

WORK SESSION
Initial 2022 General Fund Budget Discussion
5:30 – 7:00 PM



AGENDA
CHASKA CITY COUNCIL
CHASKA CITY HALL-COUNCIL CHAMBERS & ZOOM
Monday, August 16, 2021
7:00 PM

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Adopt Agenda
5. Visitor Presentation
6. Approve Previous Meeting Minutes
 - 6.A. Approve the July 19th & August 2nd City Council Meeting Minutes
7. Consent Items
 - 7.A. Approve Temporary On-Sale Intoxicating License for Guardian Angels Church
 - 7.B. Adopt Resolution 2021-54, Bond Sale Reimbursement
 - 7.C. Approve the Chaska Creek Boulevard Phase 2/Creek Road Improvements Wetland Replacement Plan
8. Action Items

- 8.A. Accept proposal from Lockridge Grindal Nauen for State Government Relations Services
- 8.B. Adopt Resolution 2021-53, Approving the Concept Plan Amendment for Oak Ridge/RCS-RCA Oak Ridge LLC and Continental Properties/PC #2021-15
- 9. Bills
 - 9.A. ACCOUNTS PAYABLE COUNCIL ROSTER 8-16-2021
- 10. Other Business
 - 10.A. City Administrator's Report
 - 10.A.i. Biweekly August 16, 2021
 - 10.B. Other Reports
 - 10.B.i. 2nd-Qtr 2021 Investment Report dated August 16th, 2021
 - 10.B.ii. Financial Reports June 2021
- 11. Adjourn

DRAFT

**- MINUTES -
CHASKA CITY COUNCIL
July 19, 2021**

1. Call to Order

The meeting was called to order by Mayor Windschitl at 7 pm.

2. Pledge of Allegiance

3. Roll Call

Roll call was taken. Present: Councilmembers Hatfield, Hubbard, Huang, Grau, and Mayor Windschitl.

Absent: None.

Also Present: Matt Podhradsky, City Administrator; Nate Kabat, Assistant Administrator; Luke Melchert, City Attorney; and City Engineer Matt Clark.

4. Adopt the Agenda

Motion by Councilmember Hatfield, second by Councilmember Hubbard to adopt the agenda as presented. Motion carried.

5. Visitor Presentation

5.A. Mid Year Carver County Highlights - Commissioner Udermann & Commissioner Degler
Commissioners Udermann and Degler addressed the Council and provided an update on this item.

Commissioner Degler stated they will have some fall festivities at Degler Farms this year and encouraged everyone to look for that information coming up soon. He also noted if anyone has not received a vaccine, they can get one at the County Courthouse on July 20th, 2021.

Commissioner Udermann stated Carver County has been named the 11th healthiest, happiest, and affluent County in the U.S. for the 9th year in a row. He stated he attributes that to the great resources such as trails, parks, and lakes as well as, the wonderful people in the communities.

Commissioner Degler provided an update on the roadwork projects. He noted that next year the County will be utilizing a new emergency number 9-8-8, which will be used for mental health help and focus on suicide prevention.

5.B. Tour de Tonka - Jenny Bodurka's

Jenny Bodurka addressed the Council and provided a presentation on this item. She stated the event is on August 7th, 2021 and encouraged everyone to attend.

DRAFT

6. Consent Agenda

Motion by Councilmember Grau, second by Councilmember Hatfield to approve the Consent Agenda Items A through D:

- A. Adopt Resolution 2021-45, Accepting Gifts and Donations
Motion to adopt Resolution No. 2021-45 acknowledging and accepting gifts to the City of Chaska received during the period April 1, 2021 through June 30, 2021.
- B. Adopt Resolution 2021-46, Approving the Lot Split for the Holasek Property at 4245 Big Woods Boulevard/DR Horton/PC #2021-13
Motion to adopt Resolution No. 2021-46, approving the Lot Split on 4245 Big Woods Boulevard, subject to the stipulations included in said resolution and the following conditions:
 - 1. Approvals shall be based on the following graphic exhibits:
 - a. Certificate of Survey, prepared by Westwood, dated June 7, 2021 and revised July 15, 2021
- C. Adopt Resolution 2021-47, Approving the Final Plat for Chaska Bluffs 2nd/DDK Construction/PC #2021-14
Motion to adopt Resolution No. 2021-47, approving the Final Plat for Chaska Bluffs 2nd Addition (PC#2021-14).
- D. Adopt Resolution 2021-48, Resolution Authorizing the Execution of a First Amendment to the Redevelopment Agreement for the Chaska Creek Industrial Project and an Assignment of Said Redevelopment Agreement
Motion to adopt Resolution 2021-48 authorizing the execution of a first amendment to the redevelopment agreement for the Chaska Creek industrial project and an assignment of said redevelopment agreement.

Motion carried.

7. Action Items

7.A. Chaska Creek Center Site Assessment Agreements

City Administrator Podhradsky introduced the item to the Council. He stated over the past 4 years they have been making improvements to the Chaska Creek Center project and noted the main point of these changes to the Site Assessment Agreement are to make sure everyone is paying their fair share towards the improvements.

Motion by Councilmember Huang, second by Councilmember Hubbard authorizing Staff to fully execute the Site Assessment Agreement related to the Chaska Creek Boulevard Street and Utility Extension Project. Motion carried.

8. Bills

8.A. Accounts Payable Council Roster 7-19-2021

The Council requested further information about bills on pages 1 and 9.

City Administrator Podhradsky provided further information regarding those bills.

Motion by Councilmember Huang, second by Councilmember Hubbard to approve the bills as presented. Roll call was taken. Voting aye: Councilmembers Hatfield, Hubbard, Huang, Grau and Mayor Windschitl. Voting nay: None
Motion carried.

9. Other Business

9.A. City Administrator's Report

9.A.i. Bi-Weekly Report July 19, 2021

9.B. Other Reports

9.B.i. Council Update on Downtown Highway 41 Project

9.B.ii. Financial Reports – 5/31/21

Councilmember Grau:

- Stated congratulations to the Chaska Hawks all girl's metro team as the *Star Tribune* recognized them as the "Team of the Year"

Councilmember Hatfield:

- Stated the Picnic with Police is on Wednesday at 5:30pm at Veterans Park
- Noted prior to River City Days, there is a Ladies Night contest and if you wear pajamas and take a picture adding #chaskaladiesnight you could win \$50
- Noted the Library sale is happening during River City Days
- Stated Coffee with a Cop is being held at Dun Brothers on Saturday at 9am
- Noted there is a Cubs game on Tuesday, July 27th at Athletic Park

Councilmember Huang:

- Stated River City Days is this weekend
- Noted on the third Tuesday of August the community will participate in a "Night to Unite" and encouraged anyone to join the community in this event designed to heighten crime and drug prevention awareness
- Mentioned the Carver County Fair is on August 11th – 15th and the taste of Chaska is on August 18th

Councilmember Hubbard:

- Stated she volunteered at the recent food distribution event at Gedney Factory and noted they have served around 1200 people so far and mentioned there will be more food distribution dates in August and September
- Stated on July 27th at 5:30pm – 8:00pm at Fireman's Park there is a Beach Blanket Kids Dance Party that is free
- Carver County Sheriff's Office is hosting a "Town Hall for All" virtual event on July 29th 6:00pm – 7:30pm, for more information email lpearce@co.carver.mn.us
- Noted that Noche Latina was a great event on a beautiful night
- Mentioned that the Steiner-Kelting Mental Wellness Facility will be opening in September

Assistant Administrator Kabat:

- Stated all the time slots are filled for the City booth at River Days except for Saturday at 4:00pm – 6:00pm if anyone wants to volunteer for that time frame to let him know

DRAFT

Mayor Windschitl:

- Mentioned tonight he saw the whole side of Fireman's Park Lake filled with people fishing and noted it was a great to see people out in the parks again
- Noted the Touch-a-Truck event is on August 19th 5:00pm – 6:30pm
- Reminder he will be gone for the next meeting

11. Adjourn

Motion by Councilmember Hubbard, second by Councilmember Huang to adjourn the meeting at 8:10 pm.

Motion carried.

**- MINUTES -
CHASKA CITY COUNCIL
August 2, 2021**

1. Call to Order

The meeting was called to order by Mayor in Pro Tem Hatfield at 7 pm.

2. Pledge of Allegiance

3. Roll Call

Roll call was taken. Present: Councilmembers Hubbard, Grau, and Mayor in Pro Tem Hatfield.

Absent: Mayor Windschitl and Councilmember Huang

Also Present: Matt Podhradsky, City Administrator; Noel Graczyk, Administrative Services Director; Kevin Wright, Communication Director; Nate Kabat, Assistant Administrator; and Luke Melchert, City Attorney.

4. Adopt the Agenda

Motion by Councilmember Grau, second by Councilmember Hubbard to adopt the agenda as presented. Motion carried.

5. Visitor Presentation

None.

6. Minutes

Motion by Councilmember Hubbard, second by Councilmember Grau to approve the minutes of the July 12, 2021 City Council meeting. Motion carried.

7. Consent Agenda

Motion by Councilmember Hubbard, second by Councilmember Grau to approve the Consent Agenda Items A through E:

A. Approve Massage Therapy Registration

Motion to approve Massage Therapy Registration No. MTR-21-07 to allow Amber Laurent to practice Therapeutic Massage out of Natural Point Wellness, 546 Bavaria Lane, Chaska.

B. Adopt Resolution 2021-49, Award Bid for the Chaska Creek Boulevard Phase 2 Project

Motion to adopt Resolution 2021-49, awarding the bid for the Chaska Creek Boulevard Phase 2 Project to Ryan Contracting Company, in the low bid total amount of \$3,359,039.50.

C. Adopt Resolution 2021-50, Authorizing Staff to Send Offer Letters to Affected Property Owners

Motion to adopt Resolution No. 2021-50, authorizing City staff to send offer letters to the affected property owners for the TH 41/CSAH 61 Improvements in Historic Downtown Chaska.

D. Adopt Resolution 2012-51, Financing of Fitness Equipment

Motion to adopt Resolution No. 2021-51, relating to the financing of equipment; authorizing the execution and delivery of a tax-exempt lease/purchase agreement and related documents.

DRAFT

E. Adopt Resolution 2021-52, Needs Assessment for Comcast Cable Television Franchise Ordinance Renewal

Motion to adopt Resolution 2021-52 approving the community needs list for the Comcast Cable Television Franchise Ordinance renewal negotiations.

Motion carried.

8. Action Items

8.A. Approval of Adjustments to Pension Benefits for Chaska Fire Department Relief Association

City Administrator Podhradsky introduced the item to the Council and thanked the staff for working hard on this item.

Councilmember Hubbard asked if the vesting was always set at 60% and wanted to know how receptive the board was to these proposed changes.

Firefighter Jason Buntin addressed the Council and stated it was well received and noted they had to bring this before the Board Members 30 days or more before making any changes and stated everyone was in favor.

Motion by Councilmember Grau, second by Councilmember Hubbard to approve a Chaska Fire Department Relief Association benefit structure and By-Law amendments effective as of January 1, 2021, based on a benefit of \$2,802.50 per month of service for the monthly benefit, a benefit of \$7,901 per year of service for the lump sum benefit, and 100% vesting as of fifteen years. Roll call was taken. Voting aye: Councilmembers Hubbard, Grau and Mayor in Pro Tem Hatfield. Voting nay: None
Motion carried.

9. Bills

9.A. Accounts Payable Council Roster 8-2-2021

City Administrator Podhradsky stated he received some emails requesting further information about bills on pages 23 and 26; he provided further information regarding those bills.

Motion by Councilmember Hubbard, second by Councilmember Grau to approve the bills as presented. Roll call was taken. Voting aye: Councilmembers Hubbard, Grau and Mayor in Pro Tem Hatfield. Voting nay: None
Motion carried.

10. Other Business

10.A. City Administrator's Report

10.A.i. Bi-Weekly Report 8-2-2021

10.B. Council Update on Downtown 41 Project

10.C. Other Reports

10.C.i. HRC Minutes for 5-27-2021

10.C.ii. HRC Minutes for 6-24-2021

Councilmember Hubbard:

- Stated River City Days was well attended and a good event
- Updated on the Bicycle Steering Committee stated the survey results are now available on their website and noted they are looking at some pop-up events to do

Councilmember Grau:

- Stated he wanted to remind everyone that the River City Days was put on by a non-profit ran by all volunteers, thanked them for their great work
- Noted the Touch-a-Truck event is on August 19th, 2021 at the Community Center
- Reminder to be patient with the pandemic requirements that may come and go and be mindful and safe

City Administrator Podhradsky:

- Stated the dates of the Retreat will be October 12th and 13th
- Stated Night to Unite is tomorrow, Touch-a-Truck is on August 19th, Taste of Southwest Metro in a few weeks, and the State Amateur Baseball Tournament is on August 20th, 27th, and Labor Day weekend

City Attorney Melchert:

- Stated the law firm has two new hires Jacob Saufley (in the audience this evening) and another attorney Clarissa Volpe.

Mayor in Pro Tem Hatfield:

- Stated Cones with Cops is on August 17th in the afternoon
- Noted on Wednesday there is Zumba in the Park
- Thanked everyone who helped with River City Days

11. Adjourn

Motion by Councilmember Grau, second by Councilmember Hubbard to adjourn the meeting at 7:27 pm.

Motion carried.

**REQUEST FOR ACTION
CHASKA CITY COUNCIL
8/16/2021**

Subject: Temporary On-Sale Intoxicating License for Guardian Angels Church

Prepared By: Denise Beebe, Senior Clerk

Guardian Angels Church, 215 West 2nd Street, Chaska, Minnesota, has made application for a 1-day Temporary On-Sale Intoxicating License for the Fall Festival Celebration being held at Guardian Angels Church on Saturday, September 25, 2021.

Applicant has provided the application, certificate of liquor liability and paid the requisite fee of \$50 (\$50/day of the event).

Staff recommends approval.

CITY COUNCIL ACTION REQUESTED

Motion to approve Temporary On-Sale Intoxicating License TW.21.04 for Guardian Angels Church, allowing them to serve intoxicating beverages at the Fall Festival Celebration, effective September 25, 2021.

**REQUEST FOR ACTION
CHASKA CITY COUNCIL
08/16/2021**

Subject: Bond Sale Reimbursement

Prepared By: Kelly Grinnell, Finance Manager

Reviewed By: Noel Graczyk, Administrative Services Director

On August 2, 2021, the City Council of the City of Chaska awarded the bid for the Chaska Creek Boulevard Phase 2 Street and Utility Improvements. The City may issue bonds in the future to finance some or all of the improvements associated with this project.

Prior to issuance of any such bonded debt the City must first comply with IRS regulations regarding reimbursement requirements.

In accordance with IRS regulations, the City must declare its intent to reimburse itself prior to payment of any project expenditures. Projects as listed in the proposed reimbursement resolution will incur costs that may be reimbursed from future bond sales and thus must be declared by the City for possible future reimbursement.

The enclosed proposed resolution establishes compliance with IRS reimbursement regulations for the items as listed in Attachment A to the resolution.

Staff recommends adoption of the resolution.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution No. 2021-54 relating to financing certain proposed projects and establishing compliance with reimbursement bond regulations under the Internal Revenue Code.

**CITY OF CHASKA
CARVER COUNTY, MINNESOTA**

RESOLUTION

DATE 08/16/2021 **RESOLUTION NO.** 2021-54

MOTION BY COUNCILMEMBER _____ **SECOND BY COUNCILMEMBER** _____

**RESOLUTION RELATING TO FINANCING OF CERTAIN PROPOSED PROJECTS; AND,
ESTABLISHING COMPLIANCE WITH REIMBURSEMENT BOND REGULATIONS
UNDER THE INTERNAL REVENUE CODE**

BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota (the "City"), as follows:

1. Recitals.

(a) The United States Department of Treasury has promulgated final regulations governing the use of proceeds of tax-exempt bonds, all or a portion of which are to be used to reimburse the City for project expenditures paid by the City prior to the date of issuance of such bonds. Those regulations (Treasury Regulations, Section 1.150-2) (the "Regulations") require that the City adopt a statement of official intent to reimburse an original expenditure not later than 60 days after payment of the original expenditure. The Regulations also generally require that the bonds be issued and the reimbursement allocation made from the proceeds of the bonds within 18 months (or three years, if the reimbursement bond issue qualifies for the "small issuer" exception from the arbitrage rebate requirement) after the later of (i) the date the expenditure is paid, or (ii) the date the project is placed in service or abandoned, but (unless the issue qualifies for the "small issuer" exception from the arbitrage rebate requirement) in no event more than three years after the date the expenditure is paid. The Regulations generally permit reimbursement of capital expenditures and costs of issuance of the bonds.

(b.) The City desires to comply with requirements of the Regulations with respect to certain projects hereinafter identified.

2. Official Intent Declaration.

(a) The City proposes to undertake certain projects, which projects and the estimated costs thereof are generally described in Exhibit A hereto, which is hereby incorporated herein and made a part hereof (the "Projects").

(b) Other than (i) expenditures to be paid or reimbursed from sources other than the Bonds (as hereinafter defined), (ii) expenditures constituting preliminary expenditures within the meaning of Section 1.150-2(f)(2) of the Regulations, or (iii) expenditures in a "de minimus" amount (as defined in Section 1.150-2(f)(1) of the Regulations), no expenditures for the Projects have been paid by the City before the sixty (60) days before the date of adoption of this resolution.

(c) The City reasonably expects to reimburse the expenditures made for costs of the Projects out of the proceeds of debt in an estimated maximum aggregate principal amount of \$4,000,000 (the "Bonds") after the date of payment of all or a portion of the costs of the Projects. All reimbursed expenditures shall be capital expenditures, a cost of issuance of the Bonds or other expenditures eligible for reimbursement under Section 1.150-2(d)(3) of the Regulations.

3. Budgetary Matters. As of the date hereof, there are no City funds reserved, allocated on a long-term basis, or otherwise set aside (or reasonably expected to be reserved, allocated on a long-term basis, or otherwise set aside) to provide permanent financing for the expenditures related to the Projects, other than pursuant to the issuance of the Bonds. The statement of intent contained in this resolution, therefore, is determined to be consistent with the City's budgetary and financial circumstances as they exist or are reasonably foreseeable on the date hereof.

4. Reimbursement Allocations. The City's financial officer shall be responsible for making the "reimbursement allocations" described in the Regulations, being generally the transfer of the appropriate amount of proceeds of the Bonds to reimburse the source of temporary financing used by the City to make prior payment of the costs of the Projects. Each allocation shall be evidenced by an entry on the official books and records of the City maintained for the Bonds or the Projects and shall specifically identify the actual original expenditure being reimbursed.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of August 2021.

Mark Windschitl, Mayor

Attest: _____
Denise Beebe, Deputy Clerk

EXHIBIT A

<u>PROJECTS:</u>	
<u>Chaska Creek Boulevard Phase 2 Street and Utility Improvements</u> Fund 532	\$4,000,000
Total All Projects	\$4,000,000

**REQUEST FOR ACTION
CHASKA CITY COUNCIL
8/16/2021**

**Subject: Chaska Creek Boulevard Phase 2/Creek Road Improvements
Wetland Replacement Plan Approval**

Prepared By: Brent Alcott, Water Resources Coordinator

Phase 2 of the Chaska Creek Boulevard Project requires a wetland replacement plan as portions of wetlands will be impacted with the street and utility improvements. Also, in advance of the planned trunk sewer extension along Creek Road, staff has been working with agencies on permitting to understand the impacts in advance of the project. An analysis of wetlands that exist in the area for both projects has concluded a total of 0.46 acres of wetlands that will be impacted by improvements that are proposed with both projects and are shown on the attached exhibit.

Of the 0.46 acres of wetland impacts, 0.23 acres of the impact are required to bring Creek Road to state design standards and to construct the new roundabout at Chaska Creek Boulevard and Creek Road. Wetland areas that are impacted to bring roadways to state standards are covered by the Minnesota Board of Water and Soil Resources (BWSR) Local Road Wetland Replacement Program (LRWRP). The remaining 0.23 acres of impact are not covered and will be replaced using the Chaska Town Course Wetland Bank.

As the Local Government Unit administering the Wetland Conservation Act, the City has worked with all regulatory agencies involved with commenting on the wetland replacement plan for the project. All said comments be state and local agencies have been addressed.

CITY COUNCIL ACTION REQUESTED

Motion to Approve the Chaska Creek Boulevard Phase 2/Creek Road Improvements Wetland Replacement Plan.

