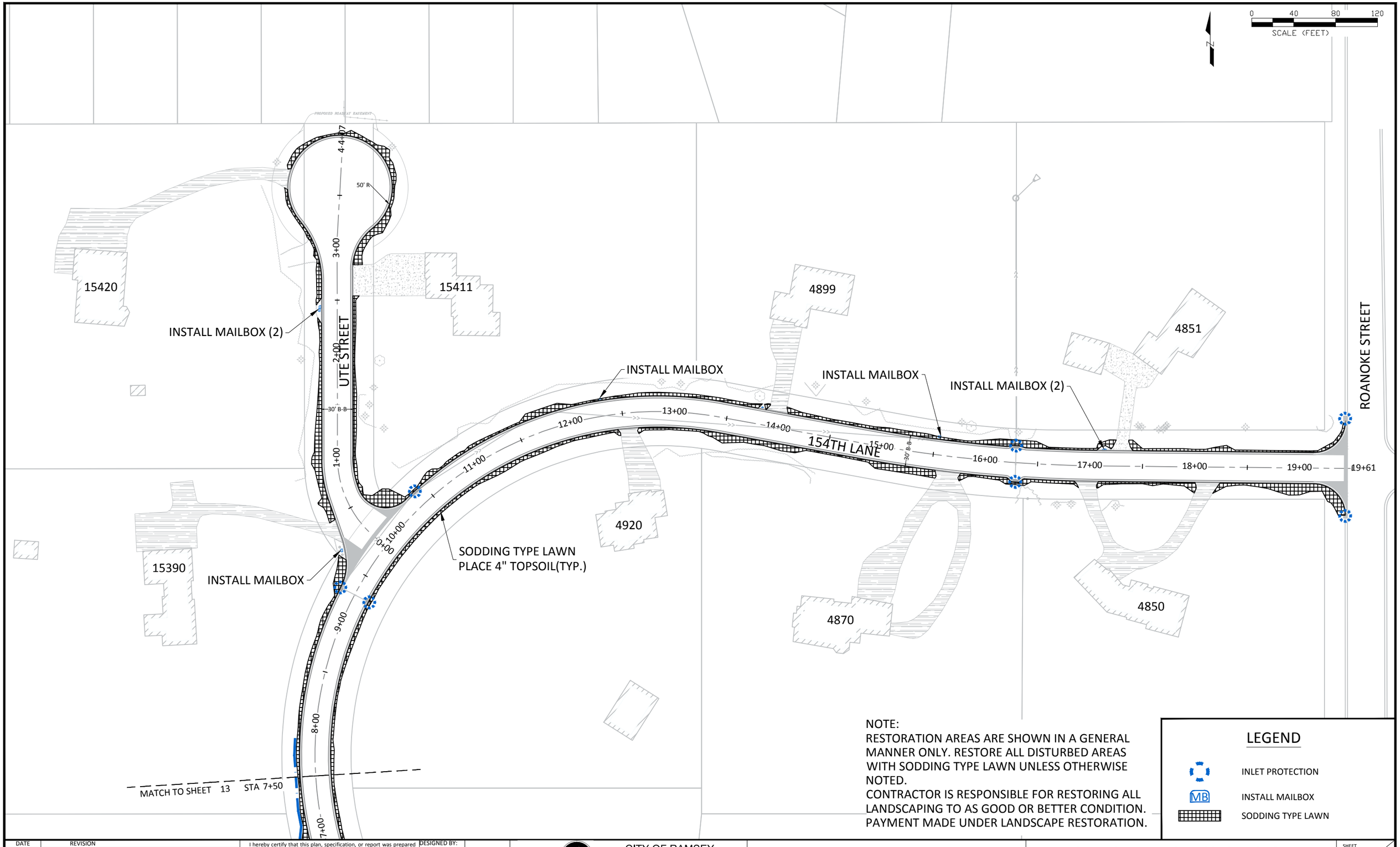
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EROSION CONTROL AND RESTORATION

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 13 OF 28 SHEETS



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LEGEND

- INLET PROTECTION
- MB — INSTALL MAILBOX
- SODDING TYPE LAWN

DATE	REVISION

Feb 06, 2018 - 3:40pm
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Date XX/XX/17 Lic. No. 40116

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CHECKED BY:	BRW	FILE No.	18-00

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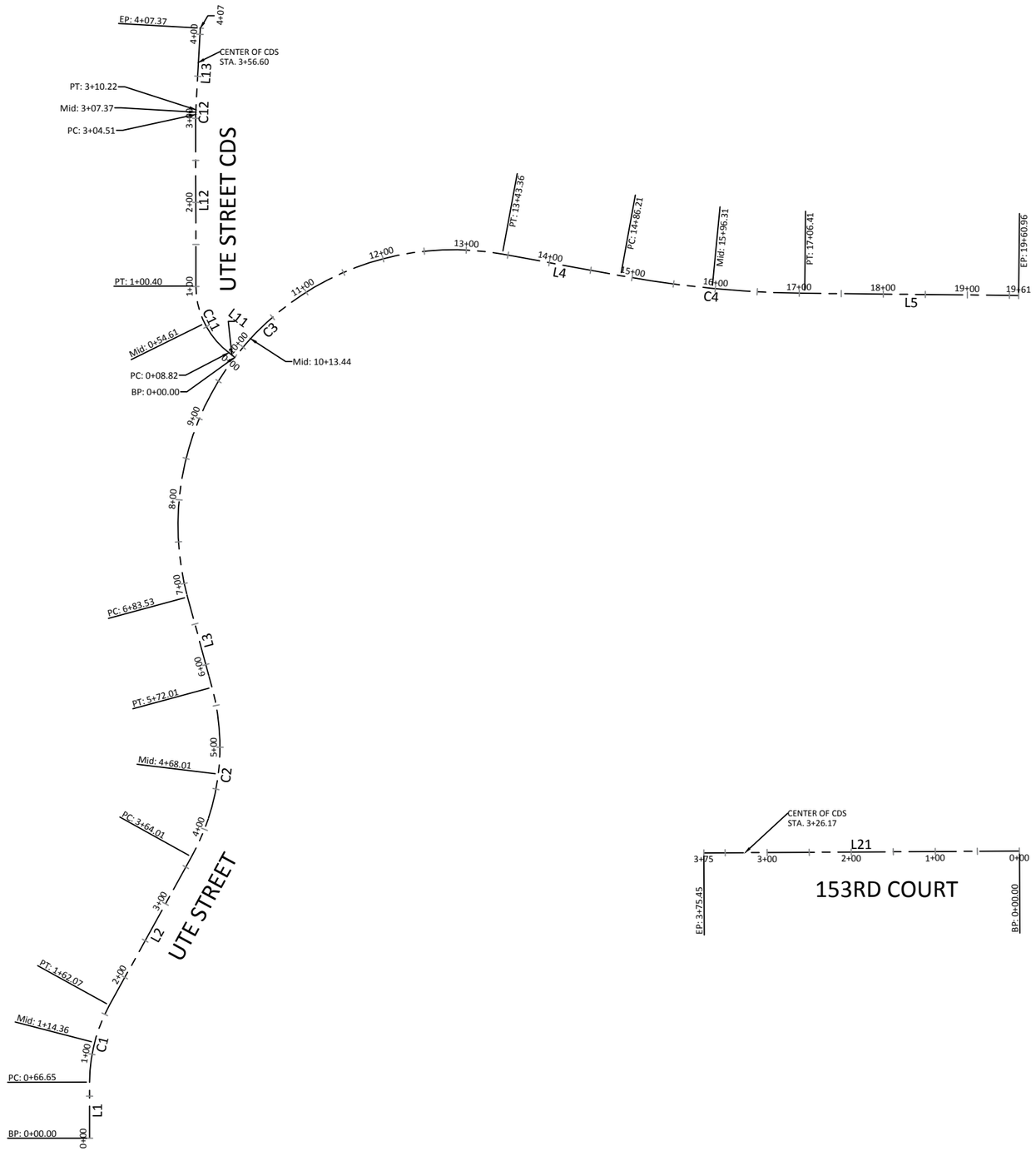
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

EROSION CONTROL AND RESTORATION

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 14 OF 28 SHEETS



0 75 150 225
SCALE (FEET)

UTE STREET CL ALIGNMENT

ALIGMENT LINE TABLE				
Line #	Length	Direction	Start Point	End Point
L1	66.646	N00° 03' 44.84"W	(467497.3889,177747.9076)	(467497.3163,177814.5531)
L2	201.936	N28° 57' 53.16"E	(467520.8762,177905.9741)	(467618.6681,178082.6516)
L3	111.517	N15° 09' 56.84"W	(467643.0424,178284.0847)	(467613.8681,178391.7179)
L4	142.851	S79° 39' 56.84"E	(467988.5057,178799.3585)	(468129.0389,178773.7326)
L5	254.549	S89° 24' 59.39"E	(468347.9755,178752.8100)	(468602.5110,178750.2178)

ALIGNMENT CURVE TABLE					
Curve #	Radius	Length	Chord Direction	Start Point	End Point
C1	188.357	95.425	N14° 27' 04.16"E	(467497.3163,177814.5531)	(467520.8762,177905.9741)
C2	270.059	208.006	N06° 53' 58.16"E	(467618.6681,178082.6516)	(467643.0424,178284.0847)
C3	327.319	659.829	N42° 35' 03.16"E	(467613.8681,178391.7179)	(467988.5057,178799.3585)
C4	1293.907	220.200	S84° 32' 28.11"E	(468129.0389,178773.7326)	(468347.9755,178752.8100)

UTE STREET CUL-DE-SAC ALIGNMENT

ALIGMENT LINE TABLE				
Line #	Length	Direction	Start Point	End Point
L11	8.816	N52° 32' 33.46"W	(467670.0243,178676.7035)	(467663.0265,178682.0649)
L12	204.115	N00° 04' 14.58"W	(467623.8436,178761.3221)	(467623.5917,178965.4365)
L13	97.143	N03° 12' 08.66"E	(467623.7478,178971.1462)	(467629.1745,179068.1374)

ALIGNMENT CURVE TABLE					
Curve #	Radius	Length	Chord Direction	Start Point	End Point
C11	100.000	91.581	N26° 18' 24.02"W	(467663.0265,178682.0649)	(467623.8436,178761.3221)
C12	100.000	5.713	N01° 33' 57.04"E	(467623.5917,178965.4365)	(467623.7478,178971.1462)

153RD COURT CUL-DE-SAC ALIGNMENT

ALIGMENT LINE TABLE				
Line #	Length	Direction	Start Point	End Point
L21	375.449	S89° 40' 03.71"W	(468603.4126,178089.4217)	(468227.9695,178087.2442)

DATE	REVISION

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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

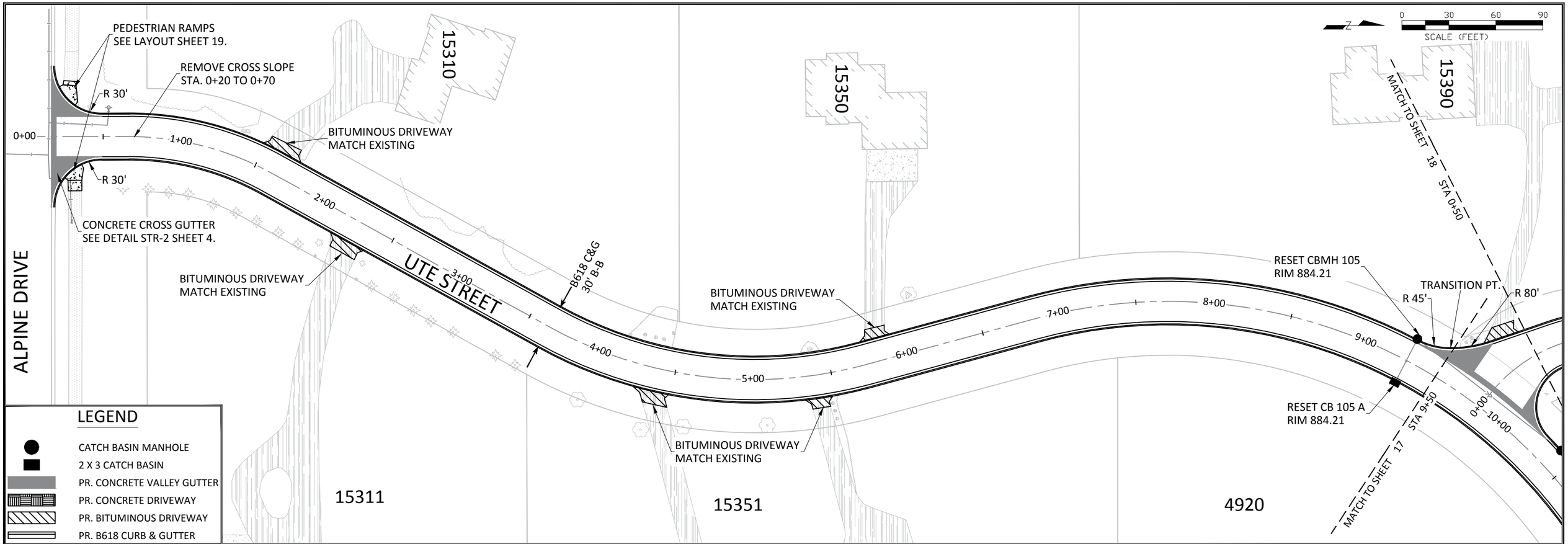
DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

