

**MINUTES  
2016 STREET IMPROVEMENT PROJECT PRELIMINARY ASSESSMENT  
PUBLIC HEARING**

**JULY 27, 2015**

Thompson opened the public hearing at 6:30 p.m. Council members present were Kay McDaniel, Jean Soine, and Neil Herzberg. Donovan Mayer was absent. Others present were Renee Eckerly, City Administrator; Ron Mergen, Public Works Director; Jennifer Welling, Administrative Assistant/Zoning Specialist; Chuck DeWolf, Bolton & Menk, Inc.; Bill Spooner, City Attorney; Ellarry Prentice, Press (6:08 p.m.); JoLyn Lindquist, Social Media Specialist; Val Learue, Denise Beckstrand, Jim Beckstrand, Frank Carter, CentraCare; Pearl Heitke, Joe Miller, Dorine Miller, Nate Mohr, Michele Mohr, Michelle Staub, Mike Novak, Diane Novak, Larry Larson, and Greg Spanier.

DeWolf presented the proposed 2016 Street Improvement Project that included:

- Scope of the project
- Storm water retention
- Layout of intersection of Minnie St. and Lake Ave.
- Mill and overlay sections of the project
- Estimated project cost of \$1,832,200.00
- Assessments
- Reduction in assessments due to some streets not holding their life expectancy.

It was asked when Mill St. and Stearns Ave. were last completed. DeWolf said 1994.

Joe Miller questioned how the figures were obtained. Miller estimated his assessment at \$9,000.00 not \$14,000.00. Miller only wants to pay for what is his. DeWolf stated that all figures are an estimate.

Doreen Miller asked if the assessment would be the same if the intersection wouldn't be changed. DeWolf said yes, the assessments would remain the same.

Doreen Miller questioned the utilities, the hill, and trees. DeWolf stated that the utility figures will be based on the bids and the hill and trees are a part of the design and once the design is complete it will show which trees are impacted and how the hill will be designed. Each property's design will be reviewed as part of the Open House.

Doreen Miller questioned the location of a sidewalk. ***DeWolf stated there is none, but will be designed for a trail on West side of Lake Ave. ???***

Doreen Miller asked who owns Ranch View. DeWolf said it's a private street owned by Bruce Stang.

Doreen Miller asked why the residents on Business 23 paid so much less for assessments. Eckerly stated it was a turn back from the State to the County.

Greg Spanier expressed his concern regarding the storm sewer and the connection at Lake Ave. and Minnie St. Spanier suggested leaving the intersection as is. The change will not help the Industrial Park.

Joe Miller agreed with Spanier.

Nate Mohr asked if there would be a sidewalk on Minnie St. and how wide would Minnie St. be. DeWolf stated that there is no sidewalk on Minnie St. Minnie St. is currently 32' but will be 40'.

Joe Miller stated that the Lake Ave. Minnie St. corner is very awkward and suggested adding a turn lane or extra wide lane.

Mike Novak stated he has a corner lot and questioned how he would be assessed. Mill St. is falling apart. DeWolf confirmed that the street did not hold up and that is the reason the assessment is reduced (at a lower rate). DeWolf has also seen this happen to a number of other streets in the state. It may have been a mix design issue and testing is still being conducted. Eckerly stated that MnDOT sets the mix. Mike Novak asked if the street failed due to truck traffic. DeWolf said no.

Michelle Staub asked why Stearns Ave. was being dug up if it was just done in 1994 and why can't it wait 5 years. Mergen stated that the City is trying to maintain the street and prolong its life. DeWolf stated there is a 20 year pavement life cycle; which includes a mill and overlay before it reaches the 20 year mark to extend the life of the street.

Michelle Staub further questioned if the City would offer a deal to property owners to help with driveways for off street parking. DeWolf suggested the residents talk to the contractor to help with upgrading their driveways.

Denise Beckstrand questioned how the two roads would be transitioned. DeWolf stated that the street would be transitioned over a long area and not just at the seam.

Frank Carter, CentraCare Health questioned the length of time 1<sup>st</sup> would be disrupted for the re-surfacing. DeWolf stated there will be communication between the properties and contractor to minimize disruption.

Pearl Heitke questioned her assessment as she is double fronted off of Stearns Ave. and Genessee St. ***Mergen stated that the front and rear will only be assessed 50%??***

Denise Beckstrand asked what the timeline would be; May through September. DeWolf said the contractor must follow a set number of days to do the job. Mill St. would be done in a day or two and paving takes 3-4 days.

Doreen Miller further expressed her concern with Lake Ave. being designed for 40' as it is only 28' now and what will happen to the trees. DeWolf stated that actual width will be based on the street right of way.

Thompson read the letter from Lloyd Lain.

Nate Mohr asked how old the water and sewer lines are on Minnie St. DeWolf stated that the sewer lines are clay tile from the 1940's or 1950's with the water line from the 1970's. The new lines will also help water pressure.

There being no further comments or questions the Public Hearing was closed at 7:18 p.m.