Minnesota Wetland Conservation Act Notice of Decision

Local Government Unit: City of Chaska	County: Carver
Applicant Name: City of Chaska	Applicant Representative: Matt Clark
Project Name: Creek Road Improvements	LGU Project No. (if any): 193805200
Date Complete Application Received by LGU: 7/7/21	
Date of LGU Decision:	
Date this Notice was Sent:	

WCA Decision Type - check all that apply

☐ Wetland Boundary/Type	☐ Sequencing	☒ Replacement Plan	☐ Bank Plan (not credit purchase)
☐ No-Loss (8420.0415)	☐ Exemption (8420.0420)		
Part: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G ☐ H		Subpart: ☐ 2 ☐ 3 ☐ 4 ☐ 5 ☐ 6 ☐ 7 ☐ 8 ☐ 9	

Replacement Plan Impacts (replacement plan decisions only)

Total WCA Wetland Impact Area: 0.46 Ac	
Wetland Replacement Type: ☐ Project Specific Credits:	
☒ Bank Credits: 0.23 Acres Bank #129 and 0.23 Ac. LGRWRP	
Bank Account Number(s): 129	

Technical Evaluation Panel Findings and Recommendations (attach if any)

☐ Approve ☐ Approve w/Conditions ☐ Deny ☐ No TEP Recommendation

LGU Decision

☐ Approved with Conditions (specify below) ¹ List Conditions:	☐ Approved ¹	☐ Denied
Decision-Maker for this Application: ☐ Staff ☒ Governing Board/Council ☐ Other:		
Decision is valid for: ☒ 5 years (default) ☐ Other (specify):		

¹ *Wetland Replacement Plan approval is not valid until BWSR confirms the withdrawal of any required wetland bank credits. For project-specific replacement a financial assurance per MN Rule 8420.0522, Subp. 9 and evidence that all required forms have been recorded on the title of the property on which the replacement wetland is located must be provided to the LGU for the approval to be valid.*

LGU Findings – Attach document(s) and/or insert narrative providing the basis for the LGU decision¹.

☒ Attachment(s) (specify): Wetland Impact Exhibit and Withdraw Credits Form for Wetland Bank	
☒ Summary: The trunk sewer service exists up to up to near Kusske Pit and this project will extend it to Chaska Creek Boulevard underneath Creek Road. As a result, portions of Creek Road will be reconstructed. The portion of Creek Road that is being permitted as part of this project is just west of the future roundabout for Savanna Way to just west of the proposed roundabout at Chaska Creek Boulevard (See Figure 4). The other sections of Roadway were already permitted previously. The proposed wetland impact is 0.46 acres. Of the 0.46 acres of wetland impact there are 0.23 acres of impact required to bring the road up to State Aid Standard. As a result, the road will be 12 foot wide with a 6-foot shoulder rather than the existing 1-2 foot shoulder. The proposed wetland impacts to meet State Aid Standard are covered by the Board of Water and	

Soil Resources (BWSR) Local Road Wetland Replacement Program (LRWRP). The remainder of the proposed wetland impacts are a result of a new roundabout at Chaska Creek Boulevard and the associated trails. This portion of the road impact is not covered under the LRWRP and the impacts of 0.23 acres will be replaced using the Chaska Town Course Wetland Bank (Bank #129). In summary there will be 0.46 acres of replacement using the BWSR LRWRP and 0.46 acres using the Chaska Town Course Wetland Bank (Bank #129).

¹ Findings must consider any TEP recommendations.

Attached Project Documents

☒ Site Location Map ☐ Project Plan(s)/Descriptions/Reports (specify):

Appeals of LGU Decisions

If you wish to appeal this decision, you must provide a written request within 30 calendar days of the date you received the notice. All appeals must be submitted to the Board of Water and Soil Resources Executive Director along with a check payable to BWSR for \$500 *unless* the LGU has adopted a local appeal process as identified below. The check must be sent by mail and the written request to appeal can be submitted by mail or e-mail. The appeal should include a copy of this notice, name and contact information of appellant(s) and their representatives (if applicable), a statement clarifying the intent to appeal and supporting information as to why the decision is in error. Send to:

Appeals & Regulatory Compliance Coordinator
Minnesota Board of Water & Soils Resources
520 Lafayette Road North
St. Paul, MN 55155
travis.germundson@state.mn.us

Does the LGU have a local appeal process applicable to this decision?

☐ Yes¹ ☐ No

¹If yes, all appeals must first be considered via the local appeals process.

Local Appeals Submittal Requirements (LGU must describe how to appeal, submittal requirements, fees, etc. as applicable)

Notice Distribution (include name)

Required on all notices:

☐ SWCD TEP Member:	☐ BWSR TEP Member:
☐ LGU TEP Member (if different than LGU contact):	
☐ DNR Representative:	
☐ Watershed District or Watershed Mgmt. Org.:	
☐ Applicant:	☐ Agent/Consultant:

Optional or As Applicable:

☐ Corps of Engineers:	
☐ BWSR Wetland Mitigation Coordinator (required for bank plan applications only):	
☐ Members of the Public (notice only):	☐ Other:

Signature: 	Date:
---------------------------	----------------------

This notice and accompanying application materials may be sent electronically or by mail. The LGU may opt to send a summary of the application to members of the public upon request per 8420.0255, Subp. 3.

REQUEST FOR ACTION CHASKA CITY COUNCIL August 16, 2021

Subject: Accept proposal from Lockridge Grindal Nauen for State Government Relations Services

Prepared By: Nate Kabat

Background

On December 21, 2020, City Council made a motion authorizing staff to work with Inland Development Partners (IDP) to begin feasibility analysis of the City Square West redevelopment. Since that time, City staff and IDP have been working on site plans and financial analysis to move the concept developed by the City Square West Task Force and approved by Council in 2018 towards implementation.

Update

The financial analysis has clearly identified that feasibility will require outside funding sources to the project and the project team has begun to identify opportunities to pursue. One opportunity to secure meaningful financial support to the project is to pursue the state bonding process. Staff and IDP agree that the project with the programmable public plaza, increased public parking, increased affordable and market rate housing options, and the impact to greater downtown is regionally significant and worthy of state investment through the bonding process. A successful bonding request would result in a significant cash infusion into the project, as staff believes a request of \$10 million+ can be supported.

Based on experience navigating the state bonding process for the Big Woods Blvd. interchange, assistance from a government relations firm increases the likelihood of success. Securing funds through state bonds includes support from the Governor's office, State Senate, and State House of Representatives. Navigating that process includes review of multiple Senate and House subcommittees, and countless conversations with elected officials as well as legislative staff.

Recommendation

To prepare for submission into the state bonding process, City staff have initiated a conversation with Ann Lenczewski at Lockridge Grindal Nauen. Ms. Lenczewski has served in her role at Lockridge Grindal Nauen since 2015, and served in the MN House of Representatives from 1998-2015 where she was chair of the Tax Committee. Prior to serving in the state legislature, Ms. Lenczewski served on the Bloomington City Council. The attached proposal details the services Ms. Lenczewski will provide to the City to navigate a state bonding proposal through the legislative process. The cost for her assistance is \$40,000 for one calendar year.

Given Ms. Lenczewski's experience and the complexity of successfully navigating a state bonding request process, City staff recommend approving the attached proposal and authorizing the City Administrator to pursue a bonding request for the City Square West redevelopment project.

CITY COUNCIL ACTION REQUESTED

Motion to accept the proposal from Lockridge Grindal Nauen for state government relations services and to authorize the City Administrator to pursue a bonding request for the City Square West redevelopment project.

August 5, 2021

City Administrator Matt Podhradsky
City of Chaska
One City Hall Plaza
Chaska, MN 55318

Dear Administrator Podhradsky:

Thank you for the opportunity to present the following proposal for state government relations services for the City of Chaska. We would be honored to work with you and your team.

We at Lockridge Grindal Nauen (LGN) have the highest regard for the City of Chaska, its City Staff, the Chaska Mayor, and the City Council. It would be an honor to represent you at the Minnesota State Capitol. We are proud of our track record in assisting local governments. We know we have the comprehensive state lobbying experience and track record to assist you.

We would be honored to work in partnership with the City of Chaska to achieve your legislative goals, including the City Square West project.

Please do not hesitate to contact me with any further questions.

Very truly yours,



Rebecca J. Kanninen
Partner

Ann Lenczewski
State Government Affairs

I. ABOUT LOCKRIDGE GRINDAL NAUEN GOVERNMENT RELATIONS

Lockridge Grindal Nauen's government relations professionals have over three decades of experience representing clients of all types and sizes throughout the Midwest and in Washington, D.C. In addition to our Minnesota-based state government relations team, LGN also co-owns and operates **Primacy Strategy Group**—a multi-state advocacy, communications, and coalition-building firm serving clients in state and local governments across the region. With this unique collaboration at the intersection of local, state, and federal units of government, our team is able to better serve our clients and successfully advocate on their behalf.

We are proud to partner with a wide range of non-profit, government and business clients to elevate their impact in Minnesota by cultivating broader influence and understanding among public officials and decision-makers. We have a reputation for being knowledgeable, trustworthy, and politically savvy. Through our sizeable team, with broad-based political affiliations, we have developed a vast network of long-term, personal connections with leaders at all levels of government.

II. GOALS & SERVICES

LGN hopes to earn your support to deliver state lobbying services for capital investment funding for the City Square West project.

LGN will provide legislative coverage of House and Senate Committees and report to City Administrator Podhradsky. We will track all significant activities in both legislative bodies and the Governor's office that impact the bonding priorities of the City of Chaska. We will take all necessary steps to position the City of Chaska for success.

Additionally, LGN will work with the legislators who represent Chaska. At the direction of Administrator Podhradsky, LGN will work to advance the City of Chaska's City Square West bonding request. If requested, we will attend Chaska City Council meetings to provide the City Council with legislative updates.

We propose using a team approach to achieve success for the City of Chaska. We will work with you to understand which elements of your bonding request require short, medium and long-term attention. We will work closely with Administrator Podhradsky and the staff members he designates. We will call on our entire LGN state team as needed to accomplish your agenda.

Our state lobbyists superbly cover all the bases at the Minnesota State Capitol. We excel at understanding the "black box" of the Minnesota Legislature, the Governor's Office, state agencies and legislative staff. Our deep relationships across the entire political spectrum and our command of legislative strategy and process will advance the bonding priorities for the City of Chaska.

III. RATE OF COMPENSATION

At LGN, we are sensitive to the concerns of local governments and municipal budgets. We have attempted to adjust our fees accordingly. We propose a yearly \$40,000 fee for the City of Chaska to engage LGN for state lobbying services at the Minnesota State Capitol. The contract will be billed on a twelve-month basis to the City of Chaska beginning September 1, 2021.

Our fee schedules are structured to achieve maximum value for clients. LGN strives to develop cost-effective, long-term relationships with satisfied clients. Please do not hesitate to contact us with questions or to discuss our proposed fee.

IV. NEXT STEPS

Again, thank you for the opportunity to submit a proposal for your consideration. We believe that our plan will help to achieve the goals of the City of Chaska.

We look forward to hearing from you. We are eager to provide further information or address any questions you may have.

State Government Relations Group



H. THEODORE GRINDAL

Ted Grindal is the Partner in Charge of Lockridge Grindal Nauen's (LGN) government relations practice. For over the past 30 years, he has led Minnesota's largest and premiere government relations team with offices in Minnesota, North Dakota, and Washington, D.C. offering state government relations, federal government relations, local government relations and communications and grassroots advocacy services to corporations, trade associations, municipalities, and non-profit organizations and associations.

Under Mr. Grindal's leadership, LGN's seasoned and politically-diverse government relations team has built its reputation for being knowledgeable, trustworthy, and politically savvy. Mr. Grindal focuses on strong, long-term personal connections with lawmakers and staff and leverages those for a successful record in helping shape clients' industry-specific objectives with government relations and public affairs strategies.

Mr. Grindal has been recognized as one of Minnesota's top eight lobbyists by the Minneapolis Star Tribune and also named one of the 10 most influential lobbyists in Minnesota by Minneapolis-based *CityPages*. In addition, he has been honored by inclusion in *The Best Lawyers in America* for health care law and has been named a "Super Lawyer" by the *Minnesota Law & Politics* for government relations for numerous years. He was also selected by Minnesota attorneys for the Guidebook of Law and Leading Attorneys in Minnesota for health care and government relations. He has been named by *Minnesota Physician* as one of Minnesota's "100 Most Influential Health Care Leaders" several times. In 2016, he was named by Twin Cities Business Magazine as one of 100 "People to Know" in Minnesota.

Mr. Grindal belongs to the Minnesota Government Relations Council, the American Health Lawyers Association, and the American Society of Medical Association Counsel. He currently serves on the board of directors of the Minnesota Private College Council and the Board of Governors of the Minikhada Club. Previously, he served on board of regents for Augsburg College, and chaired that board for two years. In addition, he served on the board of directors of the Evangelical Lutheran Good Samaritan Society and chaired the board for two years. He has also served on the boards of the Minnesota Center for Arts Education, the International Hearing Foundation, The Minikahda Club, Prairie Lutheran Church Council, and the Norwegian American Historical Association.

After graduating from the University of Minnesota Law School, Mr. Grindal served in the Minnesota Attorney General's office as a Special Assistant Attorney General before joining Lockridge Grindal Nauen. He lives in Minneapolis with his wife and has two grown sons.

State Government Relations Group



REBECCA J. KANNINEN

Ms. Kanninen leads the firm's Minnesota-based lobbying team as Partner in Charge of State Government Affairs. With more than 18 years of government relations experience at LGN, she is known at the Minnesota State Capitol as a leader and bipartisan political strategist who is well-respected for her thoughtful approach to positively position the firm's clients for success.

As partner at LGN, she advises some of the state's largest corporations and trade associations on reputation management, political profile, government relations services and public affairs campaigns. Ms. Kanninen manages her practice area's business development plans and strategies to provide comprehensive services to clients. Her government relations work focuses on the areas of energy, telecommunications, technology, insurance, general business, labor management, and election law, and has translated into many successful policy initiatives on behalf of the firm's clients. Her legal practice focuses on campaign finance and election law.

Prior to joining LGN in 1999, she gained considerable knowledge of the legislative process and participants working as committee staff in the Minnesota State Senate and the Wisconsin State Legislature.

Ms. Kanninen was named one of the top 50 Women in Business by the Minneapolis/St. Paul Business Journal in 2014. She currently serves on the St. Paul Chamber of Commerce PAC board, the William Mitchell Alumni board and is a long-time member of the Minnesota Government Relations Council and the Public Affairs Council. She is active in supporting the Minnesota's art community and mentoring young professions interested in Government Affairs as part of the William Mitchell College of Law mentor-mentee program.

She received a B.A. in English from the University of Wisconsin-Madison, a J.D. from William Mitchell College of Law, and was admitted to practice law in Minnesota in 2013.

State Government Relations Group



DANIEL G. LARSON

Dan Larson is the Director of State and Local Government Affairs at Lockridge Grindal Nauen. Mr. Larson provides leadership, management, and oversight of the firm's state government relations team, which is one of the largest and most politically diverse in Minnesota.

Mr. Larson has 13 years with the firm and is an expert in strategic advocacy and the legislative process. He brings over 30 years of experience in government, civic participation, and politics. He demonstrates a keen understanding of taxes, public health, technology, economic development, labor, pensions, and issues faced by tribal governments.

Prior to joining the firm, Mr. Larson served as a member of the Minnesota Legislature for 10 years. He was first elected in 1998 and served stints in both the Minnesota House and Senate. His tenure in the legislature included leadership roles on the Senate Taxes Committee, Subcommittee on Elections, and the House Transportation Committee. In addition, Mr. Larson served on the Legislative Audit Commission, the Legislative Commission on Pensions and Retirement, and was a member of the Minnesota Amateur Sports Commission.

Mr. Larson has close working relationships with members of the legislature, the Governor's office and administration, as well as city and county officials. Mr. Larson represents two of the largest tribes in the state of Minnesota and has successfully lobbied for tribe-specific initiatives. He also has extensive experience working on behalf of building trades unions.

In 2016, Mr. Larson became certified as a White Belt in Legal Lean Sigma and Project Management. He is interested topics like leadership development, process improvement and innovative approaches to project management. Frameworks that integrate unparalleled teamwork and communication in pursuit of developing best practices and increased efficiencies for clients.

Additionally, Mr. Larson is a former member of the American Cancer Society Leadership Board for Minnesota. As a cancer survivor, he was the inspiration for the creation of the Anti-Cancer Caucus and laid the foundation for its success. Mr. Larson has also been formally recognized by the public health community for his work on anti-smoking efforts in the state.

State Government Relations Team



ANN LENCZEWSKI

A highly-regarded leader in Minnesota politics for more than twenty years, Ann Lenczewski assists Lockridge Grindal Nauen government relations clients on a broad range of issues, including tax policy, local government matters, and political strategy.

Ms. Lenczewski has earned a reputation as a smart, deeply knowledgeable, and effective leader in her many roles in state and local government. Ms. Lenczewski's unique expertise in tax policy and its interaction across state, county, and municipal governments – together with her unparalleled political savvy – is an asset to Lockridge Grindal Nauen's government relations clients.

Ms. Lenczewski has served in the Minnesota House of Representatives since 1999 and became known for her moderate, practical voice as chair of the Tax Committee. Prior to her service in state government, Ms. Lenczewski was twice elected to the Bloomington City Council and also served on the Bloomington Chamber of Commerce Board.

Ms. Lenczewski is a graduate of the College of St. Benedict and completed graduate work at Humphrey Institute of Public Affairs at the University of Minnesota.

State Government Relations Team



KEVIN MATZEK

Kevin J. Matzek is a highly-regarded political and policy professional with 19 years of experience in and around state government. As the Chief of Staff for the Senate Republican Caucus for eight years, Mr. Matzek led the execution of the caucus's legislative agenda, developed policy expertise on a wide variety of issues, and oversaw campaign efforts that resulted in the caucus winning the majority in the 2016 election.

Prior to becoming Chief of Staff, Mr. Matzek served as Legislative Director for the Senate Republican Caucus. Previously, he worked for the Minnesota House Republican Caucus for seven years in key positions including as Chief of Staff and as the Committee Administrator for two different committees – the House Ways and Means Committee and the House Public Safety Policy & Finance Committee. Mr. Matzek has also worked as the Director of Government Affairs for Hospitality Minnesota.

A graduate of the University of Wisconsin-Madison, Mr. Matzek lives in Golden Valley with his wife Julie and three kids.

State Government Relations Team



ANGELA HUSS

Angela Huss is a part of the firm's state government relations team and works with clients on local government matters and communications and grassroots advocacy efforts.

Prior to joining LGN, Ms. Huss worked in a variety of grassroots and political campaign roles. Most recently, she worked for Congressman Erik Paulsen as the District Outreach Coordinator in his Minnesota office. She was responsible for developing and maintaining relationships between the Paulsen office and community leaders and organizations.

Ms. Huss also played key roles in two of Congressman Paulsen's re-election campaigns – as the Political Director and the Field Office Manager respectively. During the 2014 election cycle, Ms. Huss worked for the Republican Party of Minnesota as their Youth Outreach Coordinator where she engaged thousands of young voters and recruited college students to volunteer in Minnesota House races across the state. Through her political involvement, she has cultivated a strong and diverse network of political and business leaders.

Currently, Ms. Huss serves on the Board of Directors of the Women LEAD MN PAC. She is a native of Fairmont, MN and graduated with a Bachelor of Arts in Entrepreneurship from the University of St. Thomas.

State Government Relations Team



JESSICA LINDEEN

Jessica Lindeen joined the Lockgride Grindal Nauen team in the fall of 2016. Since joining the firm, Ms. Lindeen has focused on healthcare, labor, and issues impacting tribal governments. Her extensive knowledge and experience navigating these complex issue areas makes her an important resource for firm clients. Known as a solutions-oriented thinker, she takes a creative approach towards identifying challenges and opportunities in the legislative process. Her strong communication skills ensure the process is accessible and transparent for firm clients.

Ms. Lindeen brings a diverse background of government relations and campaign experiences to the Lockridge Grindal Nauen team. Prior to her work in government relations, she spent multiple election cycles on the campaign trail working on congressional campaigns, as well as state-based issue and constitutional amendment campaigns, where she gained considerable knowledge of Minnesota's political landscape.

Ms. Lindeen graduated with a Bachelor of Arts in Political Science from the University of Iowa. As a part of her undergraduate work, she studied abroad at Saint Louis University in Madrid, Spain.

State Government Relations Team



PETER GLESSING

Peter H. Glessing is an associate with the firm's state government relations team and works with clients on communications and grassroots advocacy efforts. Mr. Glessing served in a variety of key roles at the Minnesota House of Representatives for five years and brings an advanced knowledge of the state's political landscape, an extensive network of influential leaders at the Capitol, and a deep background and understanding of policy analysis and public relations. His knowledge of the legislative process and constituent relations is a tremendous asset to firm clients for communications and grassroots advocacy efforts.

During his time at the Minnesota House, Mr. Glessing served as Deputy Director of Public Affairs at the Minnesota House Republican Caucus. He oversaw the communication department's implementation of caucus media strategy on a diverse legislative agenda and served as a communications advisor to many state representatives, including the House Majority Leader. He previously served the House Republican Caucus in their constituent services department.

Mr. Glessing graduated with a Bachelors of Arts from George Washington University in Washington, D.C. and earned his J.D. from the University of St. Thomas School of Law.

State Government Relations Group



NATHANIEL C. MUSSELL

Mr. Mussell is an associate with the firm's Government Relations Department and also practices in the area of health care law. Since joining the firm, Mr. Mussell has worked with physician organizations, large hospital systems, statewide non-profits, and mental health providers, to provide advice and counsel on various legislative and regulatory issues. He applies his extensive knowledge in health care policy to work closely with these organizations and other key stakeholders at the Capitol in St. Paul.