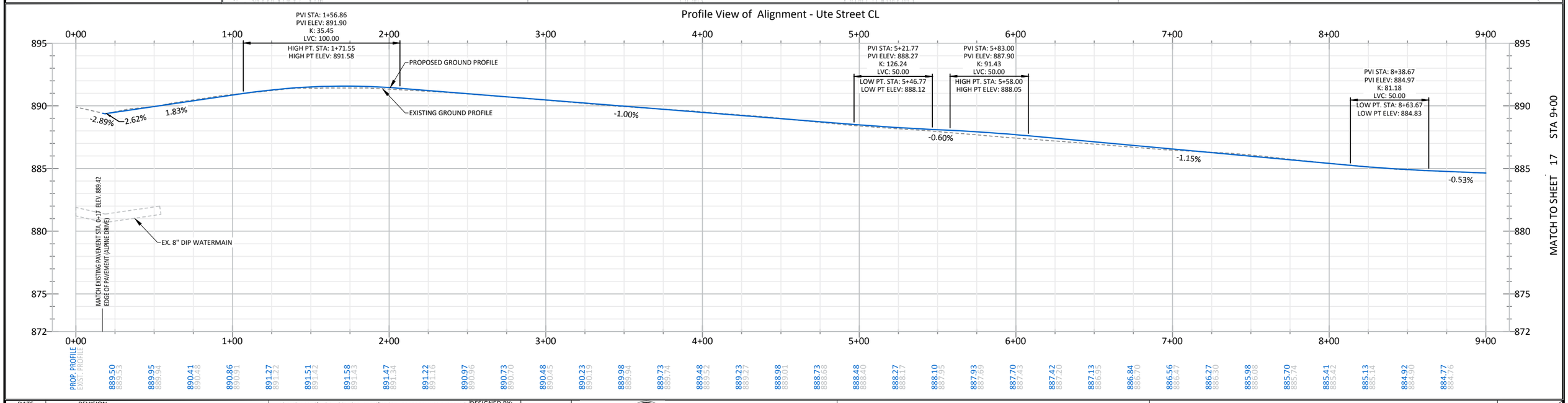
City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

ALIGNMENT LAYOUT

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 15 OF 28 SHEETS





DATE	REVISION

Feb 06, 2018 - 3:44pm
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Date XX/XX/17 Lic. No. 40116

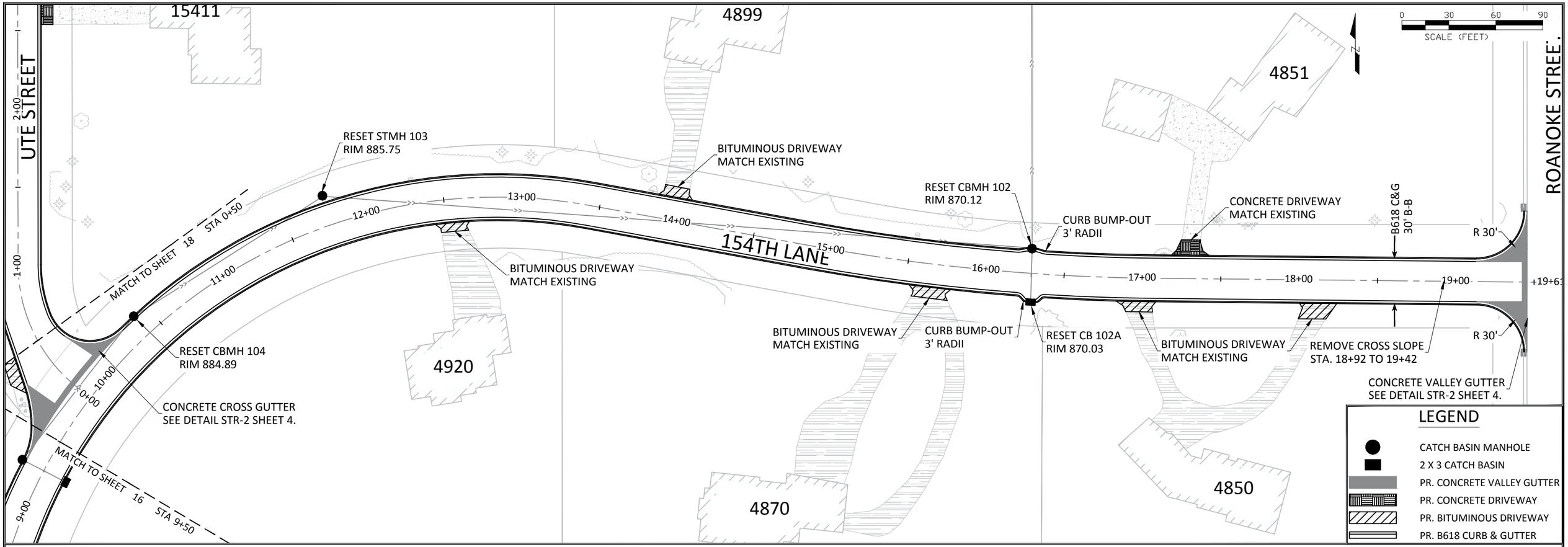
DESIGNED BY:	JJF
DRAWN BY:	JJF
DATE:	2/6/18
CHECKED BY:	BRW
FILE No.	18-00

City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

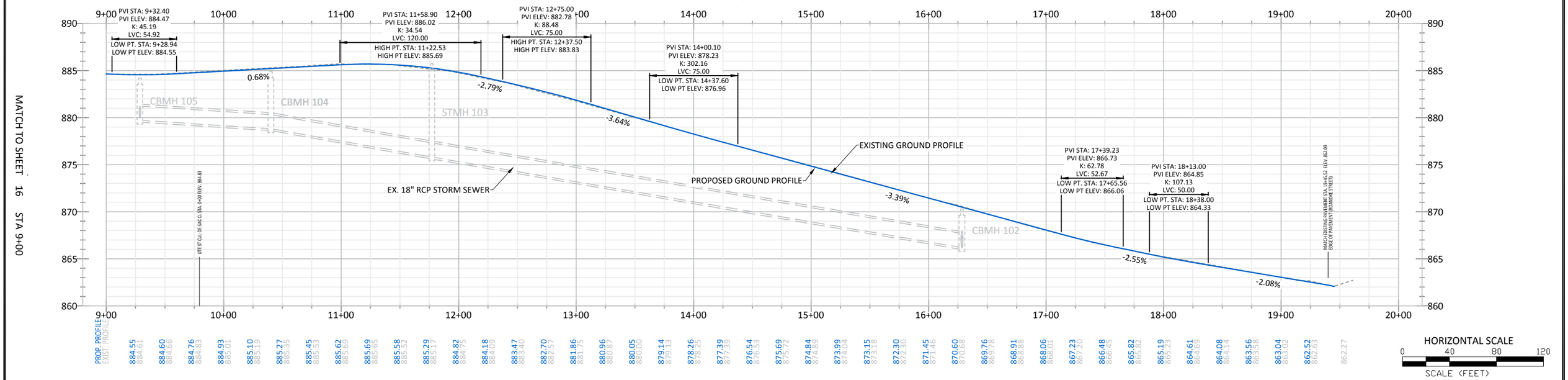
STREET AND STORM - UTE STREET

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 16 OF 28 SHEETS



Profile View of Alignment - Ute Street CL



DATE	REVISION

Feb 06, 2018 - 3:45pm
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CHECKED BY:	BRW	FILE No.	18-00

City of RAMSEY
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7550 SUNWOOD DRIVE
RAMSEY, MN 55303
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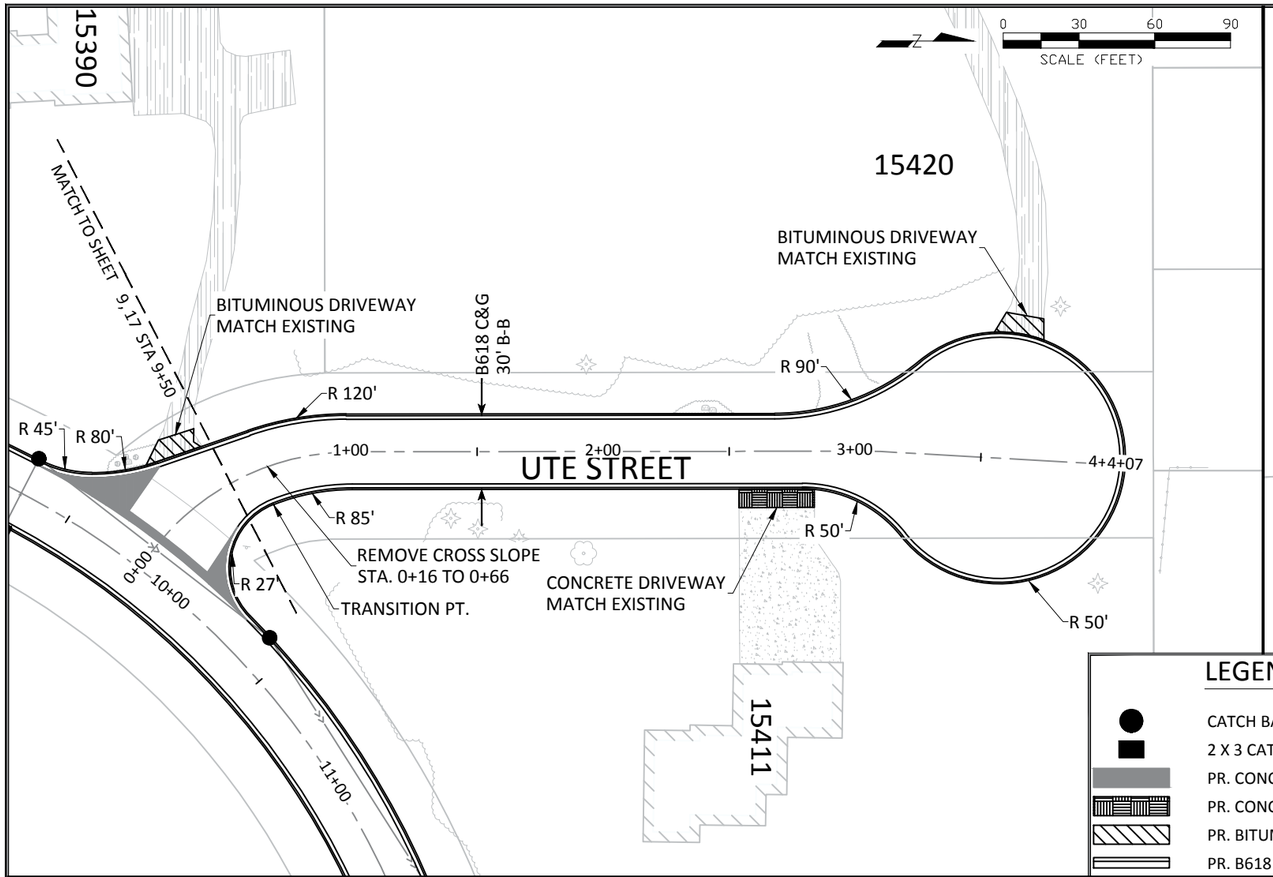
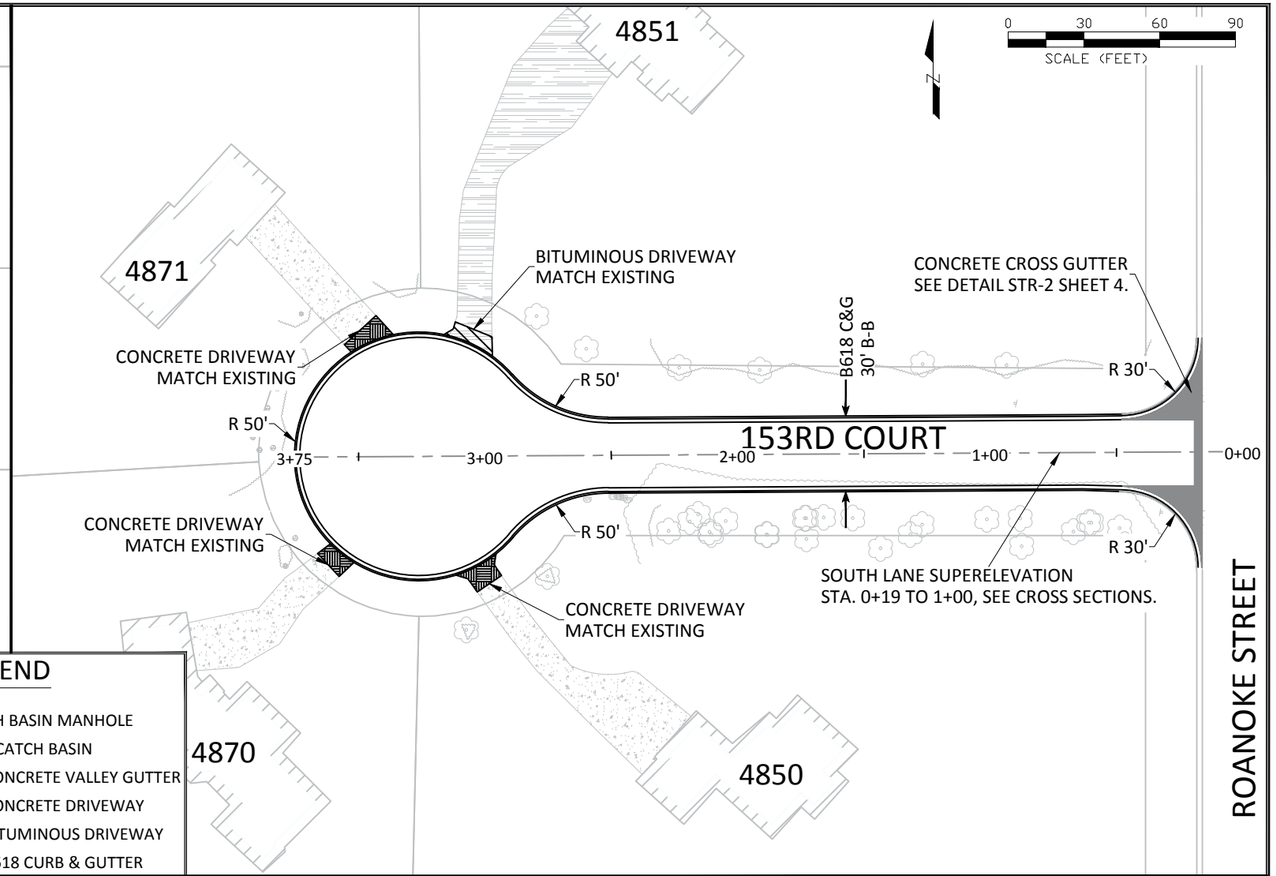
STREET AND STORM - 154TH LANE