Prior to joining Lockridge Grindal Nauen he worked at the Minnesota Department of Human Services as a health care policy analyst. During law school, Mr. Mussell worked as a law clerk for the Center for Diagnostic Imaging and with the General Counsel's office at Children's Hospitals and Clinics.

Mr. Mussell also has experience working for several elected public officials. He previously worked as an intern in Representative Jim Ramstad's Washington D.C. office, as well as interning for both former State Senator Dave Knutson, and Governor Tim Pawlenty.

State Government Relations Team



CULLEN SHEEHAN

Cullen Sheehan represents clients before the Minnesota legislature on a variety of commerce, housing, education, and transportation issues. He is widely known in Minnesota and at the State Capitol for his ability to work with diverse coalitions and stakeholders to accomplish clients' goals.

Prior to joining LGN, Mr. Sheehan served in numerous capacities at the highest levels of politics and government. He served as Chief of Staff to the Minnesota Senate Republican Caucus and was instrumental in leading them to their first majority in 38 years. In addition, he served as a senior advisor to United States Senator Norm Coleman and was Coleman's campaign manager in one of the most expensive and closest Senate races in Minnesota history.

Mr. Sheehan has developed extensive national networks through his work in Republican politics. Notably, he was the Midwest Regional Political Director for the Republican National Committee and served as the Executive Director of the Republican Party of Iowa. Additionally, he has served in senior roles on numerous U.S. senatorial, congressional and gubernatorial campaigns.

Mr. Sheehan is a graduate of Saint Mary's University in Winona, Minnesota, where he earned a Bachelor of Arts degree in Political Science and minored in Public Administration. He serves on the Board of Directors for the Citizen's League, is a council member of AIPAC Minnesota and is a past Board member of Spare Key. Once a month he performs as lead singer with his part-time band, "The Most Interesting Band in the World."

State Government Relations Team



AMOS BRIGGS

Amos Briggs applies his advanced knowledge of the state's political landscape, extensive network of influential leaders at the Capitol, and deep background in policy analysis and public relations to advise firm clients on commerce, technology, education, and labor issues.

Before joining LGN, Mr. Briggs served as the Director of Communications with the Minnesota Senate DFL Caucus where he oversaw caucus media strategy on a diverse legislative agenda and served as a senior advisor to the Senate Majority Leader. Mr. Briggs previously served the Senate DFL Caucus coordinating policy research and legislative affairs, and developed a strong knowledge of the legislative process working with committee staff in the areas of state government finance, pensions, and data practices.

Prior to his career in Minnesota politics, Mr. Briggs managed political campaigns in Wisconsin. He also brings client-focused experience from the private sector where he served as project manager on implementations of electronic medical records for some of the nation's leading health care organizations. Mr. Briggs earned a B.A. in political science and anthropology from the University of Wisconsin-Madison.

REQUEST FOR ACTION CHASKA CITY COUNCIL 08/16/2021

Subject: Oak Ridge – Concept Plan Amendment

Applicant: RCS-RCA Oak Ridge LLC and Continental Properties

Location: 1 Oak Ridge Drive; west of Highway 41, North of Twin Cities & Western Railroad

Case No.: 2021-15

Synopsis: Applicant seeks to obtain approval of a Concept Plan Amendment to the Oakridge Concept Plan approved in March 2020, to allow for a Stormwater Pond and Multi-Family Residential where Multi-Family and Senior Housing were previously proposed

Prepared By: Elizabeth Hanson

Staff Recommendation: Motion to adopt Resolution

BACKGROUND

In December 1987 the Concept Plan, Preliminary Plat and Final Plat for the IDS Learning Center facility was approved. This approval showed the construction of a learning center building totaling approximately 170,000 square feet in floor area, with a total build-out of 199,000 square feet. The building has ultimately shifted from the IDS Learning Center to its current use as the Oak Ridge Hotel and Conference Center.

In March 2020 the Concept Plan for Oak Ridge was approved which included the remaining vacant area around the Conference Center (in total ~67 acres of land). This Concept Plan showed a proposal for the conference center and hotel remaining (orange), a big box retail use (purple), multi-family use (brown) and a senior living campus use (tan) to make up the remaining vacant area of Oakridge. See below for the layout of the March 2020 concept plan. Tonight we are focusing on, and amending, the brown and tan areas of the 2020 concept plan.



In 2020 after the Concept Plan approvals, an Environmental Assessment Worksheet (EAW) and a Negative Declaration for an Environmental Impact Statement (EIS) were completed. The EAW encompassed the previous March 2020 concept plan uses.

Over the course of a year, the project above has been dramatically affected by the COVID-19 global pandemic. The developer of the previously designated senior living campus (tan), United Properties, terminated their contract due to the significant impact COVID had on seniors and their mobility. Tonight, we are looking at a new user and project to encompass this area of the development. In addition, we are also looking to amend the previously approved multi-family area (brown) to be stormwater ponding that will service a majority of the development.

Continental Properties

Continental Properties are the new multi-family stakeholders for the south portion of the site. Their portfolio currently includes over 70 Communities across 19 states. Continental owns and operates all of their multi-family communities to ensure the on-site Property Management is first-class. To date, Continental has developed more than 26,000 homes, including 5 communities in Minnesota alone, the two most recent of which are currently under construction in Lakeville and Lake Elmo. Other finished communities exist in Savage, Apple Valley and St. Paul.

2040 COMPREHENSIVE PLAN

The 2040 Comprehensive Plan guides the subject property as Mixed Residential. The Mixed Residential designation in the Comprehensive Plan is defined as follows: *"Areas guided for the integration of more than one land use either vertically (e.g. multi-story buildings with residential and/or office uses above and commercial uses at street level) or horizontally as a planned development (e.g. planned mixed developments designed to integrate complementary land uses). Land uses allowed are residential, commercial, office, park, civic, and open space. Low, Medium, and High Density Residential uses are allowed."*

CONCEPT PLAN AMENDMENT

The March 2020 Oak Ridge concept plan included preserving the existing hotel/conference center, adding a retail site along Highway 41 (Costco), adding a Senior living campus on the south side of the site, adding a multi-family building on the northwest side of the site, and adding a new full access onto Highway 41. The Concept Plan Amendment request proposed at this time includes amending the Senior living campus and the multi-family use; the Senior Living Campus is proposed to be replaced with multi-family residential, and the northwest multi-family use is proposed to be replaced with stormwater ponding for the site. The other uses (Conference Center and Costco) are proposed to remain as previously shown.

The main applicant of this request is Continental Properties who represents the new multi-family use. The use encompasses approximately 27 acres of land on the south portion of Oak Ridge Commons, with the intent to build a 280-unit market-rate suburban community known as "Springs at McKnight Lake".

The multi-family use previously shown on the northwest portion of Oak Ridge Commons is now proposed to be stormwater ponding. This ponding area will service a majority of the proposed uses on site.

Project Goals. The applicant states their project goals for the new Multi-Family use in their narrative (page 9). They also state that they want to *"provide a much needed housing alternative that is not currently in Chaska which will add to the diversity of housing choice called for in the 2040 Comprehensive Plan. The stacked flat housing style utilizes all direct access to each home unit on the first floor, there are no common hallways. The Springs at McKnight Lake community will be a unique community with views of McKnight Lake that take advantage of topography in a way that large building masses cannot. Further all buildings at the Springs at McKnight Lake will be for rent housing only. There will be no unit that will be for sale. The entire community will be professionally maintained by our Springs Management Team no 3rd party management team will be used."*

Site Data

Existing Use: Hotel/Conference Center and the remaining area is Vacant
 Comprehensive Plan: Mixed Residential
 Size: 66.8 acres total
 Steep Slopes: South, West and North sides of property
 Vegetation: Vegetation occurs mainly along the south, west and north sides of the property
 Wetlands: Southwest area of site
 Shoreland: 50 feet from ordinary high water mark of Chaska Creek
 Utilities: All utilities are available to service property
 Road Access: Highway 41

Surrounding Area			
Direction	Existing Use	Comp Plan	Zoning
North	Big Woods Lake & Light Industrial	Open Space/Industrial	Park & Industrial
East (across TH 41)	Industrial	Industrial	Industrial
South	Twin Cities & Western Railroad, and Senior Housing	Mixed Residential	PRD
West	McKnight Lake & Rural Residential	Open Space/Rural Residential	Park & RR-2

Existing Conditions. The property was developed into the existing 171,000 square foot hotel and conference center back in 1987. The conference center was set into the hillside along Lake McKnight to take advantage of the lake views and to set the building back into a somewhat secluded area of nature. The original intent of this development was to make this site a corporate retreat, so seclusion was a key component in the original design. The conference center is designed to look like an institutional facility as you approach the building from highway 41, but the lake side of the building has the stunning floor to ceiling glass wall to bring a part of the natural scenery into the complex.

Steep slope areas comprise the north, west and south sides of the site leaving most of the developable land along highway 41. As noted above, vegetation mainly exists along the south, west and north areas of the site.

Access to the site is currently served by one access point from Minnesota Highway 41 just off the curve of the bridge across the railroad.

Stormwater Ponding. In the far northwest corner, a market rate multifamily apartment building was previously proposed in the March 2020 concept plan. This area is now slated to be stormwater ponding for the majority of the development. It was discovered that underground stormwater systems would not be economically feasible and thus above ground systems had to be explored. The NW corner was a prime area to be converted into ponding to help serve the overall development.

Springs at McKnight Lake (Multi-Family Residential). The applicant states that the Springs at McKnight Lake proposal offers greater flexibility in site design with its 14 individual building able to capture grade change more efficiently and create better sight lines to the Lake and area green space and the resident amenities. The courtyard design creates exterior community gathering places that will allow residents to enjoy the natural surroundings of McKnight Lake. The Springs site will also have a trail connection to connect Springs residents to Chaska's McKnight Lake trail. It should be noted that this trail system only provides access to McKnight and Big Woods Lakes. Access to the south beyond the Twin Cities and Western Railroad is not achievable, and thus makes this site physically separated from the greater community. All buildings in the Springs development will be two (2) stories allowing the natural light to reach the open space courtyards between each building. Additionally, with no common hallways and all direct access units there are essentially no rear elevations at the Springs. Access to individual homes are located on each building elevation.

This area will consist of 280 units of market-rate dwelling units. The 280 units would be spread across 14 residential buildings at two-stories tall (20 units per building). There will be a variety of unit types with a total of 28 studio, 112 one-bedroom, 112 two-bedroom, and 28 three-bedroom units. Residents will have the choice between attached/direct-access garages, detached garages, or surface parking to fit their vehicular needs. In addition to the 14 residential buildings, the site will also offer a 4,630 square foot clubhouse, car care area, pet areas, and storage lockers.

The 14 residential buildings proposed are all two stories in height with 20 units in each. They are all the same size and profile. The materials proposed will be a mix of Hardie siding, brick masonry and glass. The applicant is showing that a Chaska brick color will be the masonry used on all buildings to better fit into the community. Three color schemes are proposed among the buildings, which was provided in the concept plan packet. An exhibit also shows how these color schemes will be organized on site.

The development shows access off of the proposed private internal roadway that will loop the other uses of Oak Ridge out to Highway 41. The clubhouse is situated towards the main vehicle entrance off the loop road on the northeast portion of the site. The clubhouse will offer a fitness center, employee offices, indoor gathering space, and outdoor pool. The Site plan shows that the project will be enclosed and secured by a perimeter fence and automatic vehicular gates at the community entry.

Staff notes:

- *Comprehensive Plan, Zoning and Housing Diversity. The Comprehensive Plan guides this area to allow for multi-family use. The site will need to be rezoned to accommodate the new use.*

The City's Comprehensive Plan also has a housing policy under the section Housing Diversity that limits the amount of Townhouse products in the City. It states the following, "Continue to encourage limiting the number of townhouses of any one product line to approximately 75 units. Historically, townhouse projects in Chaska have limited their product lines to below this number, due to the smaller size of the parcels that were available. This limitation has helped provide the community with a variety of housing styles and prices and made the associations less vulnerable to downturns in any one product line due to changes in the buying pattern of the general public." This policy has been consistently maintained in other townhouse-styled communities of Chaska, with approximately 75 or more units from the same development, can be seen mixed with other very different housing styles (ie. different townhouse designs, detached villas, rowhomes, single-family, apartments, etc).

The style of these buildings and development reads very much as a townhouse styled product, with the individual exterior entrances and exterior corridor areas as opposed to an internal corridor/spine. Because of this, staff would interpret that the housing policy noted above would apply. In order to achieve the above, the development would have to integrate additional, and different, residentially designed products within the 280 units. As an example, Clover Ridge does this very well, which is a development with several townhouse products integrated into it. These products are varied by different designs throughout; differing heights, different material applications, different entrance layouts, etc. Not one same product exceeds 75 units. Please see below for photos.

The developer has indicated that they wish to further work with staff, Planning Commission and City Council to find better architectural means of providing the appropriate differentiation beyond the color schemes they initially submitted while maintaining their two story stacked flat building style.



(These units are primarily on Clover Ridge Drive, Braunworth Ct, Traditions Ct, and Legacy Lane)

- *Building Design & Colors.* The building design for each building provides articulation in the roof line and massing of the structure. Each residential building is designed relatively the same, and will be the same profile. The three color schemes proposed do not appear to provide much variation either. As noted in the previous section, the ability to provide variation in the design and type of housing will be important for this area as 14 buildings of relatively the same design and color scheme reads monotonous, and conflicts with the City's design application in other developments. Staff would require that the development meet the Housing Diversity policy by providing different townhouse-style designs and exterior color schemes. The developer has indicated that they wish to further work on this.
- *Mechanical Equipment.* When visiting the Springs at Lakeville, staff noticed that mechanical equipment (ie. ac units) are primarily located on the ground level next to the building. Granted the development was newer and landscaping was just installed, the ac units were very prominent in terms of visibility. It will be important for the applicant to show in the preliminary submittal how they plan to screen these components effectively and in a way that will be covered all year round.



- *Security Gates & Perimeter Fencing.* The concept plan shows the inclusion of perimeter fencing for the entire edge of the development with the use of a security gate at the front entrances. This is a common element found in all Springs communities. It has been noted to the applicant that gated communities are unfavored as they appear and feel to be physically disconnected from the broader community. There are no gated communities in Chaska for that reason. The applicant has stated that they plan to eliminate the vehicular gates and keycard pedestrian connections to adjacent trail and sidewalk connections. Security gates will still be maintained around the clubhouse pool area, and staff is agreeable to this. Fencing could potentially be used in certain areas

around the perimeter as aesthetic but not as an element that provides complete separation.

- *Relationship to McKnight Lake. It will be important to address the visibility seen from the lake and adjacent public trails. The lake and trails sit well below this site and will have minimal viewsheds due to the buildings being two-stories tall. However, it will still be important to provide articulation in the landscaping and buildings so that what is seen from public view is well articulated. The stormwater area on the western side will be the closest element to the public trail and should also be landscaped around it so there is natural separation.*
- *Sidewalks & Trails. The overall Oak Ridge site will contain a network of trails and sidewalks that will be important to show how this site connects into the broader system as well as internally. The site plan is showing a series of internal sidewalks that run through each of the courtyard settings of the buildings.*

Public trails currently exist on the western and southern edges abutting this site that loop around McKnight Lake. It will be important to show how the site connects to this public trail. There is an existing opening/mowed trail that extends to the public trail on the southwest portion of the site (the opening can be seen on the site plan); this connection should be maintained or a new one proposed that provides convenient connection for the proposed community. The site plan currently does not show a direct connection, and it will be important in the preliminary plans that it does. The applicant has indicated this is their intention to maintain and show this.

- *Usable Open Space & Amenities. Multi-family residential facilities require a level of usable open space (a minimum of 15% of the gross site area for this site). The applicant has indicated several amenity areas that will be provided such as the clubhouse, outdoor grilling area, outdoor pool, and pet playground areas. The applicant states that their amenity areas are based on the resident demographics that occupy their communities, which is predominantly people between the ages of 20-34 (42%) and 35-49 (20%). Kids make up roughly 15% of the demographic according to their data. Based on the site plan provided there appear to be no playgrounds or tot lots provided. It should be noted that the site is physically secluded from the broader area (ie. Twin Cities and Wester Railroad acting as a hard edge and physical separation to adjacent trail systems), thus making it difficult for residents to connect to other nearby parks/amenities. Because of this, it is important that the proposed community provide for amenities that will serve all who live in it, including children.*

In addition, the Springs communities are all pet friendly. Each Springs community averages around 97 dogs. Because of this many of the amenities offered are targeted towards pets (ie. pet playgrounds and pet wash station).

Because of the proximity of the lake and wooded areas, it would be beneficial to tie the usable open space areas to these elements via viewsheds. The applicant will have to show in their preliminary submittal how they plan to meet this requirement.

- Parking & Turnarounds. *The multi-family use will have to meet the City's multi-family residential parking requirement, which is 2 parking stalls per dwelling unit (280 dwelling units; 560 stalls required). The site plan is showing a total of 576 parking spaces, which exceeds the City's requirements. The breakdown of this is as follows:*
 - *Attached Garage Stalls: 112*
 - *Detached Garage Stalls: 31*
 - *Surface Parking Stalls: 433*

The amount of covered parking stalls (144) is lower than the total dwelling unit count (280). The applicant states that in the Metro Minneapolis market, the Springs properties average 50% garage to unit ratio. In other Springs communities the data shows that residents do not need covered/garage parking for every dwelling unit. Because of this the project only shows a less than one for one ratio on covered parking.

For context, other communities in Chaska typically provide for at least a one-to-one covered parking provision for residential sites. The convenience of direct and covered parking is an amenity for residents. This concept lends itself to be a little different in where most units will have to park outside. Staff questions if residents may have to walk a ways (depending on how many stalls are occupied in front of their unit) to get from their vehicle to their front door, and whether that is appropriate and desirable. It also begs the question if more covered stalls would be necessary/more desirable so that the site is conveniently catered to its residents. It would be helpful to understand how residents without attached garages manage parking on site and getting to their units conveniently. The applicant should provide a summary on these items in their preliminary.

The layout of the site is twisty-curve with the parking lots connecting the various blocks of buildings. The topography of the site also creates a challenging layout for buildings and intertwining parking lots. Because of this there appear to be tight corners in the parking and drive aisles, which could be an issue for emergency vehicles. The applicant will be required to show in the preliminary submittal how emergency vehicles will be able to traverse the site effectively.

- Landscaping, Tree Preservation and Screening along Highway 41 & TC&W Railway. *Landscaping will have to meet multi-family standards. In addition, planting islands will be required within each lot's parking lots that exceed 25 parking stalls or more and need to meet the City's planting island ordinance.*

Tree preservation will also be an important element of this site. Large wooded areas exist on the south and west sides. The applicant will be required to conduct a tree survey and tree preservation plan for their preliminary submittal.

Because of the high visibility from Highway 41 the buildings will have to provide a high level of landscaping and screening on this edge to help screen the buildings from the activity on Highway 41. A mixture of landscaping and berming will be important. This will also be necessary along the edge that abuts the Twin Cities & Western railway. Existing vegetation abuts the south edge of the site from the wooded steep slopes but it

will be important to identify that in the preliminary submittal to show that there is adequate screening from the railroad.

- *EAW, Traffic Comparison & Access. In 2020, the City and developer completed a EAW for the site. The EAW was based off the previous March 2020 uses. The applicant has prepared traffic figures to show the difference between the new multi-family use and the previous Senior living campus and multi-family uses. In conclusion, the numbers reflect the trip generation to be lower than the previous uses. It does not appear based on the decreased numbers that a separate EAW needs to be completed. The applicant will still need to work with staff and appropriate agencies to ensure that the new use does not create adverse effects on the proposed and existing roadway systems. These impacts will need to be evaluated in the traffic report generated for the preliminary submittal.*

Access to the site is shown on the loop road that connects into the greater system of Highway 41. The traffic report will need to demonstrate the needed improvements ((i.e., number of accesses, stacking, turn lanes, etc.) into and out of the lot to provide a safe and desirable traffic condition.

- *Signage. The applicant has provided an exhibit showing the signage for the site. Specifically, the wall signs on the clubhouse building. It appears that halo illumination is proposed. City code does not allow for internal illumination of any kind for residential signage. The lighting would have to come from an external light source such as goose neck lighting or up-lighting.*
- *Setbacks. The developer should anticipate typical residential setbacks for this development. Buildings should be setback 150 feet from the centerline (from centerline of adjacent travel lane) of Highway 41. Buildings should also be setback a minimum of 50 feet from each edge of wooded steep slopes (30 foot no grade-mow), 50 feet from the ordinary high-water mark of Chaska Creek, 40 feet from City park land (including City trails), and 50 feet from the Twin Cities and Western railway right-of-way.*

Freestanding signs are required to be setback at least 15 feet from the right-of-way of Highway 41, and 10 feet from all other property lines.