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

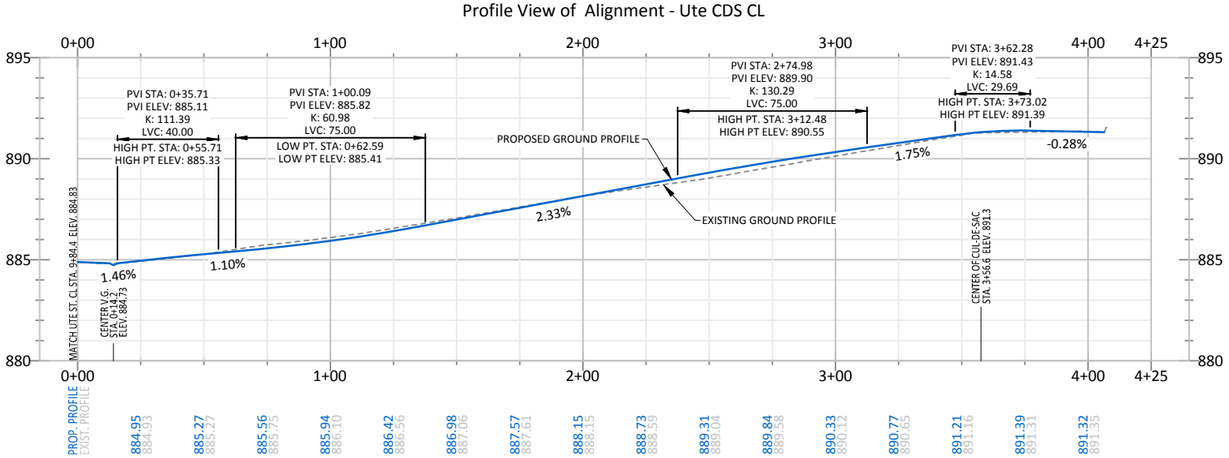
SHEET 17 OF 28 SHEETS

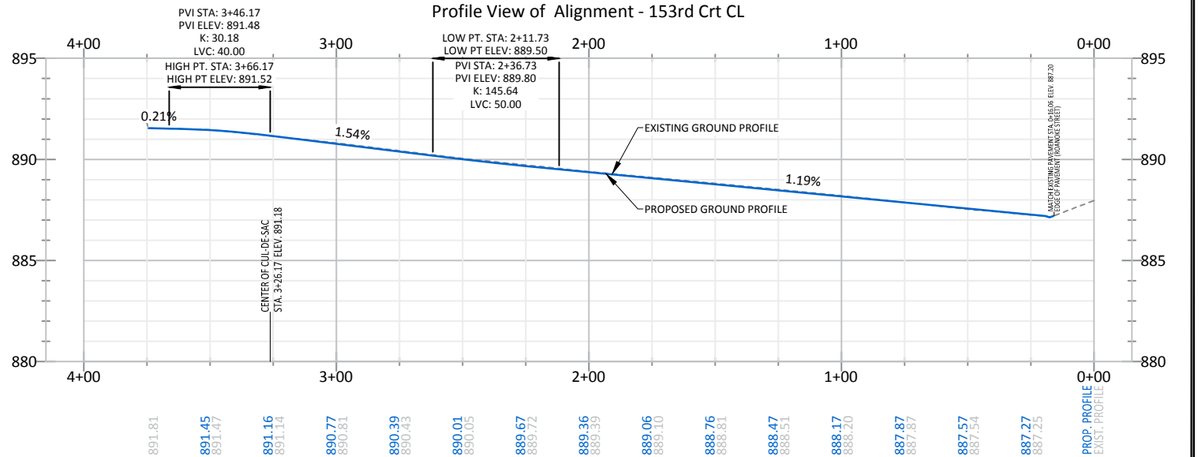




LEGEND

- CATCH BASIN MANHOLE
- 2 X 3 CATCH BASIN
- PR. CONCRETE VALLEY GUTTER
- PR. CONCRETE DRIVEWAY
- PR. BITUMINOUS DRIVEWAY
- PR. B618 CURB & GUTTER





DATE	REVISION

Feb 06, 2018 - 3:45pm
G:\Engineering\AutoCad Dwgs\Projects N-Z\Stanhope Terrace Recon. 18-00\Plan Drawings\18-00 Street and Storm.dwg

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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

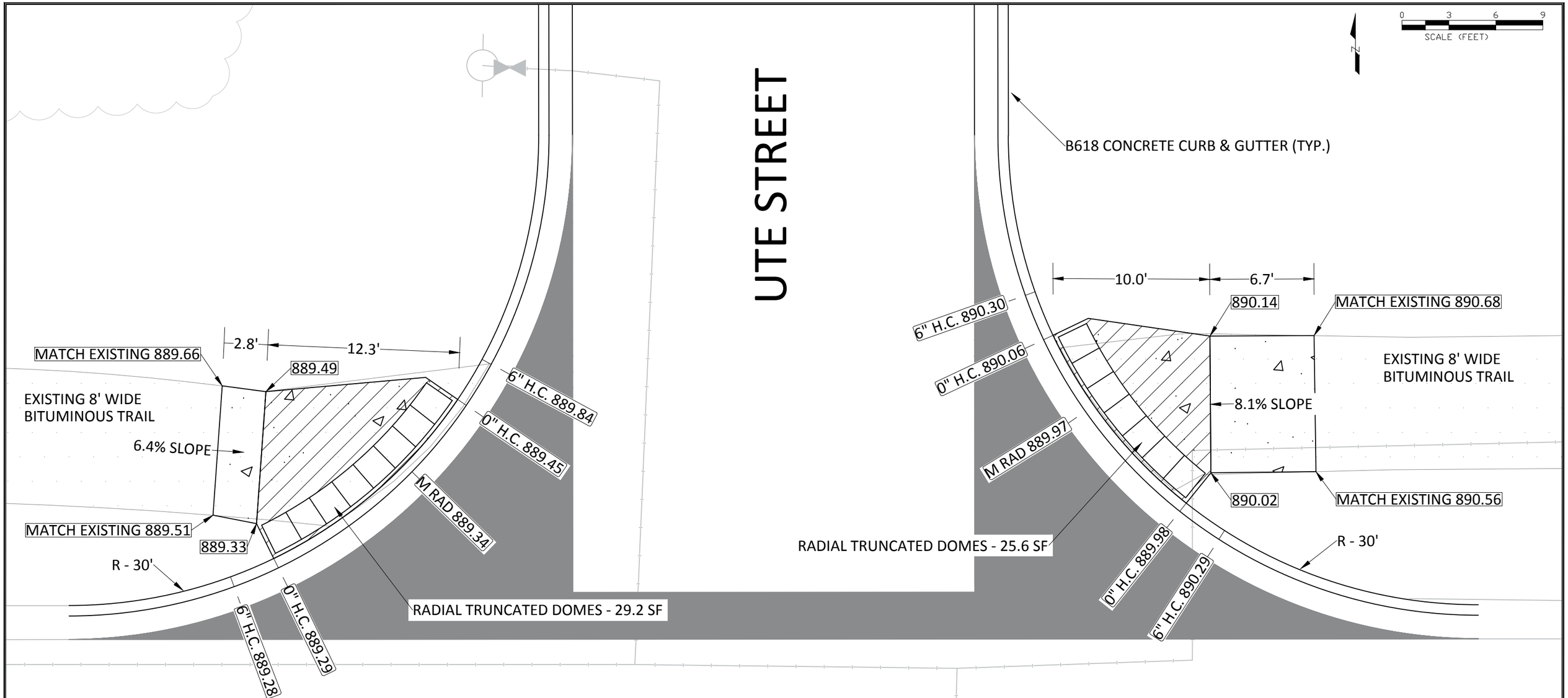
City of RAMSEY

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

STREET AND STORM - UTE STREET CDS & 153RD COURT

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 18 OF 28 SHEETS



ALPINE DRIVE

LEGEND

0" H.C. XXX.XX	PROPOSED SPOT ELEV. ZERO HEIGHT CURB AT BACK OF CURB
6" H.C. XXX.XX	PROPOSED SPOT ELEV. FULL HEIGHT CURB AT BACK OF CURB
XXX.XX	PROPOSED SPOT ELEV.
	LANDING AREA - MAX 2% SLOPE IN ALL DIRECTIONS.

DATE	REVISION

Feb 06, 2018 - 3:47pm
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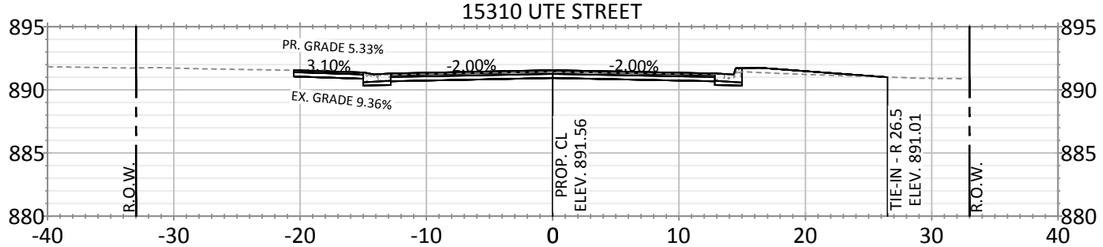
City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

UTE STREET PEDESTRIAN RAMP LAYOUTS

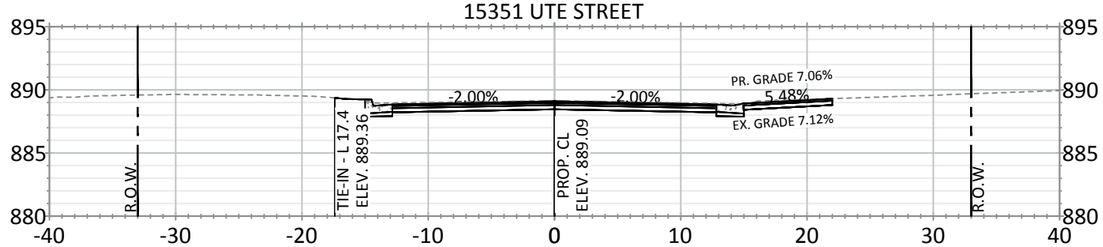
STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 19 OF 28 SHEETS

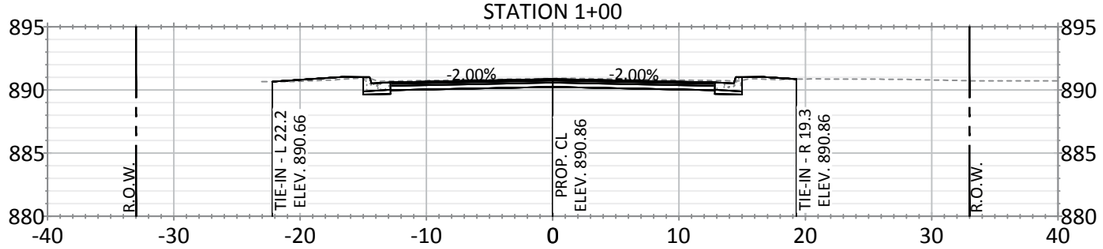
STATION 1+61
15310 UTE STREET



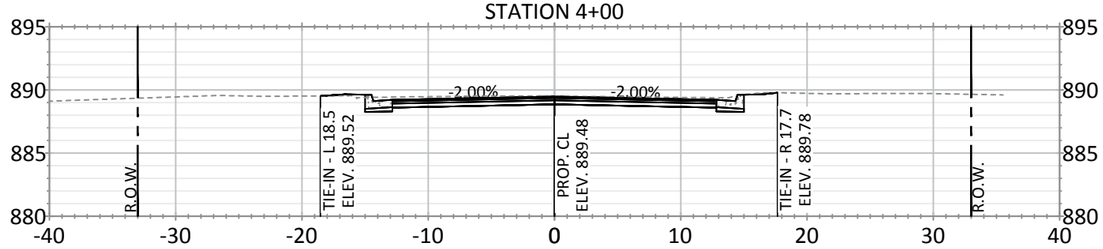
STATION 4+39
15351 UTE STREET



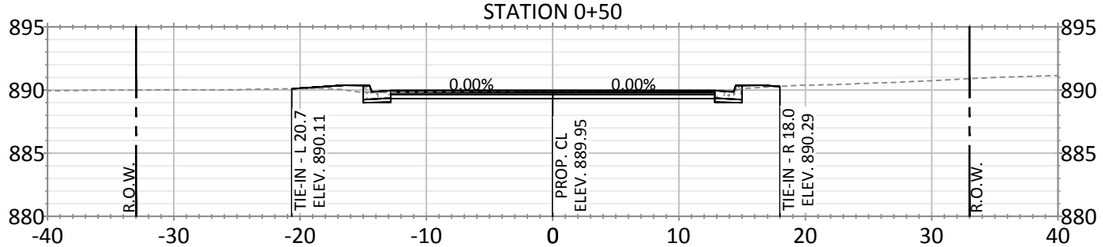
STATION 1+00



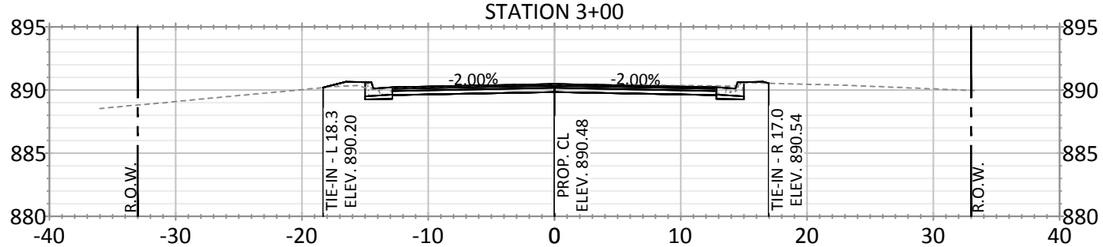
STATION 4+00



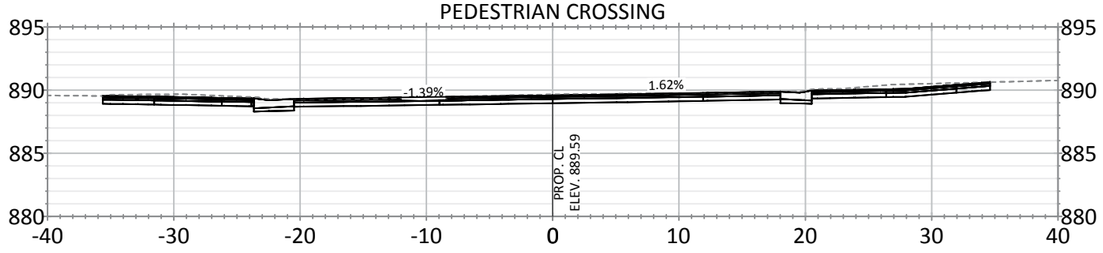
STATION 0+50



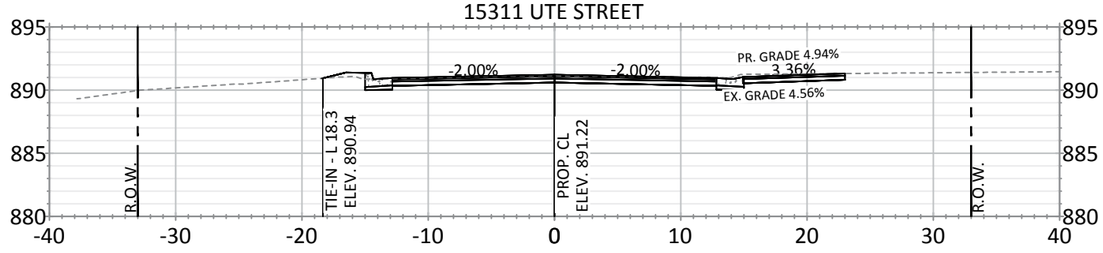
STATION 3+00



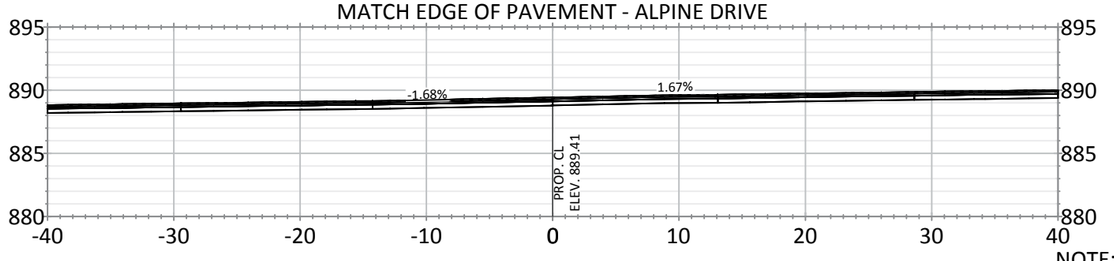
STATION 0+30
PEDESTRIAN CROSSING



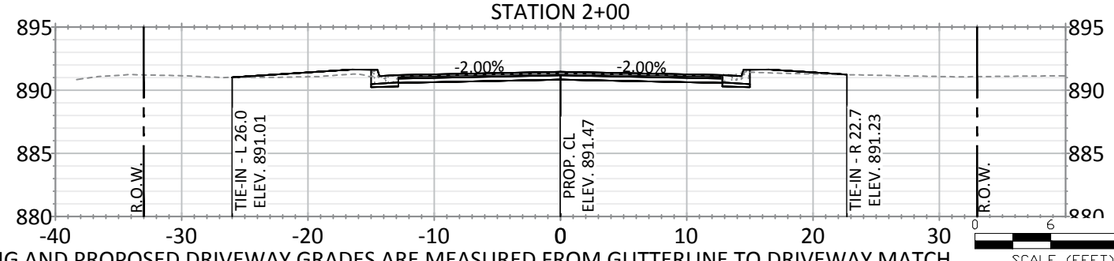
STATION 2+25
15311 UTE STREET



STATION 0+17
MATCH EDGE OF PAVEMENT - ALPINE DRIVE



STATION 2+00



0 6 12 18
SCALE (FEET)

NOTE: EXISTING AND PROPOSED DRIVEWAY GRADES ARE MEASURED FROM GUTTERLINE TO DRIVEWAY MATCH.

DATE	REVISION

Feb 06, 2018 - 3:51pm
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CHECKED BY:	BRW	FILE No.	18-00

CITY OF RAMSEY
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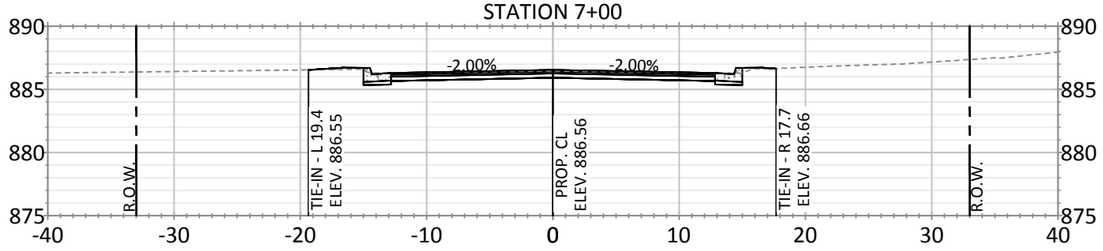
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

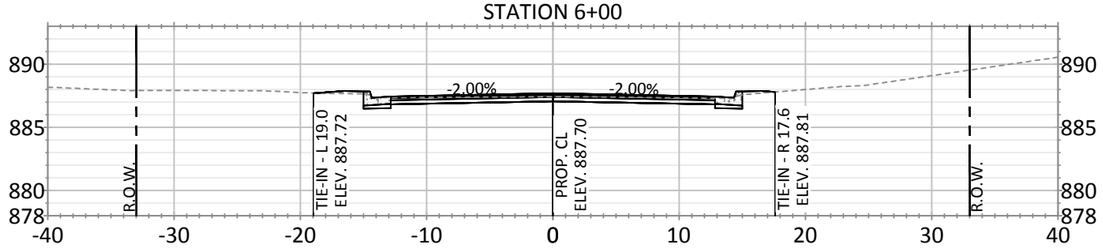
CROSS SECTIONS - UTE STREET & 154TH LANE

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

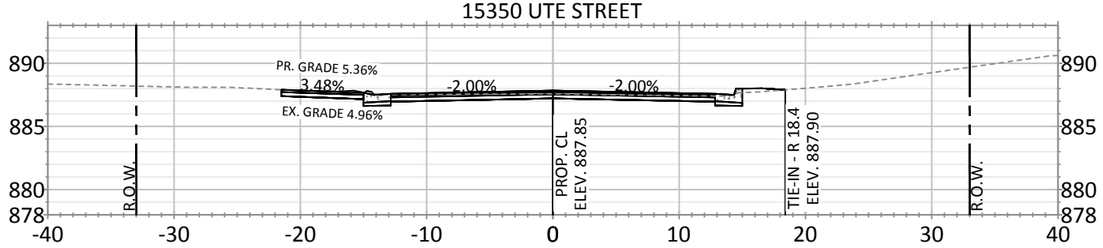
STATION 7+00



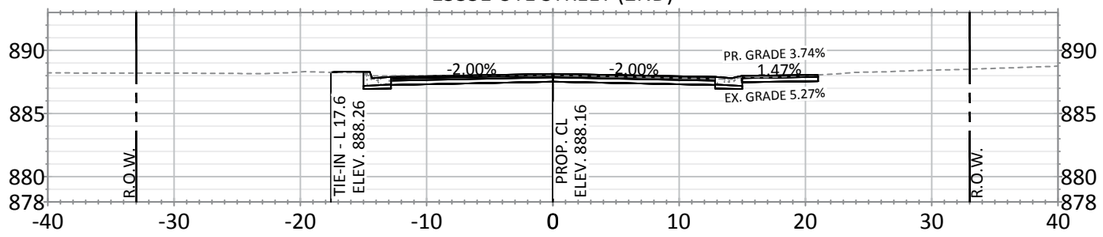
STATION 6+00



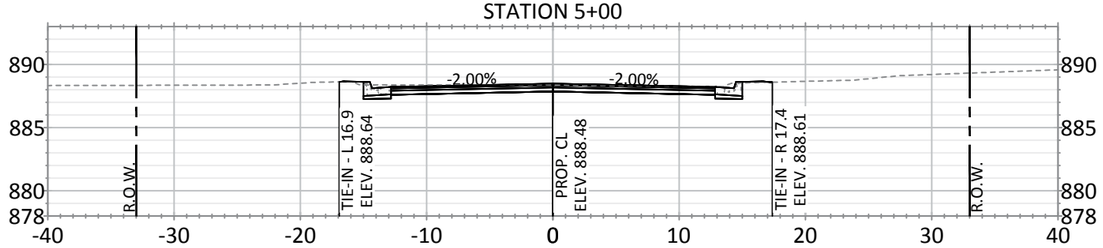
STATION 5+85
15350 UTE STREET



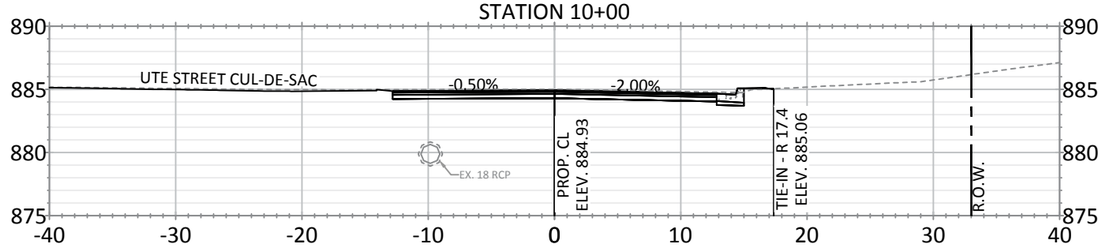
STATION 5+41
15351 UTE STREET (2ND)



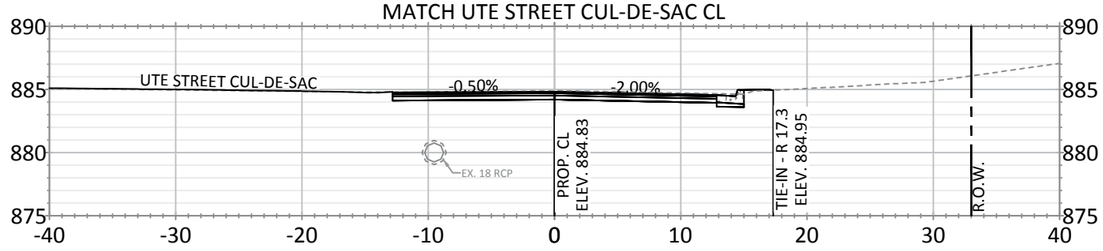
STATION 5+00



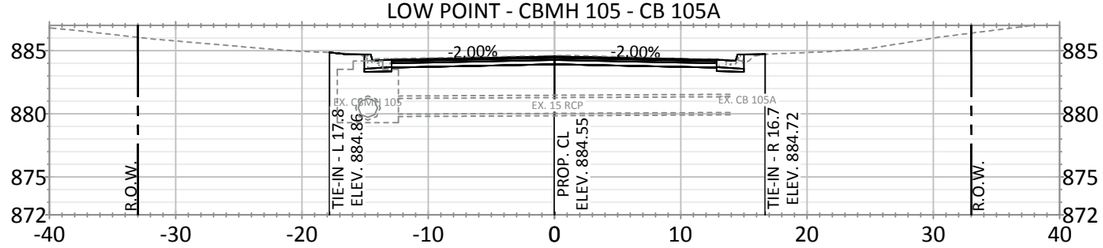
STATION 10+00



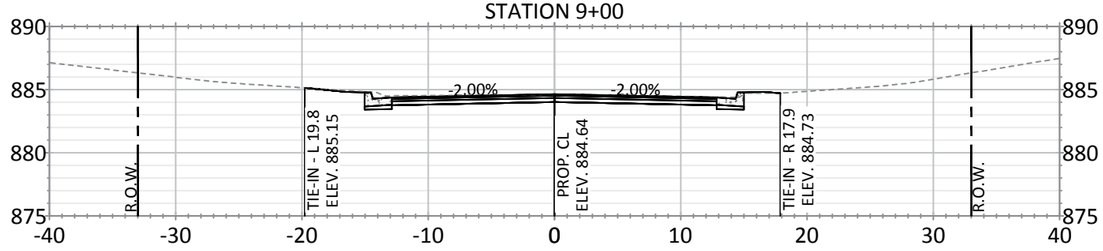
STATION 9+84
MATCH UTE STREET CUL-DE-SAC CL



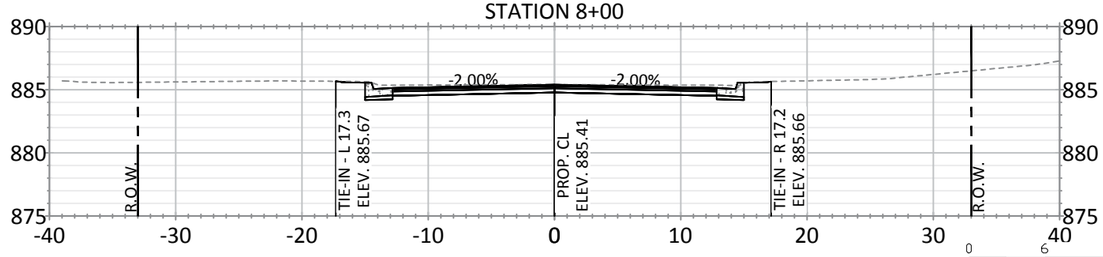
STATION 9+29
LOW POINT - CBMH 105 - CB 105A



STATION 9+00



STATION 8+00



0 6 12 18
SCALE (FEET)

NOTE: EXISTING AND PROPOSED DRIVEWAY GRADES ARE MEASURED FROM GUTTERLINE TO DRIVEWAY MATCH.