- *Utilities & Grading. Water and sewer are available to serve the site. It will be important to understand the use's proposed impact on the sewer capacity as well. The project's storm water design will need to meet the City's, Carver County Water Management's, and appropriate State and Federal requirements.*

Site grading will need to address and manage the steep slopes and rolling terrain over the property. The site directly abuts McKnight Lake to the west with steep wooded slopes. It will be important that wooded steep slope setbacks are adhered to. Stormwater management and properly routing drainage will be critical for protecting both lakes and the steep slopes from erosion. Adhering to the City's stormwater management requirements for controlling stormwater runoff rates and providing water treatment will be important since the site will drain to the lakes.

- *Lighting.* Lighting will have to meet the City's lighting ordinance (Section 9.24). Fixtures used will have to be downcast and fully shield. A photometric plan and proposed lighting specs will need to be submitted during preliminary submittal for all lots.

Parkland. The area which makes up this Concept Plan does not contain areas required for city parks, per the Comprehensive Plan. As such the developer would be responsible for paying park dedication fees during the platting process.

Grading. Site grading will need to address and manage the steep slopes and rolling terrain over the property. The overall Oak Ridge site directly abuts Big Woods Lake to the north and McKnight Lake to the west with steep wooded slopes. Stormwater management and properly routing drainage will be critical for protecting both lakes and the steep slopes from erosion. Adhering to the City's stormwater management requirements for controlling stormwater runoff rates and providing water treatment will be important since the site will drain to the lakes.

Utilities. Gravity sanitary sewer exists along the entire west edge of the property. The sewer that exists is a trunk sewer line and is available for connection. Since the development plan proposes a number of new uses an evaluation of the capacity of the sanitary sewer system is needed to evaluate any constraints to the overall system.

Wetlands. The Concept plan generally respects the major wetland areas and wooded slope areas located over the property. It will be important as the plan moves forward to engage and involve the wetland agencies on any proposed impacts. The developer will be required to conduct and submit a wetland delineation report in their preliminary.

Development Costs (Infrastructure Improvements)

The City of Chaska has a number of area-wide development cost such as, but not limited to:

- New Signal/Lane Improvements
- Storm Sewer
- Trails
- Parks
- Sanitary Sewer & Water

Prior to final platting, the developer will need to work with City Staff to determine which of these are applicable and what those fees will be.

Deadline for Agency Actions. The City of Chaska received the complete application for this request on Tuesday, July 6, 2021. Pursuant to Minnesota State Statutes the City must act on this request by **Saturday, September 4, 2021 (60 days)**, unless the City provides the petitioner with written reasons for an additional 60-day review period. The additional review period would extend to Wednesday, November 3, 2021. The City may with the petitioner's consent extend the review period beyond the Wednesday, November 3, 2021 date. Lastly, if the City denies the petitioners request "... it must state in writing the reasons for the denial at the time it denies the request."

PLANNING COMMISSION ACTION TAKEN 08/11/2021:

Motion to recommend to City Council approval of the Oak Ridge Concept Plan Amendment, subject to the following conditions:

1. Approvals shall be based on the following graphic exhibits:
 - a. Concept Site Plan Review Narrative (pgs. 1-29), prepared by RCS-RCA Oakridge LLC and Continental Properties, dated June 30, 2021
 - b. Site Features Map, prepared by Alliant, dated July 1, 2021
 - c. Site Forces Map, prepared by prepared by Alliant, dated July 1, 2021
 - d. Proposed Site Plan, prepared by Alliant, dated June 9, 2021
 - e. Zoomed In Proposed Site Plan, prepared by Alliant, dated June 18, 2021
 - f. Colored Site Plan, prepared by Alliant, undated
2. Adherence with the City Engineer's Memo dated August 6, 2021.
3. Adherence to the City's Boulevard Tree Policy and local street section design.
4. Approval of the new access onto Highway 41 by MnDOT and the City.
5. Prior to final plat approval, developer shall enter into an agreement with the City for the provision of necessary infrastructure and associated development costs.
6. Provision of a storm water management plan meeting City and Carver County WMO standards.
7. Provision that Section 9 Special Regulations of the zoning ordinance is complied with in full.
8. Preservation of the wooded steep slopes, and adherence of the 30-foot no grade/no mow buffer and the 50-foot building setback from that wooded steep slope.
9. Provision to provide a high level of landscaping and screening on the edge of Highway 41 and the Twin Cities & Western railway and to be addressed at preliminary submittal.
10. Provision that Planting Islands Section 9.6.5.4 will be met for all lots.
11. Provision that Retaining Walls Section 9.9.6 will be met.
12. Provision that multi-family uses meet Usable Open Space Section 9.11.4.1.1.
13. Provision of a tot lot, or something similar for a kids amenity, and to be addressed in the preliminary submittal.
14. Provision of a tree survey and tree preservation plan at preliminary submittal.
15. Provision that no one Townhouse style of the same design exceed 75 units and be addressed on the preliminary plans.
16. Provision that the three color schemes are more differentiated and be addressed in the preliminary submittal.
17. Provision that the buildings provide for articulation and appeal along all of its edges but more importantly as they abut McKnight Lake and public trails.
18. Provision of buildings that will meet or exceed the City's exterior building material requirements and that those buildings should have an overall theme that is reflective of the place (and Chaska as a whole) as it relates to materials and massing.
19. Provision that mechanical equipment is completely screened from view, and to be addressed in the preliminary submittal.
20. Provision that perimeter fencing and vehicular security gates are eliminated on the plans (with the exception of the pool area), and to be addressed at preliminary submittal.
21. Provision that landscaping/screening is achieved around the proposed edges that abut the public trail and to be addressed at preliminary submittal.
22. Provision that a direct trail connection is achieved between the Springs site and the public trail around McKnight Lake, and to be shown on the preliminary submittal.
23. Provision that residential signage is not internally, or halo, illuminated.
24. Provision that sign permits are obtained prior to installation of any signs.
25. Provision of a fire turnaround exhibit to be submitted at preliminary.
26. Provision of a parking summary addressing the need for covered parking and how residents without attached garages manage parking on site and getting to their units

- conveniently, and to be provided at preliminary submittal.
27. Provision of a traffic study to demonstrate the needed improvements (i.e., number of accesses, stacking, turn lanes, etc.) into and out of the multi-family lot to provide a safe and desirable traffic condition, and to be submitted at preliminary.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution No. 2021-53 approving the Oak Ridge Concept Plan Amendment (PC #2021-15).

**CITY OF CHASKA
CARVER COUNTY, MINNESOTA**

RESOLUTION

DATE 08/16/2021 **RESOLUTION NO.** 2021-53

MOTION BY COUNCILMEMBER _____ **SECOND BY COUNCILMEMBER** _____

Resolution approving the Oak Ridge Concept Plan Amendment / RCS-RCA Oak Ridge LLC and Continental Properties /PC #2021-15

WHEREAS, the March 2020 Oak Ridge concept plan included preserving the existing hotel/conference center, adding a retail site along Highway 41 (Costco), adding a Senior living campus on the south side of the site, adding a multi-family building on the northwest side of the site, and adding a new full access onto Highway 41; and

WHEREAS, the Concept Plan Amendment request proposed at this time includes amending the Senior living campus and the multi-family use; the Senior Living Campus is proposed to be replaced with multi-family residential, and the northwest multi-family use is proposed to be replaced with stormwater ponding for the site; the other uses (Conference Center and Costco) are proposed to remain as previously shown; and

WHEREAS, the main applicant of this request is Continental Properties who represents the new multi-family use; and

WHEREAS, the use encompasses approximately 27 acres of land on the south portion of Oak Ridge Commons, with the intent to build a 280-unit market-rate suburban community known as "Springs at McKnight Lake"; and

WHEREAS, the multi-family use previously shown on the northwest portion of Oak Ridge Commons is now proposed to be stormwater ponding; and

WHEREAS, the City's Comprehensive Plan also has a housing policy under the section Housing Diversity that limits the amount of Townhouse products in the City; and

WHEREAS, it states the following, "Continue to encourage limiting the number of townhouses of any one product line to approximately 75 units. Historically, townhouse projects in Chaska have limited their product lines to below this number, due to the smaller size of the parcels that were available. This limitation has helped provide the community with a variety of housing styles and prices and made the associations less vulnerable to downturns in any one product line due to changes in the buying pattern of the general public."; and

WHEREAS, this policy has been consistently maintained in other townhouse-styled communities of Chaska, with approximately 75 or more units from the same development, can be seen mixed with other very different housing styles (ie. different townhouse designs, detached villas, rowhomes, single-family, apartments, etc); and

WHEREAS, the style of these buildings and development reads very much as a townhouse styled product, with the individual exterior entrances and exterior corridor areas as opposed to an internal corridor/spine; and

WHEREAS, because of this, staff would interpret that the housing policy noted above would

apply, and in order to achieve the above, the development would have to integrate additional, and different, residentially designed products within the 280 units; and

WHEREAS, the developer has indicated that they wish to further work with staff, Planning Commission and City Council to find better architectural means of providing the appropriate differentiation beyond the color schemes they initially submitted while maintaining their two story stacked flat building style; and

WHEREAS, the three color schemes proposed do not appear to provide much variation either; and

WHEREAS, the ability to provide variation in the design and type of housing will be important for this area as 14 buildings of relatively the same design and color scheme reads monotonous, and conflicts with the City's design application in other developments; and

WHEREAS, it will be important for the applicant to show in the preliminary submittal how they plan to screen the mechanical equipment effectively and in a way that will be covered all year round; and

WHEREAS, the concept plan shows the inclusion of perimeter fencing for the entire edge of the development with the use of a security gate at the front entrances; and

WHEREAS, it has been noted to the applicant that gated communities are disfavored as they appear and feel to be physically disconnected from the broader community; and

WHEREAS, the applicant has stated that they plan to eliminate the vehicular gates and keycard pedestrian connections to adjacent trail and sidewalk connections; and

WHEREAS, it will be important to provide articulation in the landscaping and buildings so that what is seen from public view from the trails and McKnight Lake is well articulated; and

WHEREAS, it will be important to show how the site connects to the public trail along McKnight Lake; and

WHEREAS, there is an existing opening/mowed trail that extends to the public trail on the southwest portion of the site (the opening can be seen on the site plan); this connection should be maintained or a new one proposed that provides convenient connection for the proposed community; and

WHEREAS, multi-family residential facilities require a level of usable open space (a minimum of 15% of the gross site area for this site); and

WHEREAS, kids make up roughly 15% of the demographic according to their data, and based on the site plan provided there appear to be no playgrounds or tot lots provided; and

WHEREAS, it should be noted that the site is physically secluded from the broader area (ie. Twin Cities and Wester Railroad acting as a hard edge and physical separation to adjacent trail systems), thus making it difficult for residents to connect to other nearby parks/amenities; and

WHEREAS, because of this, it is important that the proposed community provide for amenities that will serve all who live in it, including children; and

WHEREAS, the site plan is showing a total of 576 parking spaces, which exceeds the City's requirements; and

WHEREAS, the amount of covered parking stalls (144) is lower than the total dwelling unit count (280); and

WHEREAS, the convenience of direct and covered parking is an amenity for residents; and

WHEREAS, staff questions if residents may have to walk a ways (depending on how many stalls are occupied in front of their unit) to get from their vehicle to their front door, and whether that is appropriate and desirable; and

WHEREAS, it would be helpful to understand how residents without attached garages manage parking on site and getting to their units conveniently, and the applicant shall provide a summary on these items in their preliminary; and

WHEREAS, planting islands will be required within each lot's parking lots that exceed 25 parking stalls or more and need to meet the City's planting island ordinance; and

WHEREAS, because of the high visibility from Highway 41 the buildings will have to provide a high level of landscaping and screening on this edge to help screen the buildings from the activity on Highway 41, and a mixture of landscaping and berming will be important; and

WHEREAS, access to the site is shown on the loop road that connects into the greater system of Highway 41, and the traffic report will need to demonstrate the needed improvements ((i.e., number of accesses, stacking, turn lanes, etc.) into and out of the lot to provide a safe and desirable traffic condition; and

WHEREAS, City code does not allow for internal illumination of any kind for residential signage; and

WHEREAS, freestanding signs are required to be setback at least 15 feet from the right-of-way of Highway 41, and 10 feet from all other property lines; and

WHEREAS, buildings should be setback 150 feet from the centerline (from centerline of adjacent travel lane) of Highway 41; buildings should also be setback a minimum of 50 feet from each edge of wooded steep slopes (30 foot no grade-mow), 50 feet from the ordinary high-water mark of Chaska Creek, 40 feet from City park land (including City trails), and 50 feet from the Twin Cities and Western railway right-of-way; and

WHEREAS, the developer would be responsible for paying park dedication fees during the platting process; and

WHEREAS, the overall Oak Ridge site directly abuts Big Woods Lake to the north and McKnight Lake to the west with steep wooded slopes, and stormwater management and properly routing drainage will be critical for protecting both lakes and the steep slopes from erosion; and

WHEREAS, the developer will be required to conduct and submit a wetland delineation report in their preliminary; and

WHEREAS, on August 11, 2021 the Planning Commission recommended approval to the City Council of the Oak Ridge Concept Plan Amendment (PC#2021-15); and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota, hereby approves the Oak Ridge Concept Plan Amendment (PC#2021-15), subject to the aforementioned stipulations and following conditions:

1. Approvals shall be based on the following graphic exhibits:
 - a. Concept Site Plan Review Narrative (pgs. 1-29), prepared by RCS-RCA Oakridge LLC and Continental Properties, dated June 30, 2021
 - b. Site Features Map, prepared by Alliant, dated July 1, 2021
 - c. Site Forces Map, prepared by prepared by Alliant, dated July 1, 2021
 - d. Proposed Site Plan, prepared by Alliant, dated June 9, 2021
 - e. Zoomed In Proposed Site Plan, prepared by Alliant, dated June 18, 2021
 - f. Colored Site Plan, prepared by Alliant, undated
2. Adherence with the City Engineer's Memo dated August 6, 2021.
3. Adherence to the City's Boulevard Tree Policy and local street section design.
4. Approval of the new access onto Highway 41 by MnDOT and the City.
5. Prior to final plat approval, developer shall enter into an agreement with the City for the provision of necessary infrastructure and associated development costs.
6. Provision of a storm water management plan meeting City and Carver County WMO standards.
7. Provision that Section 9 Special Regulations of the zoning ordinance is complied with in full.
8. Preservation of the wooded steep slopes, and adherence of the 30-foot no grade/no mow buffer and the 50-foot building setback from that wooded steep slope.
9. Provision to provide a high level of landscaping and screening on the edge of Highway 41 and the Twin Cities & Western railway and to be addressed at preliminary submittal.
10. Provision that Planting Islands Section 9.6.5.4 will be met for all lots.
11. Provision that Retaining Walls Section 9.9.6 will be met.
12. Provision that multi-family uses meet Usable Open Space Section 9.11.4.1.1.
13. Provision of a tot lot, or something similar for a kids amenity, and to be addressed in the preliminary submittal.
14. Provision of a tree survey and tree preservation plan at preliminary submittal.
15. Provision that no one Townhouse style of the same design exceed 75 units and be addressed on the preliminary plans.
16. Provision that the three color schemes are more differentiated and be addressed in the preliminary submittal.
17. Provision that the buildings provide for articulation and appeal along all of its edges but more importantly as they abut McKnight Lake and public trails.
18. Provision of buildings that will meet or exceed the City's exterior building material requirements and that those buildings should have an overall theme that is reflective of the place (and Chaska as a whole) as it relates to materials and massing.
19. Provision that mechanical equipment is completely screened from view, and to be addressed in the preliminary submittal.
20. Provision that perimeter fencing and vehicular security gates are eliminated on the plans (with the exception of the pool area), and to be addressed at preliminary submittal.
21. Provision that landscaping/screening is achieved around the proposed edges that abut the public trail and to be addressed at preliminary submittal.
22. Provision that a direct trail connection is achieved between the Springs site and the public trail around McKnight Lake, and to be shown on the preliminary submittal.
23. Provision that residential signage is not internally, or halo, illuminated.
24. Provision that sign permits are obtained prior to installation of any signs.
25. Provision of a fire turnaround exhibit to be submitted at preliminary.
26. Provision of a parking summary addressing the need for covered parking and how residents without attached garages manage parking on site and getting to their units conveniently, and to be provided at preliminary submittal.
27. Provision of a traffic study to demonstrate the needed improvements (i.e., number of accesses, stacking, turn lanes, etc.) into and out of the multi-family lot to provide a safe and desirable traffic condition, and to be submitted at preliminary.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of August, 2021.

Mark Windschitl, Mayor

Attest: _____
Chaska Deputy Clerk



City of Chaska Memorandum

To: Planning Commission
From: Matt Clark, City Engineer
Date: August 6, 2021
Subject: Oak Ridge Center – Concept Plan Amendment

The master concept plan for the property that is being reviewed has several changes from the previous March 2020 approval. The amendment includes new uses of multi-family and stormwater ponding. The plan includes fully developing the property and will require extensive changes over the currently undeveloped portion of the property.

The development team has continued to work with MnDOT on the improvements to the trunk highway. The traffic control that is being proposed at the Peavey intersection has now been decided by MnDOT as a multi-lane roundabout. The developer and staff are continuing to work with MnDOT through next steps for complete a plan to construct improvements to the trunk highway.

A regional stormwater pond is now being proposed with the concept plan which is a change from the previous submittal as well. The regional pond is planned to serve multiple sites for stormwater treatment needs. This is a nice change from the previous underground system that was proposed previously.

The engineer comments related to the concept plan are listed below:

- 1) Site grading will need to address and manage the steep slopes and rolling terrain over the property. The site directly abuts Big Woods Lake to the north and McKnight Lake to the west with steep wooded slopes. Stormwater management and properly routing drainage will be critical for protecting both lakes and the steep slopes from erosion. Adhering to the City's stormwater management requirements for controlling stormwater runoff rates and providing water treatment will be important since the site will drain to the lakes.
- 2) The Concept plan generally respects the major wetland areas and wooded slope areas located over the property. It will be important as the plan moves forward to engage and involve the wetland agencies on any proposed impacts.
- 3) Gravity sanitary sewer exists along the entire west edge of the property. The sewer that exists is a trunk sewer line and is available for connection. Since the development plan proposes a number of new uses an evaluation of the capacity of the sanitary sewer system is needed to evaluate any constraints to the overall system.
- 4) A trunk water main exists along TH 41 and is readily available for connection to service the proposed property.

- 5) In terms of traffic, additional access onto TH 41 will be necessary to support the new development. The plan includes providing a new multi-lane roundabout located at Peavey Road along with utilizing the existing access as a secondary entrance into the development. The City has been working with both Carver County and MnDOT to understand the overall impacts with the proposed plan. A preliminary traffic analysis has been completed that supports the access plan and increased traffic demand with the development. The traffic analysis for the development needs to further evaluate the internal site restrictions with the proposed uses and the improvements that will be required for the trunk Highway 41. Prior to the preliminary plat approval all MnDOT transportation requirements and approvals need to be met and an agreement in place for satisfying improvements to the state highway.

CONCEPT SITE PLAN REVIEW

THE SPRINGS AT MCKNIGHT LAKE

A multifamily residential development in
CHASKA, MN



C^QNTINENTAL 589 Fund LLC.

W134N8675 EXECUTIVE PARKWAY | MENOMONEE FALLS, WI 53051

RCS-RCA Oak Ridge, LLC

June 30, 2021

City of Chaska
One City Hall Plaza
Chaska, MN 55318

RE: Oak Ridge Commons - Concept Plan Amendment Submittal

To Whom it May Concern,

In March of 2020, RCS-RCA presented and received approval from the City of Chaska of a concept Master Plan for the Oakridge Convention Center property. In this presentation, the existing hotel and conference Center was to remain, a senior housing campus was being proposed on the south side of the property and a large retail space was proposed along Highway 41. We appreciate the opportunity to submit an Amendment to that Concept Plan for the Oak Ridge Commons project.

Over the last year, the project has been dramatically affected by the COVID-19 global pandemic. The developer of the previously designated senior living campus, United Properties, terminated their contract due to the significant impact COVID-19 had on seniors and their mobility. Today, we are happy to introduce a new developer for the multifamily parcel, Continental Properties, on whom this Concept Plan Amendment is focused. We believe their proposed project – 280 high quality townhome-style apartment units – will be a wonderful addition to our proposed master development and another great housing option for the residents and future residents of Chaska.

Additionally, the hospitality industry has been one of the hardest hit industries by COVID-19 as travel and large conference gatherings have both decreased significantly. The Oak Ridge hotel is now closed and has been for several months. We are currently exploring what the highest and best uses are for the building; the complex has excellent potential to see investment and be given a new life as a productive part of the Oak Ridge Commons development. While we work to find the ultimate new user for this complex, we are planning for each possible scenario to ensure a successful redevelopment of the property to benefit the project and the City.

Fortunately, despite the pandemic, Costco remains an excellent partner in the project and has been working tirelessly to collaborate with all parties to bring the project to fruition.

We want to thank all the staff at the City of Chaska for the significant time and effort they have invested in us and the Oak Ridge Commons project. We are eager to share this update with the Commissioners and Councilmembers as we move forward to bring the redevelopment of Oak Ridge Commons to life.