DATE	REVISION

Feb 06, 2018 - 3:51pm
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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

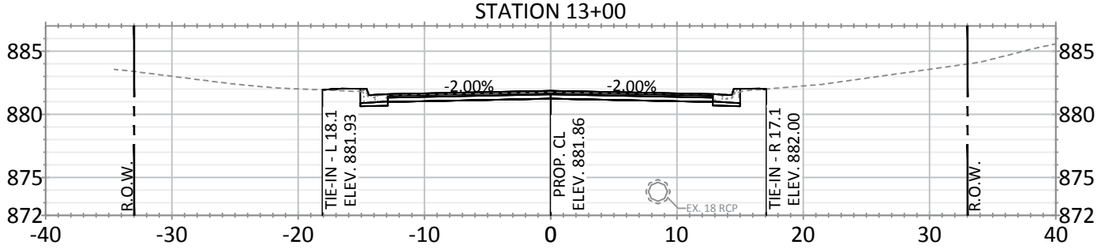
CROSS SECTIONS - UTE STREET & 154TH LANE

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

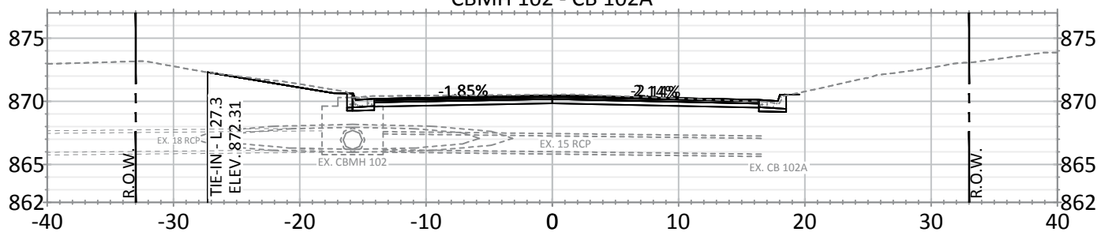
NOTE: EXISTING AND PROPOSED DRIVEWAY GRADES ARE MEASURED FROM GUTTERLINE TO DRIVEWAY MATCH.

SCALE (FEET) 0 6 12 18

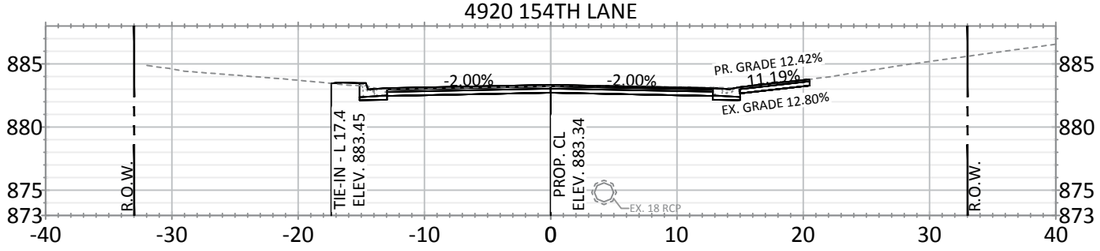
STATION 13+00



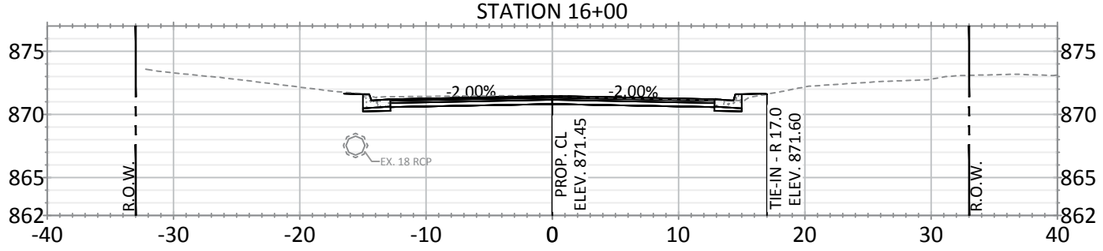
STATION 16+29
CBMH 102 - CB 102A



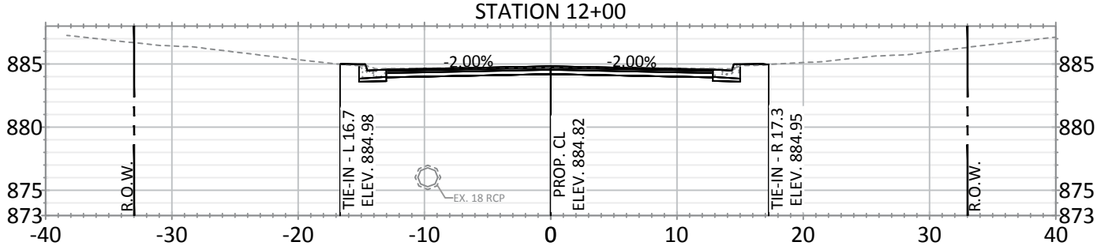
STATION 12+55
4920 154TH LANE



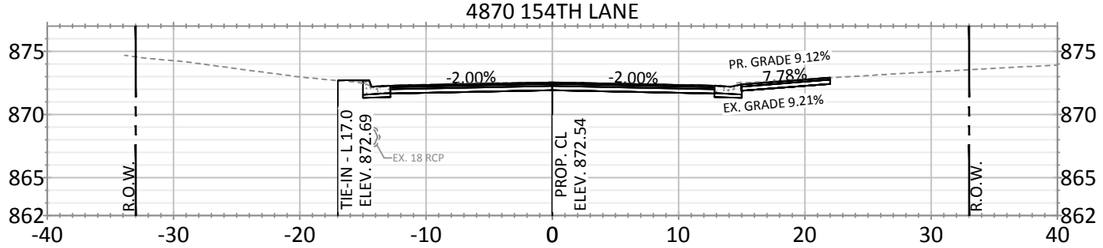
STATION 16+00



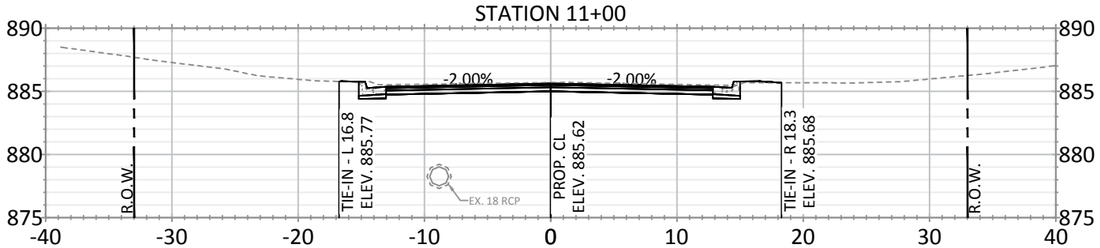
STATION 12+00



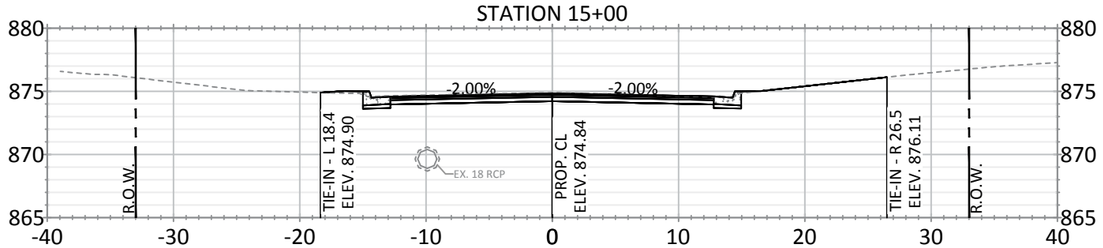
STATION 15+68
4870 154TH LANE



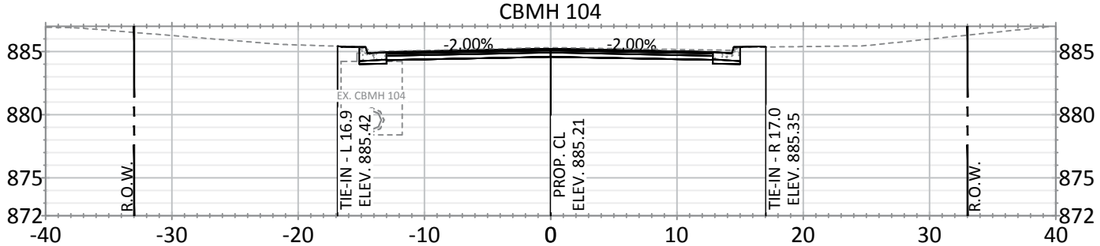
STATION 11+00



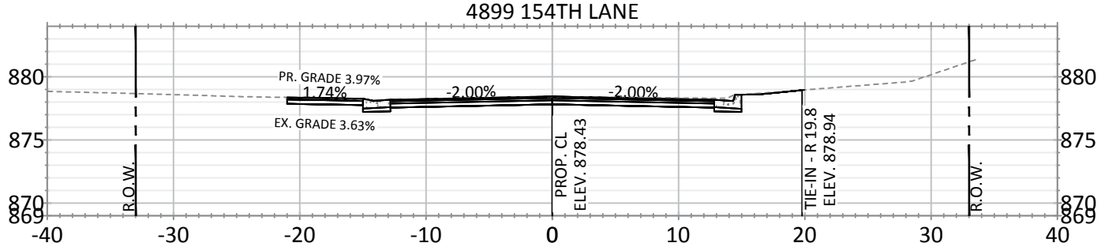
STATION 15+00



STATION 10+40
CBMH 104



STATION 13+95
4899 154TH LANE



DATE	REVISION

Feb 06, 2018 - 3:52pm
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BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

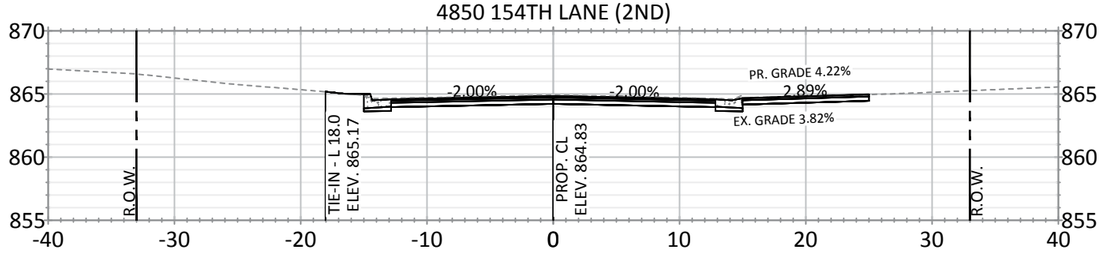
DESIGNED BY:	JJF	
DRAWN BY:	JJF	DATE: 2/6/18
CHECKED BY:	BRW	FILE No. 18-00

CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

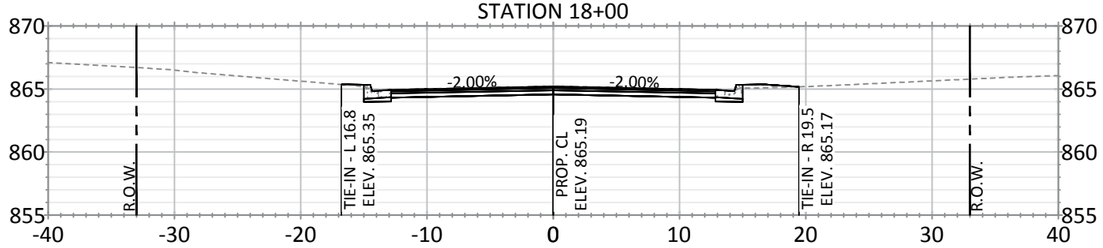
CROSS SECTIONS - UTE STREET & 154TH LANE

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

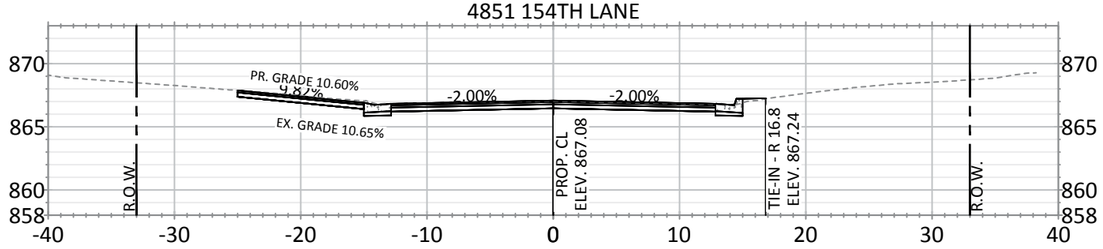
STATION 18+15
4850 154TH LANE (2ND)



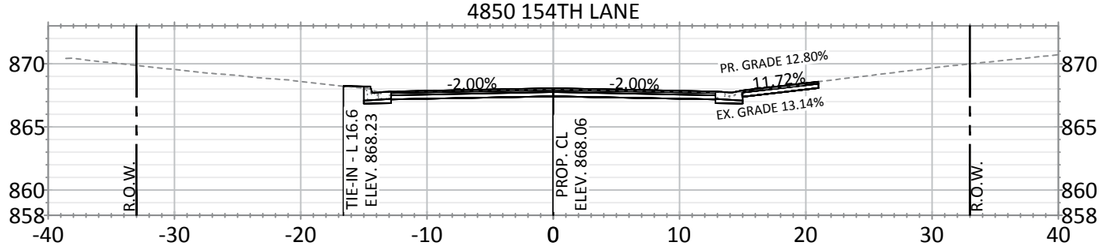
STATION 18+00



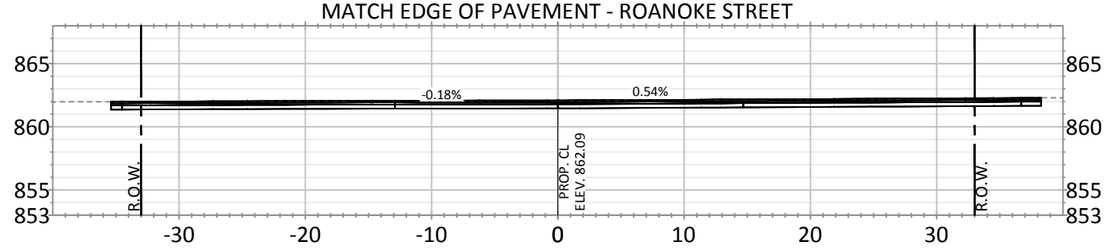
STATION 17+29
4851 154TH LANE



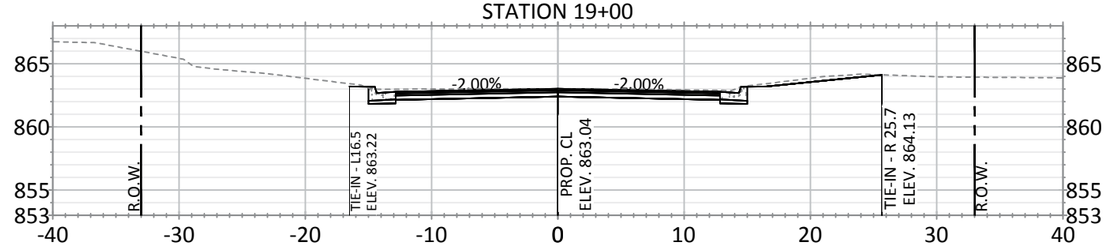
STATION 17+00
4850 154TH LANE



STATION 19+45
MATCH EDGE OF PAVEMENT - ROANOKE STREET



STATION 19+00



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0 6 12 18
SCALE (FEET)

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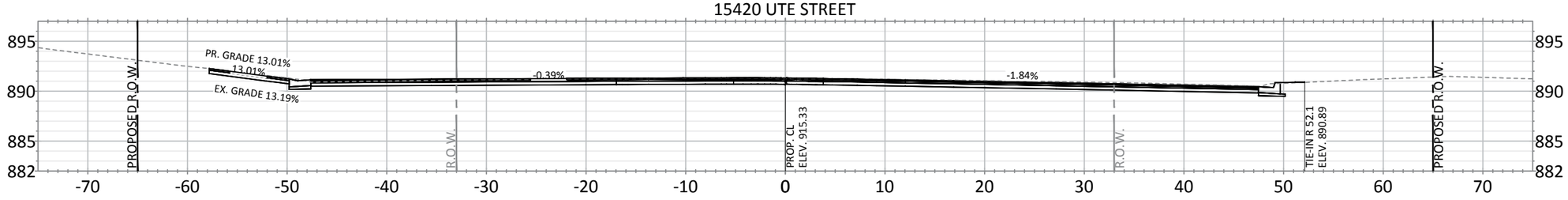
CROSS SECTIONS - UTE STREET & 154TH LANE

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 23 OF 28 SHEETS

STATION 3+62
15420 UTE STREET



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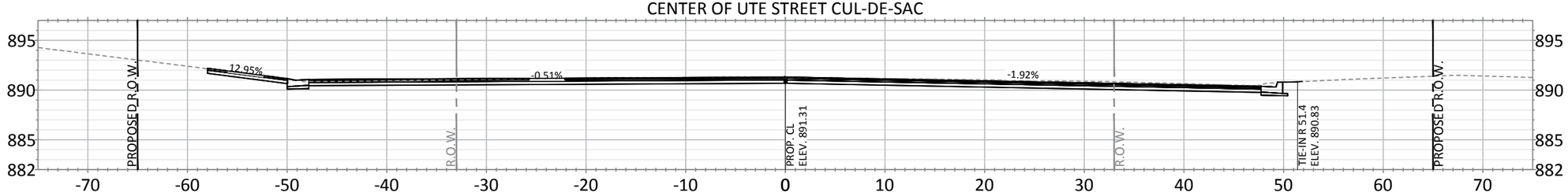

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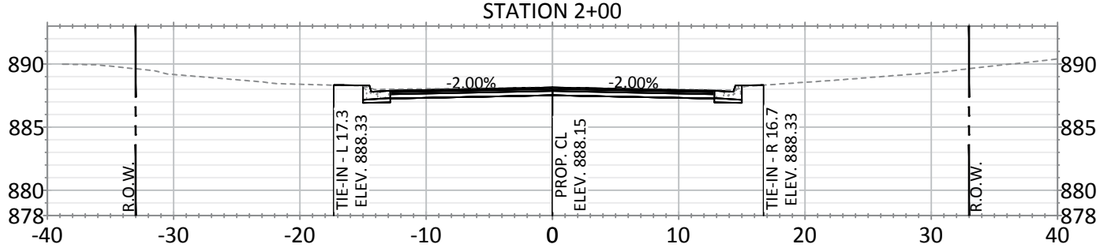

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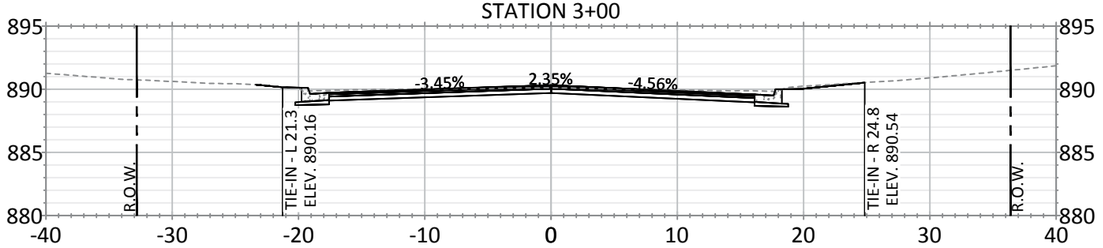

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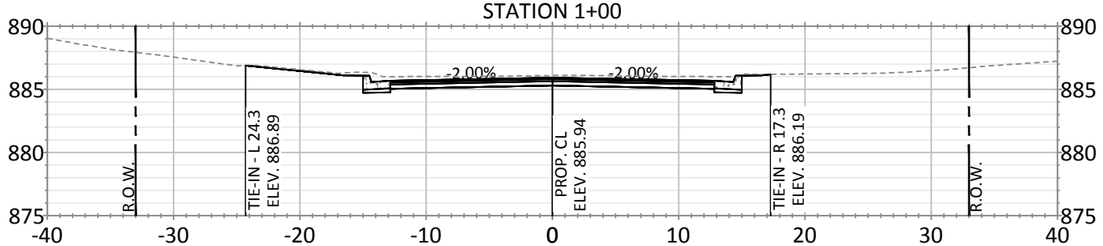

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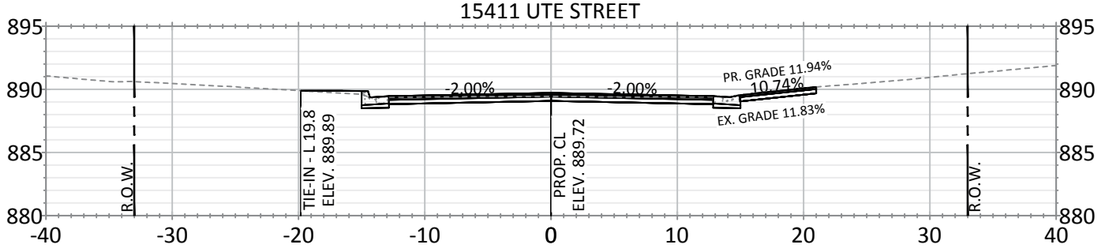

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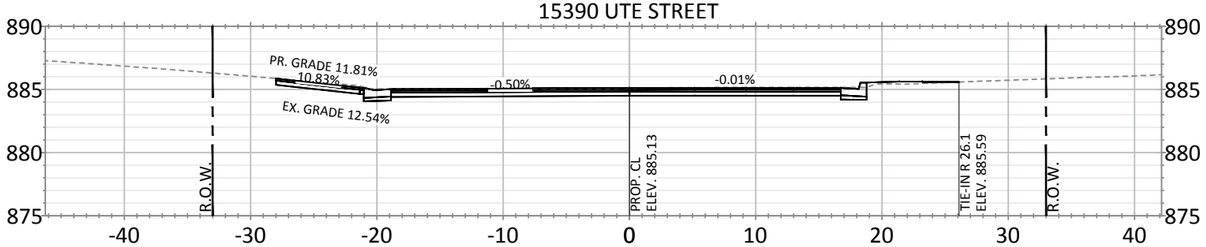

NOTE: EXISTING AND PROPOSED DRIVEWAY GRADES ARE MEASURED FROM GUTTERLINE TO DRIVEWAY MATCH.

0 6 12 18
SCALE (FEET)

DATE	REVISION

Feb 06, 2018 - 3:53pm
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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

BRUCE WESTBY
Date. XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF		
DRAWN BY:	JJF	DATE:	2/6/18
CHECKED BY:	BRW	FILE No.	18-00

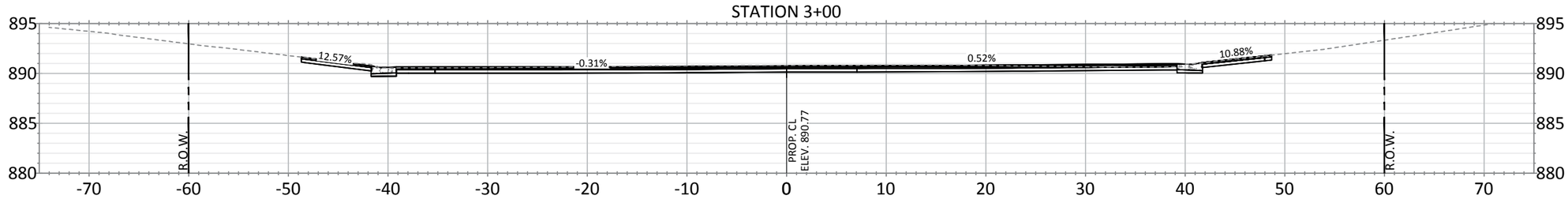
City of RAMSEY

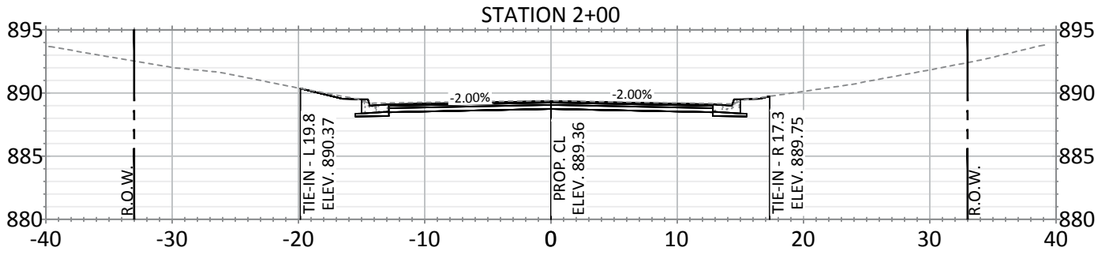
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

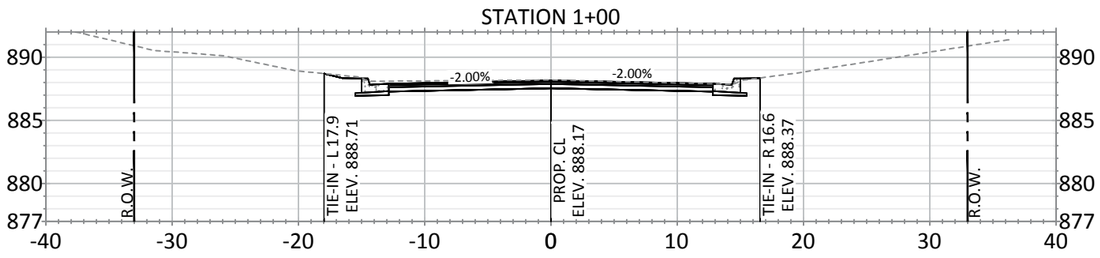
CROSS SECTIONS - UTE STREET CUL-DE-SAC

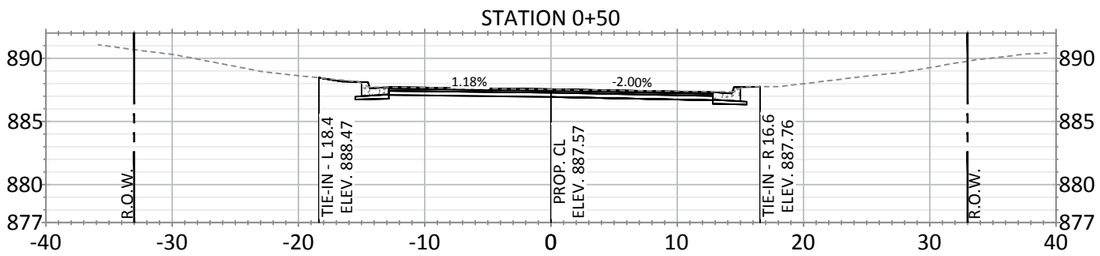
STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