Please let us know if you have any questions or would like any more information.

Yours truly,



Sterling Black
Chief Manager
RCS-RCA Oakridge, LLC

TABLE OF CONTENTS

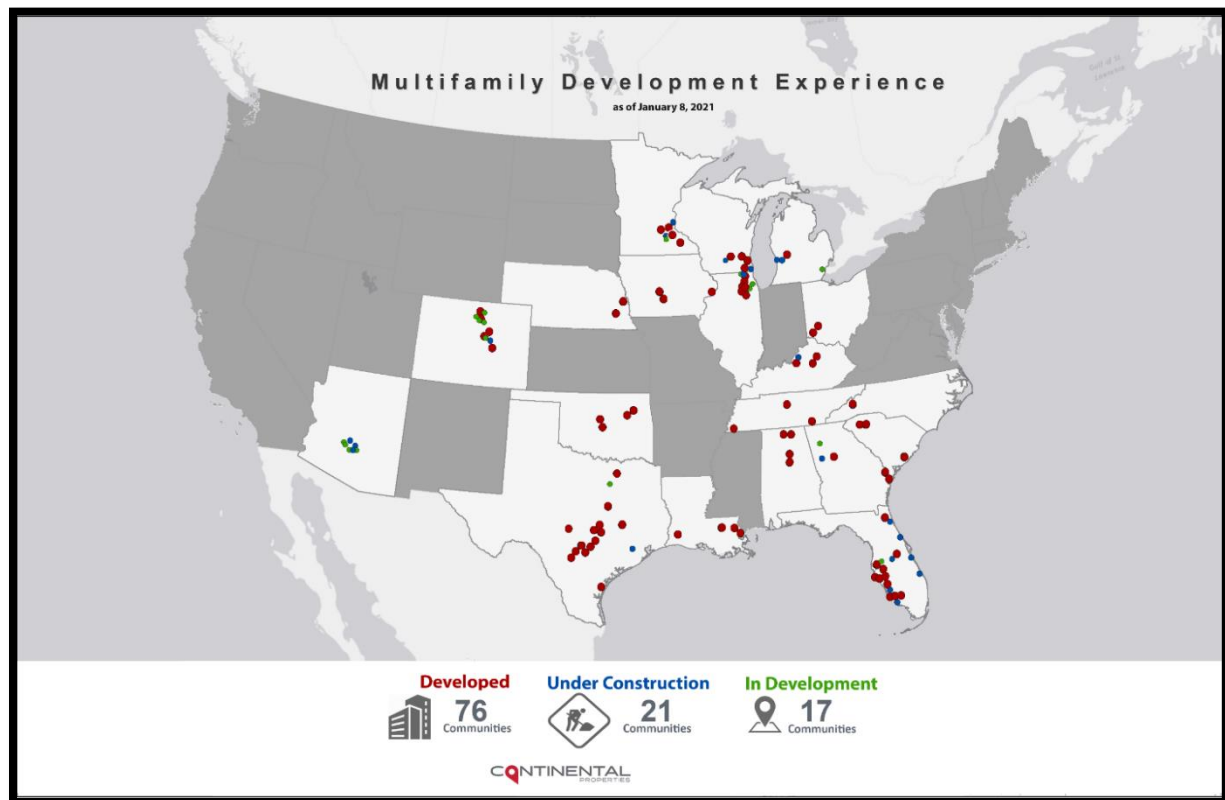
INTRODUCTION	2
PROJECT NARRATIVE	3
Project Introduction	3
Springs Community Overview.....	3
COHESION TO CHASKA’S GUIDING PRINCIPLES	3
Resident Demographics Summary and Amenities.....	4
PROJECT GOALS	7
EXISTING CONDITIONS AND THE PROPOSED SITE PLAN.....	8
Utilities and Traffic	8
Building Elevations, Color Scheme & Materials	9
Construction Duration	11
EXHIBITS	12
EXHIBIT A – Estimated Annual Spending	13
EXHIBIT B – Existing Site Plan and Site Forces Plan.....	13
EXHIBIT C – Proposed Site Plan	16
EXHIBIT D – Traffic Comparison Study	19
EXHIBIT E – Elevations, Color Groups & Sign Package	21

INTRODUCTION

CONTINENTAL'S DEVELOPMENT EXPERIENCE

Continental Properties' portfolio currently includes over 70 Communities across 19 states. Continental owns and operates all of our multifamily communities to ensure the on-site Property Management is first-class. To date, Continental has developed more than 26,000 homes, including 5 communities in Minnesota alone, the two most recent of which are currently under construction in Lakeville and Lake Elmo.

Continental's multi-family development emphasizes the use of suburban modern multifamily communities on the best sites, in the strongest sub-markets within markets with excellent supply and demand characteristics. Continental's portfolio of projects reflects that in its various communities throughout the US, *Multifamily Executive* ranked Continental among the Top 10 Division III (10,000-19,999 units) management companies.



PROJECT NARRATIVE

Project Introduction

Continental Properties Company is a national developer, owner, and operator of Class-A, market rate rental housing communities. Continental 589 Fund (Continental) has a purchase and sale agreement in place with RCS-RCA Oakridge LLC ("RCS-RCA") to purchase 27 acres of land at the southeast corner of Oak Ridge Commons, with intent to build a 280-unit market-rate suburban apartment community known as Springs at McKnight Lake.

Springs Community Overview

Continental's proposed apartment community includes 280 homes within 14 residential buildings. The development will be enclosed and secured by a perimeter fence and automatic vehicular gates at the community entry. Buildings will feature private, ground-level entrances to each home. All buildings are two-stories in height or less. Residents have a choice between attached, direct-access garages, detached garages or ample surface parking to best fit their needs. There will be a variety of home types including 28 studio homes, 112 One-bedroom, 112 Two-bedroom, and 28 Three-bedroom homes, as detailed in the table inset at right.

Type	#	%
Studio	28	10
1-Bedroom	112	40
2-Bedroom	112	40
3-Bedroom	28	10

COHESION TO CHASKA'S GUIDING PRINCIPLES

The Springs at McKnight Lake will contribute and reinforce the Chaska Mission Statement and its Core Strategies. In the following narrative, Continental will demonstrate how these guiding principles will shape our Springs community.

The proposed development brings great value to the surrounding community. Throughout the Community, homes provide modern exterior and interior spaces and finishes. This will be explored in greater detail later in the narrative.

The City comprehensive plan identifies the future land use for mixed residential use. Additionally, the comprehensive plan identifies that housing demand will be significantly driven by the need to provide housing for a population growth and the need to provide a variety of housing options for a diverse population as "Housing Needs".¹ The Springs at McKnight Lake brings a range of new housing options that specifically fulfills that need for current and future residents. With studios to three-bedroom units, the range of demographics served by the proposed community will attract young professionals, provide newer opportunities to current City residents, and will allow for the community's residents to age in place as the comprehensive plan calls out.

The City of Chaska's Comprehensive plan also calls for enhancing the high quality of life, well planned and orderly community development, and a sense of community as "Core Strategies".² The Springs community will provide quality housing options that encourage community interaction within the Springs development along with the natural and surrounding amenities. Several tenant amenities are included within the Springs community. Connectivity among buildings and tenant amenities is provided through an internal sidewalk network. Among the facilities are a 4,630 square foot clubhouse, car care area, pet wash station, a fenced pet playground, picnic areas, and storage lockers. Beyond resident amenities and high-quality finishes (both

interior and exterior) open space, landscaping, a courtyard approach to building layout provides pedestrian connectivity throughout the site to promote further neighbor interaction. Connectivity to the surrounding Chaska community will be incorporated into the Springs community by providing access to the public trail that follows the shoreline of McKnight Lake. This will bolster the healthy lifestyle that the Springs Community strives to provide its residents. Engineering still needs to be completed, but it is anticipated that similar trail connections can be used that were proposed in the former residential plans. The amenities offered will be discussed in greater detail later in this narrative.

The Springs community provides housing opportunities that are near local businesses and retail. The Springs residents spending power will help support local businesses and retailers, fostering future economic and employment growth. *Exhibit A* shows the estimated Annual Spending by Springs at McKnight Lake Residents. This table shows the spending breakdown that results in total annual spending by Springs households to be estimated to be around \$22,000,000. The opportunity for a Springs community at the site's unique location provides needed housing near a densely populous area and large employment centers. Convenient access to the greater Minneapolis area and surrounding suburbs with access to the ample transportation options will provide new housing in an area that has shown the need for additional quality housing. The proximity to the future Costco, Hazeltine Plaza and Chaska Commons commercial areas will see a bolstered customer base and more convenient housing availability for employees.

Continental respectfully requests the City's consideration of this development with specifications as demonstrated in the accompanying information and drawings. Continental strives to live by a specific culture and pledge. *"Better than anywhere else and better than we have ever done it before"* is, among many things, a demand for us to create communities that strive to create the best quality construction, amenities, and the best quality of living for our residents. Much like the City's mission statement, *"To be the 'Best Small Town in Minnesota'"*, Continental looks to reflect Chaska's unique qualities in every aspect of our Springs at McKnight Lake community.

Resident Demographics Summary and Amenities

Springs at McKnight Lake will allow for community integration and enhanced quality of life by enjoying the many amenities offered at the Springs community. the amenities offered at Springs properties is directly related to the demographic that calls Springs communities' home. With over 20,000 residents under management, Continental's property management has significant data on our industry, specifically across each community. The chart below breaks down the age groups of our Springs residents in Metro Minneapolis Springs communities where the 20-34 age group makes up most residents at 42% followed by the 35-49 age group at 20%.

Percent of Residents by Age Group for Metro Minneapolis Springs Properties					
	0-19 yrs	20-34 yrs	35-49 yrs	50-64 yrs	65+ yrs
Springs at Lakeville	18%	38%	19%	17%	9%
Springs at Egan Drive	16%	44%	19%	16%	5%
Springs at Apple Valley	10%	47%	20%	16%	7%
Springs at Cobblestone Lake	17%	38%	20%	17%	9%
Average	15%	42%	20%	17%	7%

The average number of children per community across over 13,000 homes is conservatively estimated at 10% of the total resident population. In our Metro Minneapolis Springs communities, the average number of children is 14% of our total resident population. With this, Springs at McKnight Lake is anticipated to have

	High School (14-18 yrs)	Middle School (11-13 yrs)	Elem. School (5-10 yrs)	Pre-School (0-4 yrs)	% of school aged kids
Springs at Lakeville	6%	4%	5%	1%	16%
Springs at Egan Drive	4%	3%	7%	1%	15%
Springs at Cobblestone Lake	4%	4%	6%	2%	16%
Springs at Apple Valley	3%	1%	5%	1%	10%
Average	4%	3%	6%	1%	14%

These numbers are the reasoning behind our amenity offerings. Connectivity among buildings and tenant amenities is provided through an internal sidewalk network. Among the facilities are a 4,630 square foot clubhouse, car care area, picnic areas, and storage lockers.

The clubhouse is open 7 days a week and includes a large gathering room which can be rented by residents for private events, 24-hour fitness center, kitchen area, coffee bar, and office space for Continental's on-site property management team. A pool and sun deck for the residents are provided behind the clubhouse along with an outdoor grilling area. The fitness room features a large garage-style door which may be opened during warmer months for an open-air workout area. The clubhouse and pool area are served by wireless internet service. All Springs communities include concierge trash pick-up and a centralized trash compacter. Residents will place their trash outside of their entryways and our on-site management team will pick it up and take to our trash compacter located in a centralized area of the site.

In addition to community amenities, residents can choose to have one of several unit amenities that are available to them. All units will have an upgrade signature package which includes granite countertops and stainless-steel appliances. Other upgrades available are beverage islands (wine fridges in kitchen), smart homes (doorbell cameras, smart thermostats, etc.) and stand-up showers which are all separate, additional upgrade option.

Our Springs communities are also pet friendly. In our Springs communities in the Metro Minneapolis area, dogs are the predominate pet with an average of 97 dogs in each of our Springs communities.

# of Pets in Metro Minneapolis Springs Properties		
	Cats	Dogs
Springs at Lakeville	26	104
Springs at Lake Elmo	5	15
Springs at Egan Drive	36	163
Springs at Apple Valley	31	117
Springs at Cobblestone Lake	30	86
Average	26	97

every resident of the Springs. Comparing the Springs at McKnight Lake's amenities to that to comparable rental communities in the City of Chaska, Springs at McKnight Lake will offer more amenities for our residents to enjoy.

Amenity Comparisons to Other Apartment Communities			
	Springs at McKnight Lake	Lake Jonathan Flats	Chaska Place
Clubhouse	x	x	X
Fitness Center	x	x	x
Pool	x	x	x
Dedicated Parking	x	x	x
Concierge Trash Pick-up	x		
Pet Playground	x		
Pet Wash Station	x	x	X
Car Wash Bay	x		x
Package Room	x		x
Outdoor Patio/Grilling Area	x	x	x
Internal Sidewalk Network	x		
Access to Lake Trails	x	x	
Total	12	7	8

Beyond the mentioned Springs amenities, the unique site location creates great open spaces, natural landscaping, and a courtyard approach to building layout. This provides pedestrian connectivity throughout the site to promote further neighbor interaction. With the quaint McKnight Lake as the backdrop of the Springs community, additional connectivity to the surrounding Chaska community will be incorporated into the Springs community by providing access to the public trail that follows the shoreline of McKnight Lake. Springs of McKnight Lake will also connect to future sidewalks along Hwy 41 and to the future Costco development directly north.

The location of Springs at McKnight also provides easy access to many community amenities that the City of Chaska has to offer including retail, recreation, and local area schools. While vehicles will remain the predominate form of transportation, the Springs' residents have the opportunity to use the proposed sidewalk improvements along Hwy 41 along with the Chaska trail system to access area amenities as seen on the map on the following page.



PROJECT GOALS

Springs at McKnight Lake has an overall goal of providing the Chaska area with a high quality, community-based lifestyle. Our site plan and overall development aims to reinforce the Chaska Mission Statement and its Core Strategies. Our garden style apartment approach to multi-family living is unique compared to most developers and it something that Chaska currently lacks. Our amenity and elevation packages for the Springs at McKnight Lake will be unique from other Springs properties in Continental's portfolio to blend in with the overall need of the overall project and the community.

Each Springs community strives to reach outside of our own communities and make a positive impact within the amazing municipalities we are honored to belong to and serve. Continental has the belief that being involved in our local communities is key for a happy, healthy, enhanced quality of life. *Springs Cares, Neighbors on Purpose®* is a program designed to achieve this by promoting charitable giving to non-profit organizations. Each Springs teams have chosen a charitable cause to support within their community. Along with our residents and help from local sponsors, the team will host a variety of events that benefit deserving local charities.

At Continental, we have a mission statement: We are a diverse group of professionals sharing an uncompromising commitment to the highest standards of ethics and integrity in all of our dealings and in our respect for others- our coworkers, our vendors, and most importantly our residents. We are committed to providing unparalleled value to our residents by performing our work better than it is performed anywhere else and better than we have ever done it before. We accomplish our objectives through an eagerness to embrace change and an unwavering dedication to teamwork, fair dealing, superior thinking, economy, and hard work. We are committed to creating opportunities for others by serving as a magnet for the best and the brightest who share our values while offering new perspectives and creativity and

creatively generated from diverse experiences and interests. Continental looks to reinforce that as we proceed with Springs at McKnight Lake through our property management Team that will continue our commitment to all community members through our Springs 5 star Standard with and our Springs Pledge for outstanding customer service. Each one of our communities stands by the following Pledge which is posted in each community clubhouse.



Our Pledge To You

WE CHOOSE TO DELIVER GREAT CUSTOMER SERVICE AND WE WILL LISTEN WHEN YOU FEEL THAT WE'VE MISSED THE MARK. WE EXPECT YOU TO HOLD US TO THIS PLEDGE.

- We will be proactive to anticipate your needs and exceed your expectations
- We need your feedback (positive and negative) and promise to always listen
- We will get to know you as an individual and will treat you with respect
- We will earn your trust, and work hard to keep it
- If we do not meet your expectations within 30 days of your move to our community, we will release you from your lease*

EXISTING CONDITIONS AND THE PROPOSED SITE PLAN

The proposed development site is a natural beauty. Located along the shores of McKnight Lake, the existing condition of the site is a vacant, wooded parcel with swift elevation changes and exiting trail connections to McKnight Lake. The existing conditions and site forces plans can be seen in *Exhibit B*.

The potential of the site brings an understanding and analysis of the site forces. *Exhibit C* shows the overall site plans that Continental has designed to specifically show how the Springs of McKnight Lake will use the existing site conditions to create an enhanced quality of life for future residents. The Springs at McKnight Lake proposal offers greater flexibility in site design with its 14 individual building able to capture grade change more efficiently and create better site lines to the Lake and area green space and the resident amenities. The courtyard design creates exterior community gathering places that will allow resident to enjoy the natural surroundings of McKnight Lake. The Springs site will also have a trail connection to connect Springs residents to Chaska's robust trail system. All buildings in the Springs development will be two (2) stories allowing the natural light to reach the open space courtyards between each building. Additionally, with no common hallways and all direct access units there are essentially no rear elevations at the Springs. Access to individual homes are located on each building elevation.

Utilities and Traffic

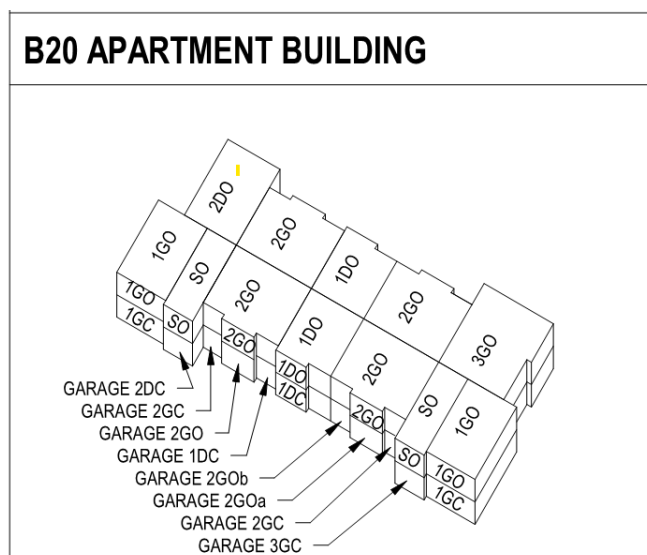
Public water and Sanitary services will be connected to the site via the new proposed loop road pre the Oak Ridge Commons Master Plans and will be in public distribution system to each individual building. Dry utilities for electric and gas would be connected through the proposed loop road system per the Oak Ridge Commons Master Plans. Stormwater conveyance and release will be managed through curb, gutter, and on-site storm sewer conveyed to stormwater basins identified in the Oak Ridge Commons Master Plans.

ITE Trip Generation Estimate - Oak Ridge Development Plan - Alliant ICE Report (March 2021)

Land Use (ITE Code)	Size	AM Peak Hour			PM Peak Hour		
		Trips In	Trips Out	Total Trips	Trips In	Trips Out	Total Trips
Multifamily Housing (Mid-Rise) (221)	160 Units	15	42	57	22	14	36
Multifamily Housing (Mid-Rise) ¹ (221)	160 Units	15	42	57	22	14	36
General Office Building (710)	131,457 SF	125	15	140	14	99	113
General Retail (820)	16,000 SF	8	5	13	25	27	52
Discount Club ² (857)	161,000 SF	49	19	68	286	289	575
Total Site Generated Trips		212	123	335	369	443	812
<i>Pass-By Trip Reduction (28% Pass-By Trips) PM Peak Only</i>		<i>0</i>	<i>0</i>	<i>0</i>	<i>-115</i>	<i>-115</i>	<i>-230</i>
Total Net New Traffic		212	123	335	254	328	582

2: Discount Club raw trip generation data includes fueling positions.

Building Elevations, Color Scheme & Materials



All Springs buildings are stacked vertical occupancies “Stacked Flats” with units on both

8.B. Adopt Resolution 2021-53, Approving... Packet Page 65 of 142

on a single level, with units located above the ground floor units. The Springs at McKnight Lake will be under single commercial ownership with all buildings on one lot and on one plat. There are no HOA's associated with the Springs at McKnight Lake since all units are rentable as a singular multifamily community and no unit is individually for sale.

Another unique feature of the Chaska area that the Springs at McKnight Lake will proudly incorporate is the use of Chaska brick in the exterior façade of every building. The picture to the right shows the distinctive brick known for its unique cream color. The use of Chaska brick allows the Springs to create a custom exterior color palette that reflects both the rich history of the area and the modern building styles of today. *Exhibit E* shows this color palette. Within the site, there will be three different color groups, with different color schemes to create a natural, yet unique flow that coincides with the natural elevation of the site. The color groups and their placement within the site can also be shown in *Exhibit E*.