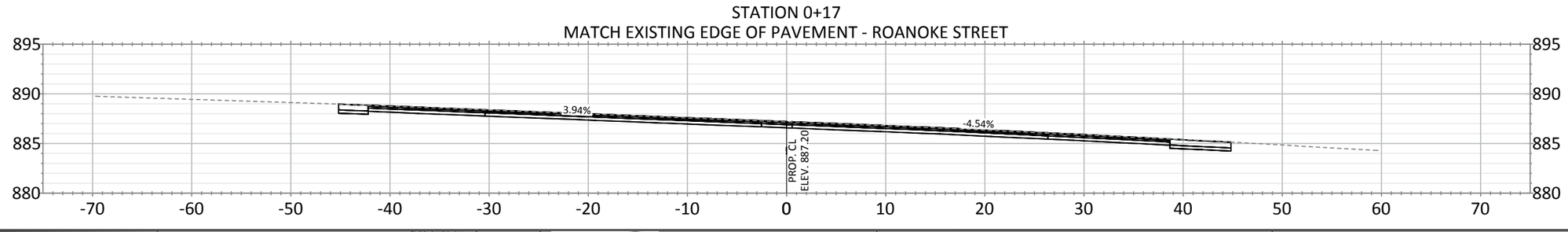
SHEET 24 OF 28 SHEETS

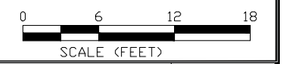












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City of RAMSEY

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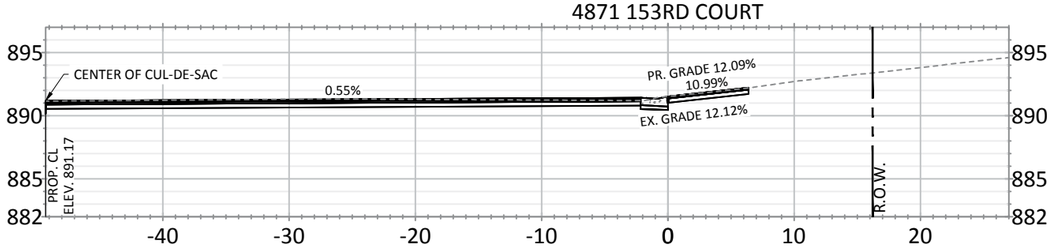
CROSS SECTIONS - 153RD COURT

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 25 OF 28 SHEETS

STATION 3+69
153RD COURT CDS - BOC ALIGNMENT
4871 153RD COURT



STATION 5+29
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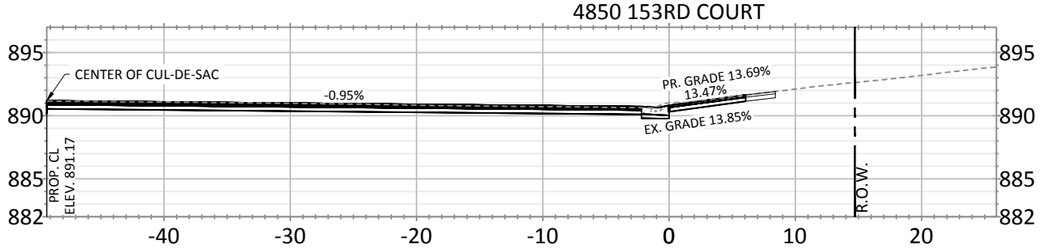
4850 153RD COURT



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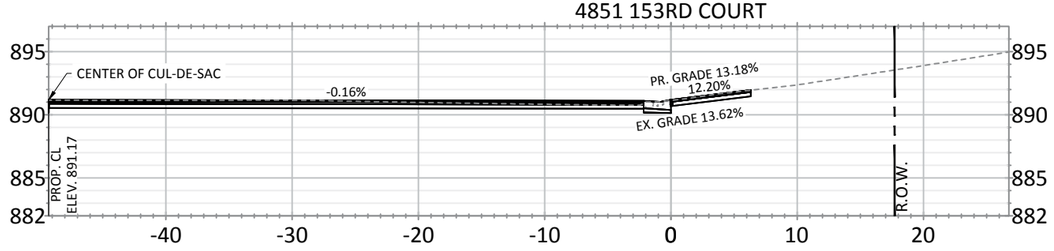

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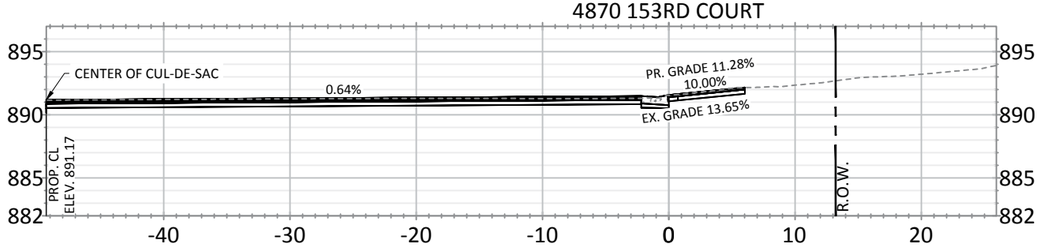
4870 153RD COURT



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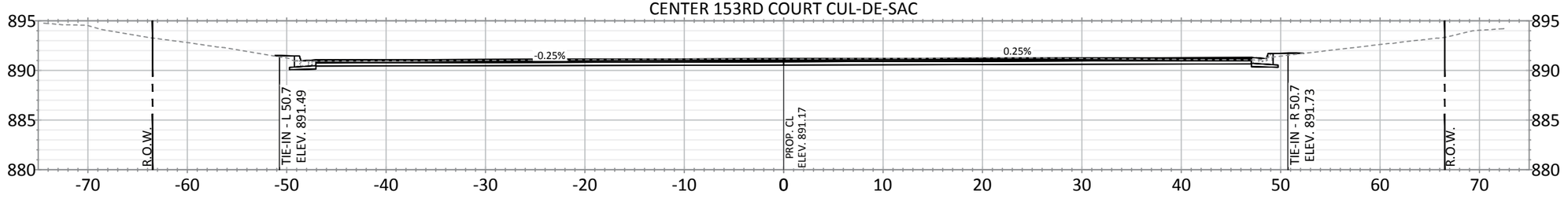

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CROSS SECTIONS - 153RD COURT

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 26 OF 28 SHEETS

STORM WATER POLLUTION PREVENTION PLAN (SWPPP)

STANHOPE TERRACE STREET RECONSTRUCTIONS

CITY OF RAMSEY
ANOKA COUNTY, MINNESOTA

RAMSEY,
ANOKA COUNTY,
MINNESOTA

LEGEND

PROJECT LIMITS
SPECIAL WATER

PROJECT AREAS

Total Project Size (disturbed area) =	2.63	acres
Existing area of impervious surfce =	2.08	acres
Post construction area of Impervious surface =	2.08	acres
New impervious surface area created =	0.00	acres

Planned Construction Start Date: June, 2018
Estimated Construction Completion Date: Sept, 2018

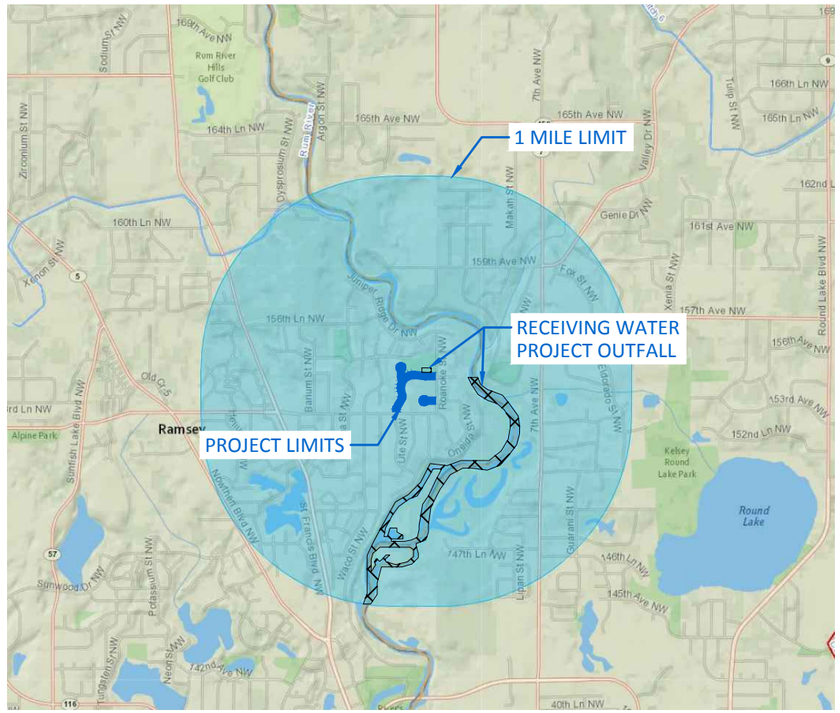
PERMANENT STORMWATER MANAGEMENT SYSTEM
Type of storm water management used if more than 1 acre of new impervious surface is created:
Wet Sedimentation Pond
Infiltration/ Filtration
Regional Pond
Permanent Stormwater Management Not Required

PROJECT LOCATION

County: ANOKA Township: 32 Range: 25 Section: 24 Latitude: 45.2501 Longitude: 93.3907

LOCATION OF SWPPP REQUIRMENETS IN PROJECT PLAN

DESCRIPTION	LOCATION
TEMPORARY EROSION CONTROL MEASURES	SHEETS NO. 13 - 14
FINAL STABILIZATION	SHEETS NO. 13 - 14
STORM SEWER TABULATION	SHEETS NO. 16 - 17
EROSION AND SEDIMENT CONTROL DETAILS	SHEETS NO. 4



RESPONSIBLE PARTIES
The Contractor and Owner must apply for coverage under the MPCA's General Storm Water Permit for Construction Activity as required by the National Pollution Discharge Elimination System (NPDES) Phase II program. Coverage under the permit will begin automatically 7 calendar days after the electronic submittal date or after the postmarked date of a complete application. (Longer time frames will apply to areas that disturb 50 acres or discharge within 1 mile of a special water)

	COMPANY	CONTACT PERSON	PHONE
OWNER:	CITY OF RAMSEY	BRUCE WESTBY, PE	763-433-9825
SWPPP DESIGNER:	CITY OF RAMSEY	LEONARD LINTON, PE	763-433-9834
CONTRACTOR:			
SITE MANAGER:			
PARTY RESPONSIBLE FOR LONG TERM O&M:	CITY OF RAMSEY	BRUCE WESTBY, PE	763-433-9825

Individuals listed above, including the SWPPP preparer, individual overseeing implementation of, revising and amending the SWPPP, individuals performing or supervising the installation, maintenance and repair of BMP's must be trained. At least one individual present on the permitted project, or available within 72 hours shall be trained in the applicable job duties. Documentation showing training commensurate with the job duties and responsibilities is required to be included in the SWPPP prior to any work beginning on the site. Copies of the SWPPP preparer information is included in the Project Manual. The contractor shall provide information for the individual(s) overseeing implementation, supervising installation, maintenance, and repair of BMP's to included in the Project Manual prior to the start of construction. This information shall be kept up to date until the project NOT is filed.

Documentation shall include:
a. Names of trained personnel associated with this project.
b. Dates of training, names of instructor(s) and entity providing training.
c. Content of training course or workshop including the number of hours trained.
d. As an alternative to a, b, and c listed above, a photocopy of the a current Erosion and Stormwater Management card issued by the University of Minnesota can be attached to the SWPPP as suitable documentation of training.

SPECIAL ENVIRONMENTAL CONSIDERATIONS:

Was an environmental review required for this project or any parr of a common plan of development or sale that includes all or any portion of this project?	NO
Does any portion of the site have the potential to affect threatened or endangered species?	NO
Does any portion of this site discharge to a Calcareous fen and the letter of approval from the DNR is located in the Project Manual?	NO
Will any portion of the site potentially affect properties listed on the National Register of Historic Places or a Known or discovered archeological site?	NO
Have any Karst features been identified in the project vicinity?	NO
Is compliance with temporary or permanent stormwater management design requirements infeasible for this project?	NO

GENERAL STORMWATER DISCHARGE REQUIREMENTS
All requirements listed in Part III of the permit for the design of permanent stormwater management system and discharge have been included in the preparation of this SWPPP. These include but are not limited to:
1. The expected amount, frequency, intensity and duration of precipitation.
2. The nature of stormwater runoff and run-on at the site.
3. Peak flow rates and stormwater volumes to minimize erosion at outlets and downstream channel and stream bank erosion.
4. The range of soil particle sizes expected to be present on the site.

CERTIFICATION:
LEONARD LINTON: DESIGN OF CONSTRUCTION SWPPP EXPIRES MAY 31, 2019
INSTRUCTOR UNIVERSITY MN EROSION & STORMWATER MANAGEMENT CERTIFICATION PROGRAM.

DESCRIPTION OF CONSTRUCTION ACTIVITIES AND STORMWATER MANAGEMENT:
Construction activities include: Site grading, storm sewer construction, temporary erosion and sediment control, roadway, and permanent stabilization.

Project description:
The project consists of reconstruction of 0.52 miles of existing bituminous streets with bituminous curb, replacing with concrete curb and gutter and bituminous street to the existing width and grade. The drainage for the existing street flows to a storm water basin located on the north end of the project with runoff flowing to the east through a series of storm sewer and basins, eventually reaching the Rum River. There will be minor repairs to the existing storm sewer system, with no change to the locations of storm sewer structures and outfalls.

DOCUMENT RETENTION
The following documentation will be retained for a period of not less than 3-years from the date of submittal of the NOT in compliance with Part III.E of the permit.
1. The final SWPPP
2. Copies of all stormwater related permits required for the project
3. Records of all inspection and maintenance conducted during construction
4. Copies of all permanent operation and maintenance agreements; including all right-of-way, contracts, covenants and other binding requirements regarding perpetual maintenance, and
5. All required calculations for design of temporary and permanent BMPs.

RECEIVING WATERS
Receiving waters, including surface water, wetlands, Public Waters, and stormwater ponds, are identified on the USGS 7.5min quad map within 1 mile of the project boundary. Receiving waters that are impaired, the impairment and WLA are listed as follows. All specific BMPs relative to construction activities listed in this permit for special and impaired waters have been incorporated into this plan. All specific BMPs listed in approved TMDLs and those BMPs listed for construction related waste load allocations have also been incorporated.

NAME OF WATER BODY	TYPE (ditch, pond, wetland, lake, etc.)	APPENDIX A SPECIAL WATER?	FLOWS TO IMPAIRED WATER WITHIN 1 MILE?	USEPA APPROVED TMDL?
RUM RIVER	RIVER	YES	YES	YES
IMPAIRMENTS: NOT FOR CONSTRUCTION, MERCURY AND FISH CONSUMPTION.				

IMPLEMENTATION SCHEDULE AND PHASING
1. Furnish & install perimeter sediment control and inlet protection.
2. Reclamation / removal of existing bituminous street.
3. Rough grade site.
4. Reset and Grout storm structures
5. Furnish & install concrete curb, bituminous pavement.
6. Add additional temporary BMPs as necessary during construction based on inspection reports
7. Submit Notice of Termination NOT to MPCA within 30 days of final stabilization.

EROSION PREVENTION PRACTICES

1. The permittee(s) must plan for and implement appropriate construction phasing, vegetative buffer strips, horizontal slope grading, and other construction practices that minimize erosion, so that the inspection and maintenance requirements are complied with. The location of areas not to be disturbed must be delineated (e.G. With flags, stakes, signs, silt fence, etc.) on the development site before work begins.

2. All exposed soil areas must be stabilized as soon as possible, but in no case later than 7 days after the construction area has temorarily or permanently ceased.

DATE	REVISION

Feb 06, 2018 - 3:54pm
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City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

SWPPP

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

These areas include constructed storm water management pond side slopes, and any exposed soil areas with a positive slope to a storm water conveyance system, such as a curb and gutter system, storm sewer inlet, temporary or permanent drainage ditch or other natural or man made systems that discharge to a surface water.

3. The normal wetted perimeter of any temporary or permanent drainage ditch that drains water from a construction site, or diverts water around a site, must be stabilized within 200 lineal feet from the property edge, or from the point of discharge to any surface water. Stabilization must be completed within 24 hours of connecting to a surface water.

4. Pipe outlets must be provided with temporary or permanent energy dissipation within 24 hours of connection to a surface water.

5. All disturbed areas, except roadways, building areas, parking areas, islands and sidewalk, shall be restored with minimum 6 inches topsoil, seeded and mulched within 7 days of completion of site grading. Seeding shall be in accordance with mn/dot specification 2575 (c)100 lbs/acre (or approved equal). Dormant seeding areas shall be seeded and mulched in accordance with mn/dot specifications. Straw mulching quantity shall be two tons per acre. Where slopes exceed or equal 1:3, a polypropylene netting or wood fiber blanket shall be provided and staked over the mulched area. Fertilizer (15–0–10) shall be applied at a rate of 400 pounds per acre (can be omitted in landscaped areas if landscaped seeding is done concurrently).

6. Refer to landscape plan for areas to be seeded or sodded for erosion control.

SEDIMENT CONTROL PRACTICES

1. Sediment control practices must minimize sediment from entering surface waters, including curb and gutter systems and storm sewer inlets.

A. Temporary or permanent drainage ditches and sediment basins that are designed as part of a treatment system (e.G., ditches with rock check dams) require sediment control practices only as appropriate for site conditions.

B. If the down gradient treatment system is overloaded, additional upgradient sediment control practices must be installed to eliminate the overloading, and the swppp must be amended to identify these additional practices.

C. In order to maintain sheet flow and minimize rills and/or gullies, there shall be no unbroken slope length of greater than 75 feet for slopes with a grade of 1:3 or steeper.

2. Sediment control practices must be established on all down gradient perimeters before any upgradient land disturbing activities begin. These practices shall remain in place until final stabilization has been established.

3. The timing of the installation of sediment control practices may be adjusted to accommodate short–term activities such as clearing or grubbing, or passage of vehicles. Any short–term activity must be completed as quickly as possible and the sediment control practices must be installed immediately after the activity is completed. However, sediment control practices must be installed before the next precipitation event even if the activity is not complete.

4. All storm drain inlets must be protected by appropriate bmps during construction until all sources with potential for discharging to the inlet have been stabilized.

5. Temporary soil stockpiles must have silt fence or other effective sediment controls, and cannot be placed in surface waters, including storm water conveyances such as curb and gutter systems, or conduits and ditches.

6. Stockpile areas which remain on the site for more than seven days shall be seeded, mulched, and surrounded by silt fence.

7. Vehicle tracking of sediment from the construction site must be minimized by bmps such as stone pads, concrete or steel wash racks, or equivalent systems. Street sweeping must be used if such bmps are not adequate to prevent sediment from being tracked onto the street.

8. The permittee must install temporary sedimentation basins as required.

DEWATERING AND BASIN DRAINING

1. Dewatering or basin draining (e.g., pumped discharges, trench/ditch cuts for drainage) related to the construction activity that may have turbid or sediment laden discharge water must be discharged to a temporary or permanent sedimentation basin on the project site whenever possible. If the water cannot be discharged to a sedimentation basin prior to entering the surface water, it must be treated with the appropriate bmps, such that the discharge does not adversely affect the receiving water or downstream landowners. The permittee(s) must ensure that discharge points are adequately protected from erosion and scour. The discharge must be dispersed over natural rock riprap, sand bags, plastic sheeting or other accepted energy dissipation measures. Adequate sedimentation control measures are required for discharge water that contains suspended solids.

2. All water from dewatering or basin draining activities must be discharged in a manner that does not cause nuisance conditions, erosion in receiving channels or on downslope properties, or inundation in wetlands causing significant adverse impact to the wetland.

INSPECTIONS AND MAINTENANCE

1. The permittee(s) (either the owner or operator, whoever is identified in the swppp) must routinely inspect the construction site once every seven (7) days during active construction and within 24 hours after a rainfall event greater than 0.5 inches in 24 hours. Following an inspection that occurs within 24–hours after a rainfall event, the next inspection must be conducted within 7 days.

2. All inspections and maintenance conducted during construction must be recorded in writing and these records must be retained with the SWPPP. Records of each inspection and maintenance activity shall include:

a. Date and time of inspections;

b. Name of person(s) conducting inspections;

c. Findings of inspections, including recommendations for corrective actions;

d. Corrective actions taken (including dates, times, and party completing maintenance activities);

e. Date and amount of all rainfall events greater than 1/2 inch (0.5 inches) in 24 hours; and

f. Documentation of changes made to the SWPPP as required in part iii.A.4.

3. Where parts of the construction site have undergone final stabilization, but work remains on other parts of the site, inspections of the stabilized areas may be reduced to once per month. Where work has been suspended due to frozen ground conditions, the required inspections and maintenance must take place within 24 hours after runoff occurs at the site or 24 hours prior to resuming construction, whichever comes first.

4. All erosion prevention and sediment control BMP's must be inspected to ensure integrity and effectiveness. All nonfunctional BMP's must be repaired, replaced, or supplemented with functional bmps. The permittee(s) must investigate and comply with the following inspection and maintenance requirements:

a. All silt fences must be repaired, replaced, or supplemented when they become nonfunctional or the sediment reaches 1/3 of the height of the fence. These repairs must be made within 24 hours of discovery, or as soon as field conditions allow access.

B. Temporary and permanent sedimentation basins must be drained and the sediment removed when the depth of sediment collected in the basin reaches 1/2 the storage volume. Drainage and removal must be completed within 72 hours of discovery, or as soon as field conditions allow access.

C. Surface waters, including drainage ditches and conveyance systems, must be inspected for evidence of sediment being deposited by erosion. The permittee(s) 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. The removal and stabilization must take place within seven (7) days of discovery unless precluded by legal, regulatory, or physical access constraints. The permittee shall use all reasonable efforts to obtain access. If precluded, removal and stabilization must take place within seven (7) calendar days of obtaining access. The permittee is responsible for contacting all local, regional, state and federal authorities and receiving any applicable permits, prior to conducting any work.

D. Construction site vehicle exit locations must be inspected for evidence of off–site sediment tracking onto paved surfaces. Tracked sediment must be removed from all off–site paved surfaces, within 24 hours of discovery, or if applicable, within a shorter time.

E. The permittee(s) are responsible for the operation and maintenance of temporary and permanent water quality management BMP's, as well as all erosion prevention and sediment control BMP's, for the duration of the construction work at the site. The permittee(s) are responsible until another permittee has assumed control over all areas of the site that have not been finally stabilized or the site has undergone final stabilization, and a not has been submitted to the MPCA.

F. If sediment escapes the construction site, off–site accumulations of sediment must be removed in a manner and at a frequency sufficient to minimize off–site impacts (e.G., fugitive sediment in streets could be washed into storm sewers by the next rain and/or pose a safety hazard to users of public streets).

5. All infiltration areas must be inspected to ensure that no sediment from ongoing construction activities is reaching the infiltration area and these areas are protected from compaction due to construction equipment driving across the infiltration area.

6. Storm sewer pipes and structures to be inspected and cleaned out.

POLLUTION PREVENTION MANAGEMENT MEASURES

The permittee(s) shall implement the following pollution prevention management measures on the site:

1. Solid waste: collected sediment, asphalt and concrete millings, floating debris, paper, plastic, fabric, construction and demolition debris and other wastes must be disposed of properly and must comply with mpca disposal requirements.

2. Hazardous materials: oil, gasoline, paint and any hazardous substances must be properly stored, including secondary containment, to prevent spills, leaks or other discharge. Restricted access to storage areas must be provided to prevent vandalism. Storage and disposal of hazardous waste must be in compliance with mpca regulations.

3. External washing of trucks and other construction vehicles must be limited to a defined area of the site. Runoff must be contained and waste properly disposed of. No engine degreasing is allowed on site.

FINAL STABILIZATION

The permittee(s) must ensure final stabilization of the site. The permittee(s) must submit a not within 30 days after final stabilization is complete, or another owner/operator (permittee) has assumed control over all areas of the site that have not undergone final stabilization. Final stabilization can be achieved in one of the following ways:

1. All soil disturbing activities at the site have been completed and all soils must be stabilized by a uniform perennial vegetative cover with a density of 70 percent over the entire pervious surface area, or other equivalent means necessary to prevent soil failure under erosive conditions and;

a. All drainage ditches, constructed to drain water from the site after construction is complete, must be stabilized to preclude erosion;

b. All temporary synthetic, and structural erosion prevention and sediment control bmps (such as silt fence) must be removed as part of the site final stabilization; and

c. The permittee(s) must clean out all sediment from conveyances and from temporary sedimentation basins that are to be used as permanent water quality management basins. Sediment must be stabilized to prevent it from being washed back into the basin, conveyances or drainageways discharging off–site or to surface waters. The cleanout of permanent basins must be sufficient to return the basin to design capacity.

2. Final vegetation cover shall be in Project Specifications.

3. For residential construction only, final stabilization has been achieved when temporary erosion protection and down gradient perimeter control for individual lots has been completed and the residence has been transferred to the homeowner. Additionally, the permittee must distribute the MPCA "Homeowner fact sheet" to the homeowner to inform the homeowner of the need for, and benefits of, final stabilization.

SEQUENCE OF CONSTRUCTION

Construction shall proceed in the following sequence:

1. Contractor shall schedule and conduct a pre–construction meeting with the city.
2. Contractor shall secure all necessary permits and licenses.
3. Furnish & install erosion control measures.
4. Maintain erosion control measures, i.e., silt fence, temporary rock construction entrance.
5. Reclaim existing bituminous pavement and base. Remove reclamation material.
6. Reset catch basins per plan.
7. Prepare base, furnish & install class 5 aggregate, grade and compact aggregate.
8. Furnish & install concrete curb, base course of bituminous pavement
9. Grout catch basins per plan.
10. Furnish & install wear course of bituminous pavement.
11. Remove erosion control after vegetation is established.

ADDITIONAL STORMWATER POLLUTION PREVENTION, GRADING PLAN ANS SCHEDULE NOTES

1. All slopes to be 1:4 unless approved by the city engineer.
2. Below grade structures shall be protected and meet drainage requirements per the city engineer.
3. Construction operation hours are from 7:00am–10:00pm Mon.–Sat.
4. Call Gopher State One Call for utility locations prior to any work at 1–800–252–1166.
5. Permittee may need to modify SWPPP if the general objectives of controlling pollutants is not being met.
6. Operator shall implement these and any other bmp's that may be required to meet the general permit requirements.
7. Site is not in karst area or pollution or remediation site.
8. Silt fence to be installed downhill from any grading activity.
9. If tracking onto adjacent streets occurs a street sweeper shall be used to clean streets within 8 hours or as directed by the engineer.
10. Dust control may be necessary during rough grading. No grading can take place if wind speed exceeds 25 mph.
11. Solid waste shall be collected and disposed of properly and must comply with MPCA disposal requirements.
12. Hazardous materials shall be stored properly to prevent spills and vandalism
13. No engine degreasing is allowed on site. External washing of vehicles shall be limited to a defined area (bone yard) on site.
14. Permitee(s) shall adhere to all SWPPP specifications on this plan and other mpca permit requirements.

DATE	REVISION

Feb 06, 2018 - 3:54pm
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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

BRUCE WESTBY
Date XX/XX/17 Lic. No. 40116

DESIGNED BY:	JJF	
DRAWN BY:	JJF	DATE: 2/6/18
CHECKED BY:	BRW	FILE No. 18-00

City of RAMSEY
CITY OF RAMSEY
7550 SUNWOOD DRIVE
RAMSEY, MN 55303
(763) 427-1410 FAX (763) 433-9898

SWPPP

STANHOPE TERRACE RECONSTRUCTION
CITY PROJECT NO. 18-00
CITY OF RAMSEY, MINNESOTA

SHEET 28 OF 28 SHEETS