Exterior elevations provide architectural interest through varied rooflines and four-sided architecture which can be seen below and in *Exhibit E*. Quality building materials, such as HardiePlank lap siding, HardiePanel vertical siding, and brick masonry are incorporated into the building elevation design adding



Front Elevation

further visual interest and promoting a sustainable approach through more durable maintenance-free building materials. Alongside a carefully selected color palette, roof accents over unit entries bring additional articulation and sense of place to the buildings and homes within the community. Large-scale windows are provided in each unit to promote an abundance of natural lighting, creating opportunities to optimize passive solar heating and cooling systems. Each building provides articulation to break up the structure's massing and provide human scale by incorporating balconies, covered doorways, and unit projections to create variation with each façade. All ancillary structures also feature the same quality and durable materials stated above. The images on the next page is a concept of our clubhouse and the halo sign that will be located on the left and front sides of our clubhouse. *Exhibit E* shows the halo sign in more detail. Springs will also have a panel sign in the monument sign as part of the Oak Ridge master development. Please note that these elevation renderings are showing Chaska brick.



Construction Duration

The Property will be constructed in a single phase but will be sequenced. The entire site will be graded, and utilities will be completed first, then buildings will be constructed sequentially so that pre-leasing activities can occur in a leasing trailer 3 months prior to the clubhouse opening and 1st building occupancy. Buildings will then be completed for occupancy approximately every 4 weeks thereafter. The total construction time is projected to take 18 to 24 months starting in Spring 2022.

EXHIBITS

EXHIBIT A – Estimated Annual Spending

Estimated Annual Spending by Residents

Springs Apartments (Chaska, MN)

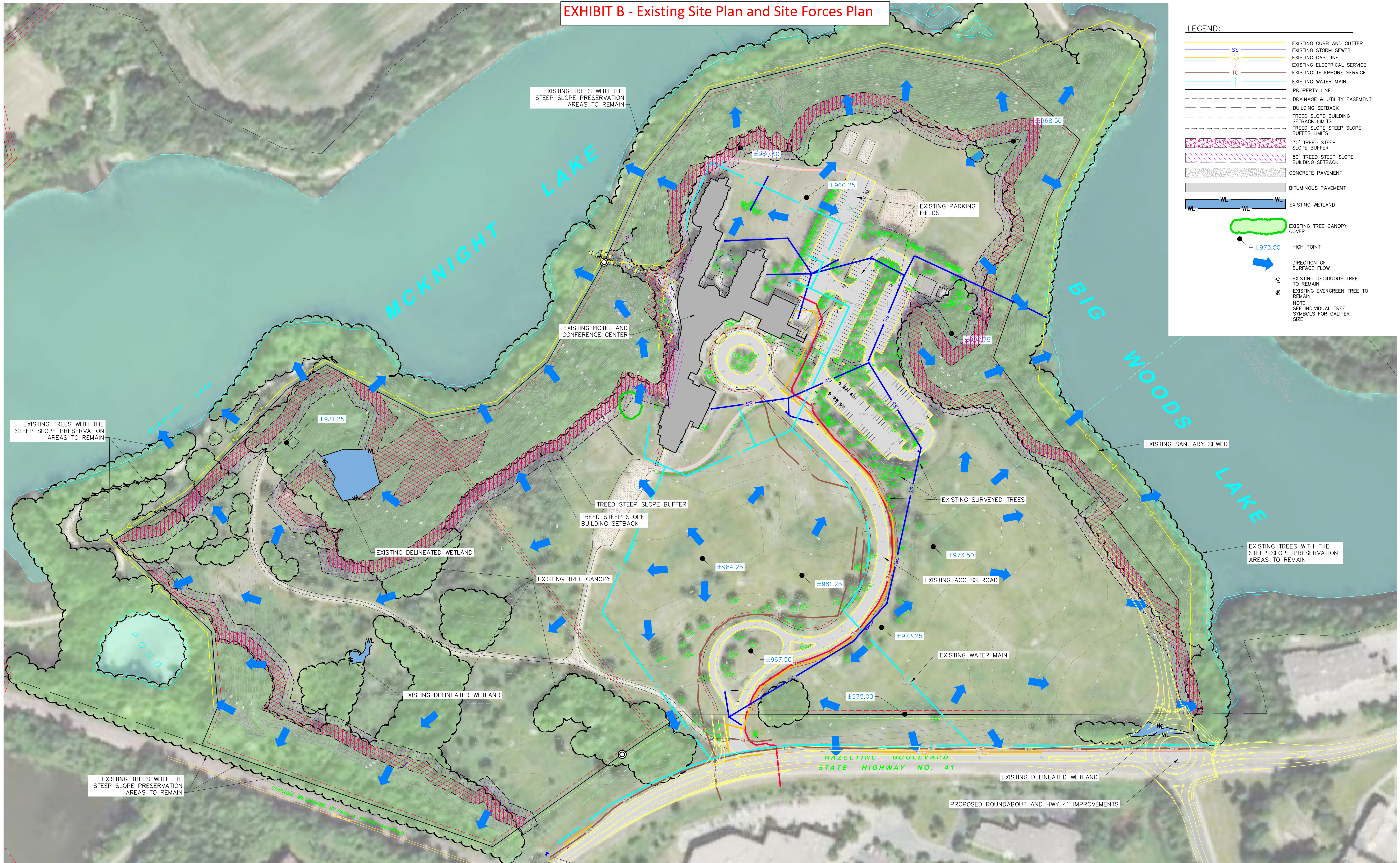
Minneapolis-St. Paul-Bloomington, MN-WI MSA

May 24, 2021

	Avg. Annual Expenditure
Apparel and Services	\$ 3,157
Computer	\$ 286
Entertainment & Recreation	\$ 4,752
Financial	\$ 4,446
Food	\$ 13,980
Health	\$ 830
Home	\$ 28,665
Household Furnishings and Equipment	\$ 2,090
Household Operations	\$ 2,778
Insurance	\$ 11,102
Transportation	\$ 8,861
Travel	\$ 2,807
Total Average Annual Expenditures per Household	\$ 83,753
LESS "Homeowner Expenses"	
Mortgage Payment and Basics (11)	\$ 16,920
Maintenance and Remodeling Services	\$ 4,056
Maintenance and Remodeling Materials (12)	\$ 821
Lawn and Garden (16)	\$ 726
Subtotal	\$ 22,522
Subtotal - Annual Expenditures per Renter Household Excluding Rent	\$ 61,231
Average monthly rent at Springs	\$ 1,785
Plus Average Annual Rent	\$ 21,420
Total Annual Expenditures per Springs Household	\$ 82,651
Total Apartment Homes in Springs Community	280
Total Households (95% occupancy)	266
Total Residents (avg. household size of 1.9)	505
Total Annual Expenditures by Springs Households	\$ 22,000,000

Source: Continental Properties analysis, ESRI 2020 "Retail Goods and Services Expenditures" report

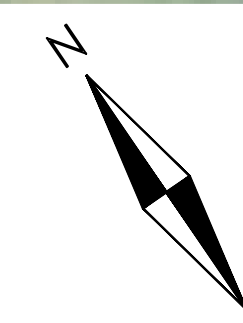
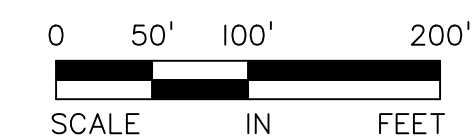
EXHIBIT B - Existing Site Plan and Site Forces Plan



OAK RIDGE COMMONS - SITE FEATURES MAP

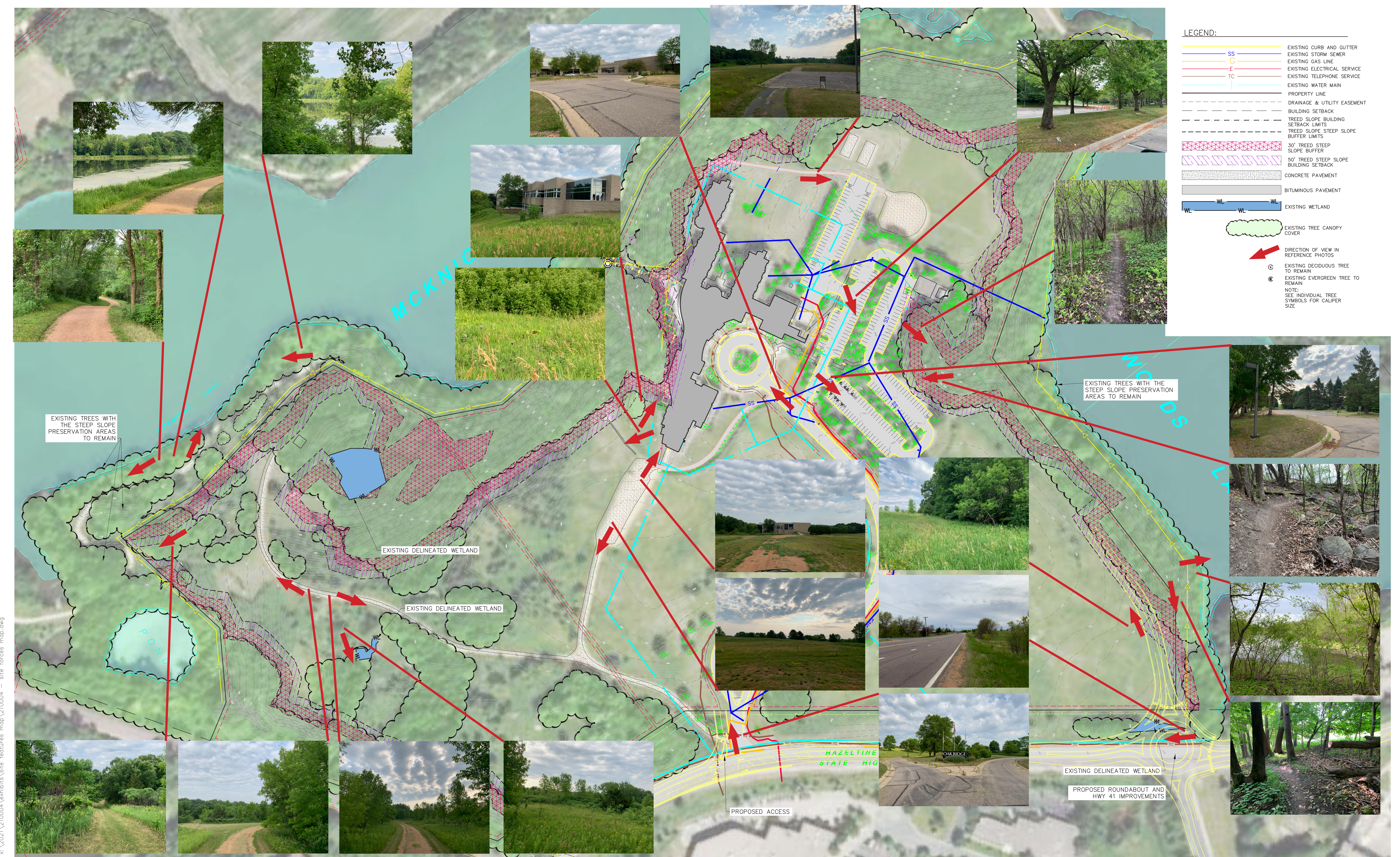
HWY 41 AND PEAVEY ROAD, CHASKA, MN

7-1-21
Packet Page 70 of 142



SK-1

x:\2021\210004\exhibits\site features map\210004 - site forces map.dwg

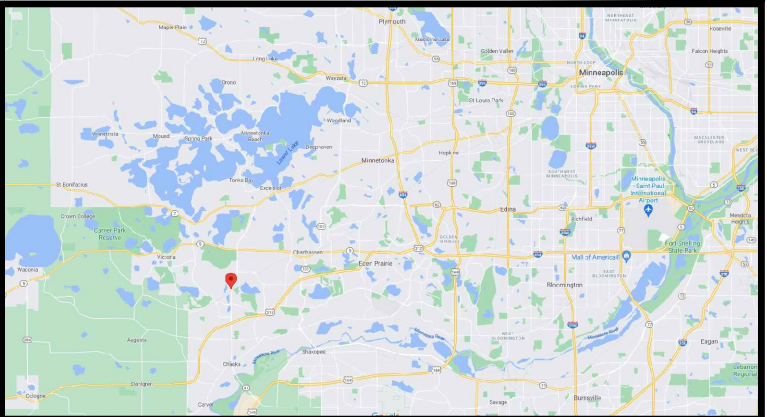


OAK RIDGE COMMONS - SITE FORCES MAP

HWY 41 AND PEAVEY ROAD, CHASKA, MN

7-1-21
Packet Page 71 of 142

EXHIBIT C - Proposed Site Plan



VICINITY MAP
SCALE: NTS

SITE INFORMATION		
MULTIFAMILY AREA	15.08 ACRES	
TOTAL AREA	15.08 ACRES	
DENSITY	18.57 DU/ACRE	
BUILDING / LANDSCAPE SETBACKS	NORTH	12' / 15'
	SOUTH	15' / 15'
	EAST	150'* / 15'
	WEST	0' / 0'
*150' SETBACK FROM CENTERLINE OF HWY 41		
BUILDING INFORMATION		
CLUBHOUSE	4,630 SF	
RESIDENT BUILDINGS	QUANTITY	HEIGHT
B20E (20 DU/BUILDING)	14	2-STORY / 32'
TOTAL RESIDENT BUILDINGS 14		
GENERAL HOME MIX	HOMES	PERCENTAGE
STUDIO	28	10%
1-BEDROOM	112	40%
2-BEDROOM	112	40%
3-BEDROOM	28	10%
TOTAL HOMES 280 100%		
PARKING INFORMATION		
PARKING	QUANTITY	
ATTACHED GARAGES	112	
	ATTACHED TO HOME	98
	FLOATER	14
TANDEM SPACES	NOT INCLUDED	
DETACHED GARAGES	30	
	6G (6-BAY)	3
	12GS-2 (12-BAY WITH STORAGE)	1
GROUPS BUILDING (MG-P)	1	
TOTAL COVERED PARKING	143	
SURFACE PARKING	349	
APRON SPACES	84	
TOTAL UNCOVERED PARKING	433	
TOTAL PARKING PROVIDED 576		
PARKING REQUIRED PER CODE	560	
HOME PARKING RATIO	2.06	
OVERALL GARAGES/HOME	0.51	
COVERED PARKING RATIO	0.25	
CLUBHOUSE PARKING	15	
ADA PARKING	24	
PARKING DIMENSIONS		
STANDARD STALL	9' X 18' (Addt. 2' Overhang)	
ADA STALL	9' X 18' (Addt. 2' Overhang)	
DRIVE WIDTH	24'	
SITE AMENITIES		
AMENITY	QTY / SF / NOTES	
SWIMMING POOL	INCLUDED	
FITNESS CENTER	INCLUDED	
CAR CARE CENTER	INCLUDED	
PET PLAYGROUND TYPE A	4,900 SF	
PET PLAYGROUND TYPE C	2,700 SF	
ENCLOSED YARDS	12	
STORAGE LOCKERS	7	
PARCEL PICKUP	INCLUDED	
GRILLING AREA	1	
PROPERTY BOUNDARY		CIVIL

CONTINENTAL 589 FUND LLC
An affiliate of

CONTINENTAL PROPERTIES

W134 N8675 Executive Parkway
Menomonee Falls, WI 53051
Phone: 262-502-5500 Fax: 262-502-5522

CITY: CHASKA
STREET: HAZELTINE BOULEVARD AND OAKRIDGE DRIVE

DRAWN BY: MMS
STATE: MN
INITIAL DATE DRAWN: 6-9-2021

REVISIONS			
REV	DESCRIPTION	DATE	REV

REV:



NORTH

SHEET: **D1-1**

Thursday, June 24, 2021 11:58:10 AM
C:\Users\jchick\OneDrive\Documents\Continental Properties\CAD - Documents\Minnesota\Chaska\HazelLineBoulevard - OakridgeDrive - SWC D1-1.dwg
C:\Users\jchick\OneDrive\Documents\Continental Properties\CAD - Documents\Minnesota\Chaska\HazelLineBoulevard - OakridgeDrive - SWC D1-1.dwg

LEGEND

UPGRADE

CLOSETS

WINE FRIDGE

SHOWERS

SMART HOMES

HC

HANDICAP UNIT

Y

YARD ENCLOSURE

PROPOSED EMERGENCY
ACCESS POINT WITH
VEHICULAR GATE

5' DECORATIVE FENCE
ALONG ROW PERIMETER

TRANSITION FROM 5'
DECORATIVE FENCE TO 5'
V.C. CHAIN LINK FENCE
ALONG ROW PERIMETER

PERGOLA AND
GRILLING AREA

5' V.C. CHAIN LINK FENCE
ALONG INTERIOR PERIMETER

282'

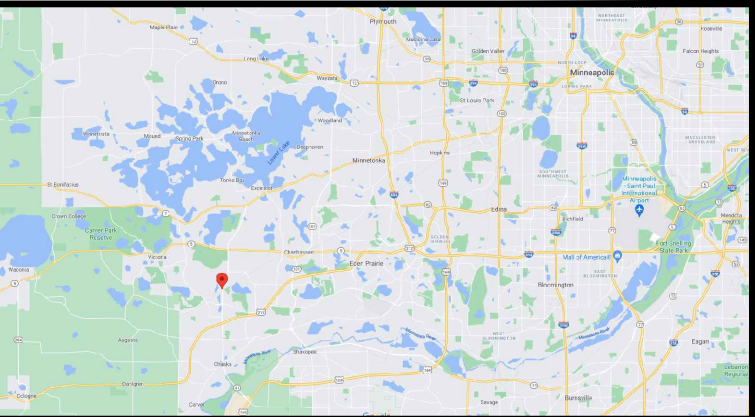
MAINTENANCE,
CAR CARE CENTER,
ADA GARAGE,
& PACKAGE CENTER

PET PLAYGROUND
'TYPE A'
4,900 SF

ADDITIONAL
COSTCO
PARKING

COSTCO
WHOLESALE

164,545 SF
FFE = 966.00



VICINITY MAP
SCALE: NTS

SITE INFORMATION			
MULTIFAMILY AREA		15.08 ACRES	
TOTAL AREA		15.08 ACRES	
DENSITY		18.57 DU/ACRE	
BUILDING / LANDSCAPE SETBACKS		NORTH	12' / 15'
		SOUTH	15' / 15'
		EAST	150' * / 15'
		WEST	0' / 0'
*150' SETBACK FROM CENTERLINE OF HWY 41			
BUILDING INFORMATION			
CLUBHOUSE		4,630 SF	
RESIDENT BUILDINGS		QUANTITY	HEIGHT
B20E (20 DU/BUILDING)		14	2-STORY / 32'
TOTAL RESIDENT BUILDINGS		14	
GENERAL HOME MIX		HOMES	PERCENTAGE
STUDIO		28	10%
1-BEDROOM		112	40%
2-BEDROOM		112	40%
3-BEDROOM		28	10%
TOTAL HOMES		280	100%
PARKING INFORMATION			
PARKING		QUANTITY	
ATTACHED GARAGES		112	
ATTACHED TO HOME FLOATER		98	
		14	
TANDEM SPACES		NOT INCLUDED	
DETACHED GARAGES		30	
12GS-2 (12-BAY WITH STORAGE)		6G (6-BAY)	
		3	
		1	
GROUNDS BUILDING (MG-P)		1	
TOTAL COVERED PARKING		143	
SURFACE PARKING		349	
APRON SPACES		84	
TOTAL UNCOVERED PARKING		433	
TOTAL PARKING PROVIDED		576	
PARKING REQUIRED PER CODE		560	
HOME PARKING RATIO		2.06	
OVERALL GARAGES/HOME		0.51	
COVERED PARKING RATIO		0.25	
CLUBHOUSE PARKING		15	
ADA PARKING		24	
PARKING DIMENSIONS			
STANDARD STALL		9' X 18' (Addt. 2' Overhang)	
ADA STALL		9' X 18' (Addt. 2' Overhang)	
DRIVE WIDTH		24'	
SITE AMENITIES			
AMENITY		QTY / SF / NOTES	
SWIMMING POOL		INCLUDED	
FITNESS CENTER		INCLUDED	
CAR CARE CENTER		INCLUDED	
PET PLAYGROUND TYPE A		4,900 SF	
PET PLAYGROUND TYPE C		2,700 SF	
ENCLOSED YARDS		12	
STORAGE LOCKERS		7	
PARCEL PICKUP		INCLUDED	
GRILLING AREA		1	
PROPERTY BOUNDARY		CIVIL	

CONTINENTAL 589 FUND LLC

An affiliate of



W134 N8675 Executive Parkway
Minnetonka Falls, WI 53051
Phone: 262-502-5500 Fax: 262-502-5522

DRAWN BY: MMS

6-18-2021

STATE: MN

INITIAL DATE DRAWN

HAZELTINE BOULEVARD AND OAKRIDGE DRIVE

REVISIONS

REV DESCRIPTION DATE REV

CITY: CHASKA

STREET:

NORTH
SHEET:

REV:



D1-1



SPRINGS AT MCKNIGHT LAKE

CHASKA, MN



EXHIBIT D - Traffic Comparison Study

ITE Trip Generation Estimate - Oak Ridge Development Plan - KHA Study (February 2020)

Land Use (ITE Code)	Size	AM Peak Hour			PM Peak Hour		
		Trips In	Trips Out	Total Trips	Trips In	Trips Out	Total Trips
Multifamily Housing (Mid-Rise) (221)	160 Units	15	42	57	22	14	36
Senior Adult Housing (Attached) (252)	375 Units	25	47	72	27	24	51
General Office Building (710)	131,457 SF	125	15	140	14	99	113
General Retail (820)	16,000 SF	8	5	13	25	27	52
Discount Club ¹ (857)	161,000 SF	49	19	68	286	289	575
Total Site Generated Trips		222	128	350	374	453	827
<i>Pass-By Trip Reduction (28% Pass-By Trips) PM Peak Only</i>		<i>0</i>	<i>0</i>	<i>0</i>	<i>-115</i>	<i>-115</i>	<i>-230</i>
Total Net New Traffic		222	128	350	259	338	597

Source: Oak Ridge Development Traffic Impact Analysis, Kimley-Horn and Associates, Inc. (February 2020).

1: Discount Club raw trip generation data includes fueling positions.

ITE Trip Generation Estimate - Oak Ridge Development Plan - Alliant ICE Report (March 2021)

Land Use (ITE Code)	Size	AM Peak Hour			PM Peak Hour		
		Trips In	Trips Out	Total Trips	Trips In	Trips Out	Total Trips
Multifamily Housing (Mid-Rise) (221)	160 Units	15	42	57	22	14	36
Multifamily Housing (Mid-Rise) ¹ (221)	160 Units	15	42	57	22	14	36
General Office Building (710)	131,457 SF	125	15	140	14	99	113
General Retail (820)	16,000 SF	8	5	13	25	27	52
Discount Club ² (857)	161,000 SF	49	19	68	286	289	575
Total Site Generated Trips		212	123	335	369	443	812
<i>Pass-By Trip Reduction (28% Pass-By Trips) PM Peak Only</i>		<i>0</i>	<i>0</i>	<i>0</i>	<i>-115</i>	<i>-115</i>	<i>-230</i>
Total Net New Traffic		212	123	335	254	328	582

Source: Oak Ridge Development Traffic Impact Analysis, Kimley-Horn and Associates, Inc. (February 2020).

1: Trips generated for Multifamily Housing (Mid-Rise) instead of Senior Adult Housing per latest development plan.

2: Discount Club raw trip generation data includes fueling positions.

ITE Trip Generation Estimate - Revised Oak Ridge Development Plan - KHA Method (May 2021)

Land Use (ITE Code)	Size	AM Peak Hour			PM Peak Hour		
		Trips In	Trips Out	Total Trips	Trips In	Trips Out	Total Trips
Multifamily Housing (Mid-Rise) (221)	280 Units	26	75	101	38	24	62
General Office Building (710)	131,457 SF	125	15	140	14	99	113
Discount Club ¹ (857)	161,000 SF	49	19	68	286	289	575
Total Site Generated Trips		200	109	309	338	412	750
<i>Pass-By Trip Reduction (28% Pass-By Trips) PM Peak Only</i>		<i>0</i>	<i>0</i>	<i>0</i>	<i>-114</i>	<i>-114</i>	<i>-228</i>
Total Net New Traffic		200	109	309	224	298	522

Source: Oak Ridge Development Traffic Impact Analysis, Kimley-Horn and Associates, Inc. (February 2020).

1: Discount Club raw trip generation data includes fueling positions.

ITE Trip Generation Estimate - Revised Oak Ridge Development Plan - Alliant Method (May 2021)

Land Use (ITE Code)	Units	Size	AM Peak Hour Trips ¹			PM Peak Hour Trips ¹		
			Trips In	Trips Out	Total Trips	Trips In	Trips Out	Total Trips
Multifamily Housing (Mid-Rise) (221)	Units	280	26	75	101	75	48	123
	15% Multi-Use		-4	-11	-15	-11	-7	-18
	Land Use Gross Trips		22	64	86	64	41	105
	Pass-By Trips		<i>Not Applicable</i>					
	Land Use Net Trips		22	64	86	64	41	105
General Office Building (710)	Square Feet	131,457	131	21	152	24	127	151
	15% Multi-Use		-20	-3	-23	-4	-19	-23
	Land Use Gross Trips		111	18	129	20	108	128
	Pass-By Trips		<i>Not Applicable</i>					
	Land Use Net Trips		111	18	129	20	108	128
Discount Club ² (857)	Square Feet	161,000	55	24	79	336	337	673
	15% Multi-Use		-8	-4	-12	-50	-51	-101
	Land Use Gross Trips		47	20	67	286	286	572
	37% Pass-By Trips		-12	-12	-24	-106	-106	-212
	Land Use Net Trips		35	8	43	180	180	360
Subtotal Gross Trips			212	120	332	435	512	947
Multi-Use Reduction			-32	-18	-50	-65	-77	-142
Development Gross Trips			180	102	282	370	435	805
Total Pass-By/Diverted Link Trips			-12	-12	-24	-106	-106	-212
Net New Trips			168	90	258	264	329	593

Source: Institute of Transportation Engineers (ITE) Trip Generation Manual, 10th Edition.

Note: Multi-Use Reduction and Pass-By/Diverted Link Trips only applied to applicable land uses and peak hours.

1: Trips generated for the a.m. and p.m. peak hours of the adjacent roadway network.

2: Discount Club raw trip generation data includes fueling positions.

EXHIBIT E – Elevations, Color Groups & Sign Package

McKnight Lake - Clubhouse - With Chaska Brick

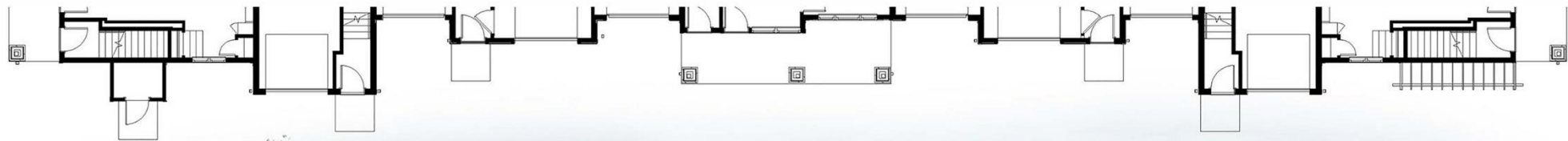


SCHEME A - BLUE



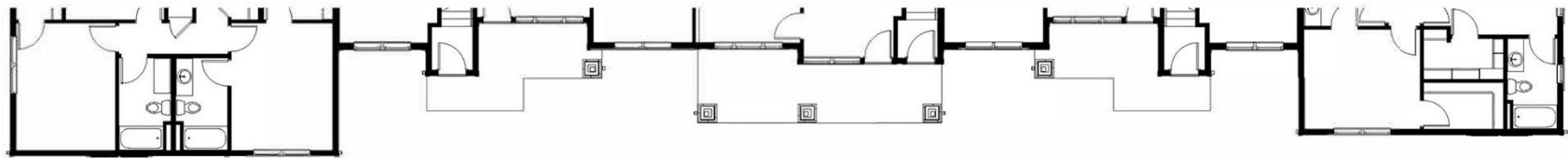
Front Elevation

SCALE: 1/16"=1'-0"



Rear Elevation

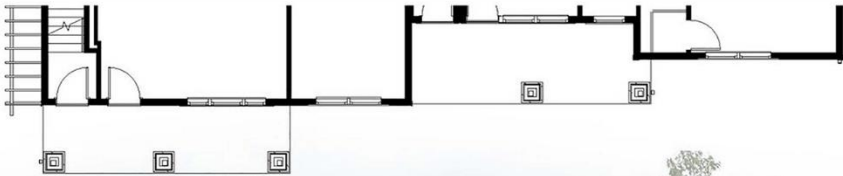
SCALE: 1/16"=1'-0"



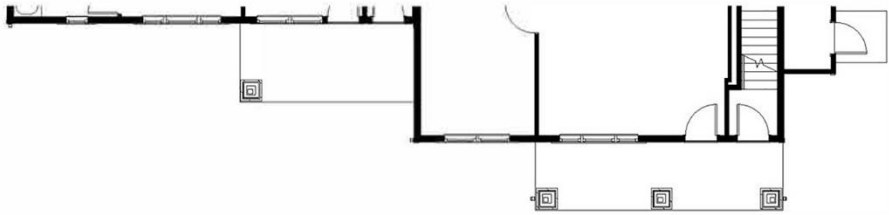
SCHEME A - BLUE



Right Elevation
SCALE: 1/16"=1'0"



Left Elevation
SCALE: 1/16"=1'0"

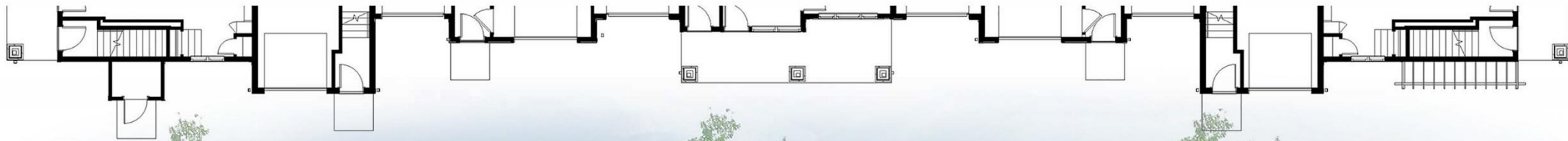


SCHEME B



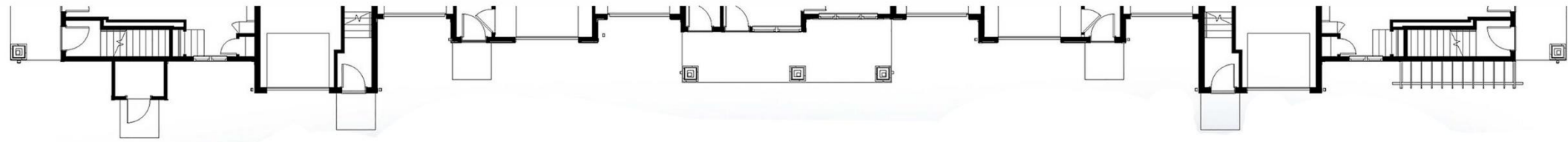
Front Elevation

SCALE: 1/16"=1'-0"



Front Elevation

SCALE: 1/16"=1'-0"

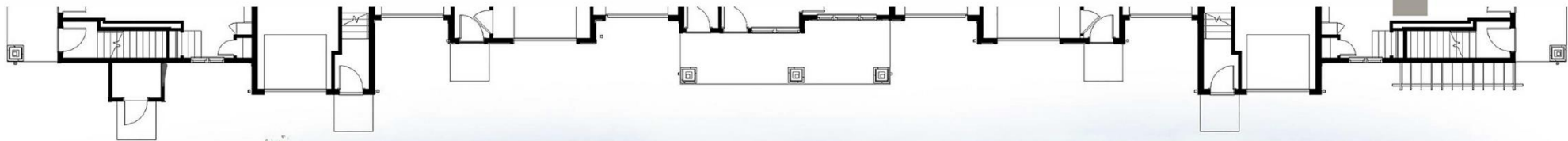


SCHEME C - BLUE



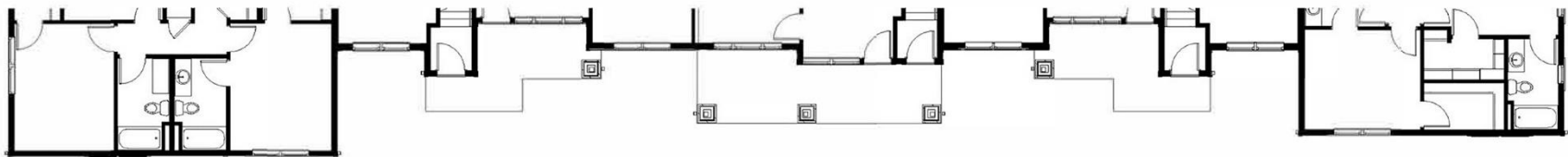
Front Elevation

SCALE: 1/16"=1'-0"



Rear Elevation

SCALE: 1/16"=1'-0"



Color Group "A"



Front Elevation

Color Group "B"



Front Elevation

Color Group "C"



Front Elevation

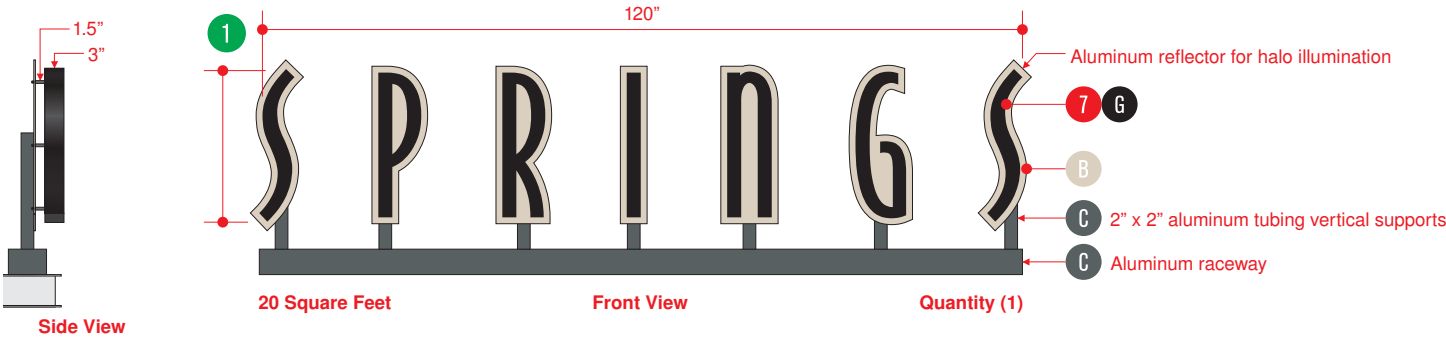


EXTERIOR COLOR SCHEME

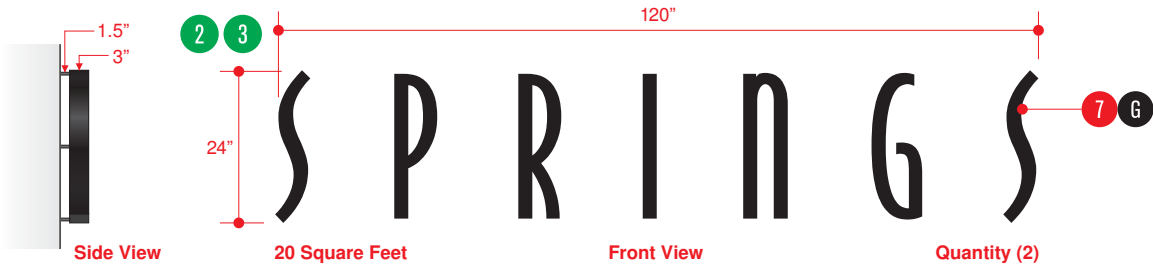
Springs at McKnight Lake

CHASKA, MN

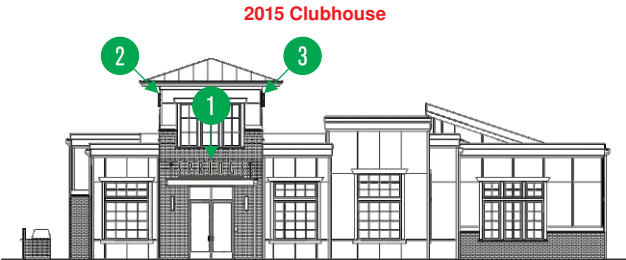
Clubhouse Tower Halo Letters



Simulated Illumination



Left Side Elevation



Front Elevation



Right Side Elevation

Elevation depiction intended for general concept illustration and is not to exact scale. Actual sizing & perspective will vary slightly from image.

CLIENT	SPRINGS APARTMENTS
	A
	A
	Sales Rep CJ Hines File Name springs A Design TDH Draft: Rev 1: Rev 2: Rev 3: Rev 4: Rev 5: Rev 6:
CLIENT REVIEW	☐ Approved ☐ Approved as Noted ☐ Revise & Re-submit
	Name
	Title
	Date
	This is an original unpublished drawing, created by Sign Systems, Inc. It is submitted for your use in connection with the project being planned for by Sign Systems, Inc. It is not to be shown to anyone outside of your organization, nor is it to be used, reproduced, copied, or exhibited in any other fashion without expressed consent from an authorized Sign Systems, Inc representative. All or any part of this design, excluding registered trademarks, remains the property of Sign Systems, Inc. Any use that is not authorized may result in a design fee to be determined by Sign Systems, Inc.





August 11, 2021

Tammera R. Diehm
Direct Dial: (612) 604-6658
Direct Fax: (612) 604-6958
tdiehm@winthrop.com

City of Chaska
Attn: Planning Commission and City Council
One City Hall Plaza
Chaska, Minnesota 55318

VIA E-MAIL

Re: Oak Ridge – Concept Plan Amendment

Dear Planning Commissions and Councilmembers:

Our office represents Continental 589 Fund LLC (“Continental”) in connection with the application for a Concept Plan Amendment to the March 2020 Oakridge Concept Plan (the “Concept Plan Amendment”). As noted in the Staff Report for Case 2021-15 (the “Staff Report”), Continental seeks an amendment to the previously approved concept plan to allow for the construction of a 280-unit market rate development on 27-acres of land on the south portion of Oak Ridge Commons (the “Project”).

The proposed Project is a multi-family development (the “Springs at McKnight Lake”) that will replace the previously approved senior living campus. The Project consists of 14, two-story residential buildings with each building containing twenty (20), garden-style, stacked flat rental units. The stacked flat housing style provides a unique housing product that will offer residents the choice between units with attached / direct-access garages, detached garages or surface parking. The proposed unit mix will include 28 studio units, 112 one-bedroom units, 112 two-bedroom units and 28 three-bedroom units. In addition to the 14 residential buildings, the site will provide a 4,630 square foot club house, car care area, pet areas and storage lockers.

As noted in the Staff Report, the Springs at McKnight Lake will be the 8th “Springs” community that Continental will develop in Minnesota. As an organization, Continental’s portfolio includes over 70 communities across 19 states. As leaders in the multi-family residential development field, Continental has a deep understanding of the marketability of various types of rental products.

The buildings in the Springs have been thoughtfully designed to be two (2) stories as this allows natural light to reach the open space courtyards that are located between each building. The buildings are designed with a mix of Hardie siding, brick masonry and glass. To add architectural distinction and variation, the project will include a mix of color schemes. Based on Continental’s broad experience in developing, owning and managing rental communities, the additional natural light that is provided to the entire community when a two-story design is utilized (as opposed to a

three (3) story design or a mix that contains both two (2) and three (3) story buildings) results in a stronger demand for the units which, in turn, results in a vibrant rental community for the City.

Consistency of the Concept Plan with the City's Housing Goals

The City's 2040 Comprehensive Plan (the "2040 Comp Plan") provides a series of housing policies and goals that are intended to direct the City's future development. The housing policies are found in Chapter 5 of the 2040 Comp Plan.

From a high level, the 2040 Comp Plan housing policies memorialize the City's commitment to provide a diversity of housing opportunities to meet the needs of a diverse population in terms of age, lifecycle, household size, culture, ethnicity, race, income, and socio-economic situation. To achieve this goal, the 2040 Comp Plan includes a series of policy statements that are intended to help guide the City's future housing development.

The proposed Springs at McKnight Lake supports the City's primary housing goal and is aligned with many of the underlying housing policies. The Project expands the diversity of housing that is currently offered in Chaska and creates a new lifestyle housing product that will be available to Chaska residents.

With respect to the underlying policy statements, the Project supports the City's future housing goals by helping the City meet the following goals:

- "provide a balanced housing supply to meet the varied needs of residents of all ages, lifecycle stages, household sizes, etc." (Policy Statement 1)
- "promote the development of non-traditional housing types" (Policy Statement 2)
- "support provision of housing types and services that encourage independent living for elderly people...[including] apartments, townhomes, condominiums and cooperatives" (Policy Statement 3)
- "support a substantial increase in development of multiple family housing" (Policy Statement 4)
- "continue to encourage the development of higher density multiple-family housing types in a dispersed pattern throughout the community" (Policy Statement 6)
- "continue to support the development of new higher density multiple-housing adjacent to high amenity natural sites such as woodlands, parks, lakes, creeks..." (Policy Statement 7)
- "continue to support development of new higher density multiple-family housing in locations with convenient access to basic services, including stores, restaurants, services, parks and transit" (Policy Statement 8)

In the Staff Report, despite all of the positive ways in which the Project meets the City's housing goals, Staff raises a question about the proposed development's consistency with one specific policy statement – Policy Statement 9 - which reads:

“Continue to encourage limiting the number of townhouses of any one product line to approximately 75 units. Historically, townhouse projects in Chaska have limited their product lines to below this number, due to the smaller size of the parcels that were available. This limitation has helped provide the community with a variety of housing styles and prices and made the associations less vulnerable to downturns in any one product line due to changes in the buying pattern of the general public.”

While the proposed development is not a townhome development (as defined by the City's Zoning Code), Staff notes its desire to limit the garden-style apartment units to no more than 75 units of “one type” because, from a design perspective, the development is “townhouse style” and “reads very much as a townhouse styled product, with the individual exterior entrances and exterior corridor areas as opposed to internal corridor/spine.”

While we appreciate the Staff's desire to provide diversity in design, we encourage the Planning Commission and Council to look at this policy from a slightly different perspective. The noted policy appears to focus on protecting the City from challenges arising in owned multi-family communities, not rental communities. In follow-up communications with staff, we were told that the policy objective seeks to address a concern over under-funded homeowners' associations who, during a downturn in the economy, may not be able to meet the financial obligations that are imposed upon a homeowner's association. In contrast to a professionally owned rental community, a townhome community contains individual owners. Importantly, the policy objective does not focus on total unit count, rather it talks about limiting one very specific unit type. Notably, as a rental community, Continental's 280-proposed units could be contained in two tall buildings and not trigger the same concerns that have been raised by staff. It is difficult to imagine that this type of development would be preferable to the City.

Regardless of the difference in interpretation of the cited housing policy, we respect the City's desire to ensure a high-quality development with diversity in building design. We believe this can be accomplished through design modifications that can be achieved without requiring a second (or third) product type to be introduced to the Springs at McKnight Lake. These design modifications include things such as additional exterior features, roof line and material modifications as well as the incorporation of additional color schemes. Continental's designers have already focused on how to make the Chaska Springs development unique – for example, the clubhouse that is included in this development is approximately 300 square feet larger than the clubhouses in other developments and the proposed pool is also larger than what has been incorporated into other developments.

We are happy to work with staff to talk through options and ideas but the requirement that Continental introduce an entirely new product type changes not only the feel of the proposed community, but also the economic viability of the Project. We respectfully request that the Planning Commission and Council, in giving feedback on the Concept Plan, provide direction to

allow the proposed fourteen (14) 2-story buildings to remain without a requirement that an additional building type be introduced to the Project.

As noted at the outset of the letter, we are looking forward to meeting with the Planning Commission and City Council to discuss the concept plan for the Springs at McKnight Lake. We are confident that we will be able to work with city staff to address any concerns that are raised as well as to address the items noted in the Staff Report. Perhaps most importantly, Continental looks forward to being part of the Chaska community and providing you with a development that you are proud of.

Very truly yours,

WINTHROP & WEINSTINE, P.A.

A handwritten signature in black ink, appearing to read "Tam R Diehm". The signature is fluid and cursive, with the first name "Tam" and last name "Diehm" clearly legible.

Tammera R. Diehm

22279339v2

CLAIMS ROSTER REPORT

FOR COUNCIL MEETING:

August 16, 2021

Paid and Unpaid Invoices:

Check #'s 339016-339205

\$1,935,744.88

Paid Electronic Invoices:

Wire #'s 2875-2888

\$2,346,146.28

Amount for Approval-Council Meeting:

August 16, 2021

\$4,281,891.16

Checks

08/12/2021 11:06 8482mrob		City of Chaska VENDOR INVOICE LIST		P apinvlst		1		munis a tyler erp solution	
INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100006 SCOTT A HUTNICK									
92038		07/31/2021	080321	339016	450.00	08/15/2021	INV	PD	Animal Control-Jul
CHECK DATE: 08/03/2021									
100016 ABM EQUIPMENT & SUPPLY INC									
0168099-IN		07/19/2021	081721	339036	692.60	08/19/2021	INV	PD	#2706 ANNUAL INSPECTION
CHECK DATE: 08/17/2021									
0168133-IN		07/21/2021	081721	339036	677.15	08/21/2021	INV	PD	#703 ANNUAL INSPECTION (B
CHECK DATE: 08/17/2021									
					1,369.75				
100036 ADAM'S PEST CONTROL INC									
3324893		07/13/2021	081721	339037	57.98	08/13/2021	INV	PD	OAK 19 BUG LIGHT RENTAL
CHECK DATE: 08/17/2021									
108949 ADVANTAGE COLLECTION PROFESSIONALS LLC									
7758371		08/01/2021	081721	339038	438.70	08/31/2021	INV	PD	Jul Collection Commission
CHECK DATE: 08/17/2021									
100843 AH HERMEL COMPANY									
882385		06/30/2021	080321	339017	167.16	07/29/2021	INV	PD	Concession Resale
CHECK DATE: 08/03/2021									
882934		07/02/2021	080321	339017	308.04	08/02/2021	INV	PD	Concession Resale
CHECK DATE: 08/03/2021									
883401		07/07/2021	080321	339017	205.41	08/07/2021	INV	PD	Concession Resale
CHECK DATE: 08/03/2021									
883851		07/09/2021	080321	339017	268.49	08/09/2021	INV	PD	Concession Resale
CHECK DATE: 08/03/2021									
884356		07/14/2021	080321	339017	98.70	08/14/2021	INV	PD	Concession Resale
CHECK DATE: 08/03/2021									
885137		07/21/2021	081721	339039	950.63	08/21/2021	INV	PD	Concession Resale
CHECK DATE: 08/17/2021									
886025		07/23/2021	081721	339039	552.52	08/23/2021	INV	PD	Concession Resale
CHECK DATE: 08/17/2021									
					2,550.95				
100094 AMERICAN REGISTRY FOR INTERNET NUMBERS									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 2
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
SI387098 CHECK DATE: 08/17/2021		04/30/2021	081721	339040	2,000.00	06/30/2021	INV	PD	IP ADDRESS REGISTRATION F
104836 AMERICAN SHORING INC									
8890-1 CHECK DATE: 08/17/2021		07/27/2021	081721	339041	12,910.00	08/27/2021	INV	PD	TRENCH BOX
100096 AMERICAN TEST CENTER									
2211498 CHECK DATE: 08/17/2021		07/12/2021	081721	339042	2,825.00	08/12/2021	INV	PD	ANNUAL SAFETY INSPECTIONS
100102 ANCOM COMMUNICATIONS INC									
103141 CHECK DATE: 08/17/2021		07/26/2021	081721	339043	1,004.95	08/25/2021	INV	PD	PAGER FOR NEW FF
100119 SHAKOPEE VALLEY FORD									
299296-1FOW CHECK DATE: 08/17/2021		07/14/2021	081721	339044	263.42	08/15/2021	INV	PD	Squad 1213 Steering wheel
299296FOW CHECK DATE: 08/17/2021		07/08/2021	081721	339044	24.57	08/08/2021	INV	PD	Squad 1213 Window Switch
300211FOW CHECK DATE: 08/17/2021		07/20/2021	081721	339044	321.72	08/20/2021	INV	PD	Squad 1172 Brake Parts
300224FOW CHECK DATE: 08/17/2021		07/27/2021	081721	339044	13.46	08/27/2021	INV	PD	Squad 1172 Rear trim cove
300230FOW CHECK DATE: 08/17/2021		07/21/2021	081721	339044	33.04	08/21/2021	INV	PD	Squad 1172 Brake Parts
300614FOW CHECK DATE: 08/17/2021		07/28/2021	081721	339044	864.41	08/28/2021	INV	PD	#706 PARTS FOR REPAIR
300686FOW CHECK DATE: 08/17/2021		07/28/2021	081721	339044	59.90	08/28/2021	INV	PD	Squad 1212 Plastic moldin
300901FOW CHECK DATE: 08/17/2021		07/29/2021	081721	339044	64.94	08/29/2021	INV	PD	#709 TURBO TUBE
					1,645.46				
109198 ARCHER MECHANICAL									
26200 CHECK DATE: 08/17/2021		07/20/2021	081721	339045	1,301.00	08/20/2021	INV	PD	CCC RTU1 SVC (BIG GYM)



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 3
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
105023 ARTS CONSORTIUM OF CARVER COUNTY									
92218		08/09/2021	081721	339046	300.00	08/09/2021	INV	PD	Sound expenses for CD rel
CHECK DATE:		08/17/2021							
100146 ASPEN MILLS INC									
277968		07/28/2021	081721	339047	190.06	08/28/2021	INV	PD	DUTY UNIFORM-BONNEMA-ASST
CHECK DATE:		08/17/2021							
277969		07/28/2021	081721	339047	89.85	08/28/2021	INV	PD	DUTY UNIFORM-KATZNER
CHECK DATE:		08/17/2021							
278294		08/04/2021	081721	339047	46.36	09/03/2021	INV	PD	DUTY UNIFORM-ASTRY
CHECK DATE:		08/17/2021							
					326.27				
100174 BAUER BUILT TIRE AND BATTERY									
518011037		07/21/2021	081721	339048	330.00	08/21/2021	INV	PD	#141 LOADER REPAIR
CHECK DATE:		08/17/2021							
110008 BEANE REEVES, NATALIE									
10014953		07/29/2021	081721	339049	63.43	08/29/2021	INV	PD	CREDIT BALANCE REFUND-608
CHECK DATE:		08/17/2021							
100201 BCBSM INC									
210802154875		08/02/2021	081021	339026	173,945.24	08/20/2021	INV	PD	SEP EMP INS PREM-MEDICAL
CHECK DATE:		08/10/2021							
102279 BOLTON & MENK INC									
0272584		07/22/2021	081721	339050	1,851.00	08/22/2021	INV	PD	CULTURAL RESOURCES MONITO
CHECK DATE:		08/17/2021							
0272585		07/22/2021	081721	339050	154.00	08/22/2021	INV	PD	SEWER EXT FUNDING SUPPORT
CHECK DATE:		08/17/2021							
0272832		07/22/2021	081721	339050	211,356.81	08/27/2021	INV	PD	TH41 & CSAH 61 IMPROVEMEN
CHECK DATE:		08/17/2021							
					213,361.81				
100226 BRAUN INTERTEC CORPORATION									
B261013		08/03/2021	081721	339051	507.75	09/03/2021	INV	PD	LAKE GRACE TRAIL BRIDGE



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P
apinvlst 4

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 08/17/2021									
B261691		08/09/2021	081721	339051	3,075.00	09/09/2021	INV	PD	2021 DT RECON-CMT
CHECK DATE: 08/17/2021									
					3,582.75				
109775 BRICKSTONE ESTATES									
80203240-2021		07/29/2021	081721	339052	150.00	09/10/2021	INV	PD	JUL REBATE-VFD
CHECK DATE: 08/17/2021									PAYEE: BRICKSTONE ESTATES
100254 BRYAN ROCK PRODUCTS INC									
48891		07/31/2021	081721	339053	217.63	08/30/2021	INV	PD	OUTLET STRUCTURE REPAIR C
CHECK DATE: 08/17/2021									
100275 CALLAWAY GOLF									
933598750		07/26/2021	081721	339054	1,130.40	09/24/2021	INV	PD	RESALE
CHECK DATE: 08/17/2021									
933635988		08/03/2021	081721	339054	378.00	10/02/2021	INV	PD	RESALE
CHECK DATE: 08/17/2021									
					1,508.40				
100285 CARVER COUNTY									
92019		07/01/2021	081721	339055	17,706.55	09/02/2021	INV	PD	2ND QTR PROSECUTION FEES
CHECK DATE: 08/17/2021									
100314 CARVER COUNTY IS/GIS DEPT									
CSER-1237		07/30/2021	081721	339056	5,235.86	08/30/2021	INV	PD	GIS SHARED POSITION - 2ND
CHECK DATE: 08/17/2021									
100323 CDW GOVERNMENT INC									
H188257		07/21/2021	081721	339057	958.37	08/20/2021	INV	PD	ELEC DEPT SURFACE GO
CHECK DATE: 08/17/2021									
H211192		07/21/2021	081721	339057	266.52	08/20/2021	INV	PD	ACROBAT LICENSE-J JANKE
CHECK DATE: 08/17/2021									
					1,224.89				
100337 QWEST CORPORATION									
313692512/AUG21		08/01/2021	081221	339031	259.56	08/27/2021	INV	PD	AUG TC CLUBHS LOC PHN SVC
CHECK DATE: 08/12/2021									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 5
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
313773369/AUG21 CHECK DATE: 08/12/2021		08/01/2021	081221	339031	95.81	08/27/2021	INV	PD	AUG CCC BURGLAR ALARM
100338 QWEST CORPORATION					355.37				
202001327/JUL21 CHECK DATE: 08/03/2021		07/21/2021	080321	339018	40.95	08/16/2021	INV	PD	JUL T1 FOR PHONE SYSTEM
100361 CHASKA HERALD									
1002381-2021 CHECK DATE: 08/17/2021		08/04/2021	081721	339058	48.00	08/23/2021	INV	PD	Chaska Herald Subscriptio
100368 CHASKA LAUNDRY CENTER									
2209 CHECK DATE: 08/17/2021		07/31/2021	081721	339059	174.21	08/20/2021	INV	PD	JUL TOWELS-TC
110011 CHRISTIANSON, KIM									
33444 CHECK DATE: 08/17/2021		07/29/2021	081721	339060	203.99	08/29/2021	INV	PD	CREDIT BALANCE REFUND-693
109942 MANSFIELD TOP SERVICES INC									
32009003101 CHECK DATE: 08/17/2021		08/01/2021	081721	339061	2,160.00	08/31/2021	INV	PD	Aug Curl/Event Cleaning
42009001062 CHECK DATE: 08/17/2021		07/28/2021	081721	339061	482.34	08/28/2021	INV	PD	Jul Event Cleaning/Labor
100417 CLEAN N SEAL LLC					2,642.34				
2388 CHECK DATE: 08/17/2021		08/10/2021	081721	339062	2,360.00	09/17/2021	INV	PD	FIREMAN'S PK CONCRETE CLE
100418 CLEARSOFT INC									
142-326 CHECK DATE: 08/17/2021		08/01/2021	081721	339063	75.00	08/27/2021	INV	PD	AUG FD WATER SOFTENER REN
6181 CHECK DATE: 08/17/2021		07/30/2021	081721	339063	621.32	08/30/2021	INV	PD	Water Softener Salt-CCC



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 6
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					696.32				
100416 ROGER CLEVELAND GOLF CO INC									
6516570 SO		07/16/2021	081721	339064	115.30	09/14/2021	INV	PD	RESALE
CHECK DATE: 08/17/2021									
109691 PRO-SHOPKEEPER COMPUTER SOFTWARE COMPANY									
339105		08/03/2021	081721	339065	625.00	09/03/2021	INV	PD	AUG TC SOFTWARE
CHECK DATE: 08/17/2021									
103087 CLUB WEST PARTNERS LLC									
91966		07/29/2021	080321	339019	75,000.00	08/29/2021	INV	PD	RELEASE SURETY DEPOSIT-HA
CHECK DATE: 08/03/2021									
HW2019-1		08/10/2021	081721	339066	24,420.86	09/10/2021	INV	PD	HARVEST WEST DEV AGREEMEN
CHECK DATE: 08/17/2021									
					99,420.86				
100429 COORDINATED BUSINESS SYSTEMS LTD									
INV166027		08/05/2021	081721	339067	359.91	08/15/2021	INV	PD	HP M404DN/HP M479FDW-CCC
CHECK DATE: 08/17/2021									
INV166036		08/05/2021	081721	339069	290.61	09/05/2021	INV	PD	AUG COPIER CONTRACT
CHECK DATE: 08/17/2021									
INV166039		08/05/2021	081721	339068	28.79	09/05/2021	INV	PD	TC COPIER CONTRACT
CHECK DATE: 08/17/2021									
INV166158		08/05/2021	081721	339067	213.48	08/15/2021	INV	PD	HP Color M452DW-CCC
CHECK DATE: 08/17/2021									
INV166159		08/05/2021	081721	339069	103.46	09/04/2021	INV	PD	JUL FINANCE/ADMIN PRINTER
CHECK DATE: 08/17/2021									
					996.25				
106301 CORE AND MAIN LP									
P248136		07/22/2021	081721	339070	1,485.60	08/22/2021	INV	PD	TOWN COURSE 12" ROUND GRA
CHECK DATE: 08/17/2021									
P312761	210100	07/28/2021	081721	339070	2,756.10	08/28/2021	INV	PD	INVENTORY - GATE VALVE AS
CHECK DATE: 08/17/2021									
					4,241.70				
110016 CORNERSTONE INVESTORS									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 7
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET DUE DATE	TYPE	STS	INVOICE DESCRIPTION
265100010-2021 CHECK DATE: 08/17/2021		08/02/2021	081721	339071	147.00 09/10/2021	INV	PD	JUL REBATE-BUSINESS COOLI
100475 CRYSTEEL TRUCK EQUIPMENT INC								
LP204583 CHECK DATE: 08/17/2021		08/02/2021	081721	339072	105.50 09/02/2021	INV	PD	SHOCKS FOR CEMENT TOOL BO
100555 D R HORTON INC								
1406 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/09/2021	081721	339073	2,500.00 09/09/2021	INV	PD	BUILDER DEPOSIT REFUND
1410 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1437 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1449 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1457 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1458 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/05/2021	081721	339073	1,500.00 09/05/2021	INV	PD	BUILDER DEPOSIT REFUND
1461 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1462 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1466 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1469 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	1,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1470 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	2,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1474 CLOVER PRSRV LN CHECK DATE: 08/17/2021		08/06/2021	081721	339073	2,500.00 09/06/2021	INV	PD	BUILDER DEPOSIT REFUND
1490 SAGEWOOD CIR CHECK DATE: 08/17/2021		08/05/2021	081721	339073	1,500.00 09/05/2021	INV	PD	BUILDER DEPOSIT REFUND
1498 SAGEWOOD CIR CHECK DATE: 08/17/2021		08/09/2021	081721	339073	2,500.00 09/09/2021	INV	PD	BUILDER DEPOSIT REFUND



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 8
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					25,000.00				
100488	DAKOTA COUNTY TECHNICAL COLLEGE								
851371		07/08/2021	081721	339074	250.00	08/08/2021	INV	PD	Pursuit refresher -#417
CHECK DATE: 08/17/2021									
106328	DANCO COMMERCIAL PAINTING INC								
2213		08/02/2021	081721	339075	12,500.00	09/02/2021	INV	PD	PAINTING OF ATHLETIC PK P
CHECK DATE: 08/17/2021									
110017	TAMMY L DIETHELM								
520552		08/06/2021	081721	339076	700.00	09/06/2021	INV	PD	EXHUME AND MOVE GRAVE
CHECK DATE: 08/17/2021									
107812	SCOTT CONGDON								
5234		07/21/2021	081721	339077	119.00	08/21/2021	INV	PD	INSPECTION FORMS, RE-ROOF
CHECK DATE: 08/17/2021									
5238		07/26/2021	081721	339077	163.40	08/25/2021	INV	PD	INSPECTION FORMS
CHECK DATE: 08/17/2021									
					282.40				
100549	DORSEY AND WHITNEY LLP								
3680129		07/22/2021	081721	339078	15,345.00	08/22/2021	INV	PD	OPPIDAN TIF/CHASKA CREEK
CHECK DATE: 08/17/2021									
105629	DICKS SANITATION SERVICE INC								
DT0004120559		07/31/2021	081721	339079	688.18	08/30/2021	INV	PD	MSB
CHECK DATE: 08/17/2021									
DT0004120560		07/31/2021	081721	339079	178.32	08/30/2021	INV	PD	FIRE STATION
CHECK DATE: 08/17/2021									
DT0004120561		07/31/2021	081721	339079	503.32	08/30/2021	INV	PD	CITY HALL
CHECK DATE: 08/17/2021									
DT0004120562		07/31/2021	081721	339079	213.42	08/30/2021	INV	PD	ATHLETIC PARK
CHECK DATE: 08/17/2021									
DT0004120563		07/31/2021	081721	339079	147.42	08/30/2021	INV	PD	LION'S PARK
CHECK DATE: 08/17/2021									
DT0004120564		07/31/2021	081721	339079	181.21	08/30/2021	INV	PD	VETERAN'S PARK
CHECK DATE: 08/17/2021									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 9
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
DT0004120565 CHECK DATE: 08/17/2021		07/31/2021	081721	339079	147.42	08/30/2021	INV	PD	COMMUNITY PARK
DT0004120566 CHECK DATE: 08/17/2021		07/31/2021	081721	339079	133.38	08/30/2021	INV	PD	MCKNIGHT PARK
DT0004120567 CHECK DATE: 08/17/2021		07/31/2021	081721	339079	133.38	08/30/2021	INV	PD	SUNSET PARK
					2,326.05				
100567 DVS RENEWAL									
C169007 CHECK DATE: 08/17/2021		08/05/2021	081721	339080	28.50	08/24/2021	INV	PD	Registration Squad 1211 a
100570 DYNAMIC BRANDS LLC									
CM615446 CHECK DATE: 08/17/2021		03/13/2020	081721	339081	-37.95	04/13/2020	CRM	PD	RESALE
INV1469524 CHECK DATE: 08/17/2021		07/16/2021	081721	339081	120.00	08/15/2021	INV	PD	SAND BOTTLES
					82.05				
100577 EASY PICKER GOLF PRODUCTS INC									
0164550-IN CHECK DATE: 08/17/2021		07/27/2021	081721	339082	1,185.14	08/26/2021	INV	PD	BALL PICKER PART
0165057-IN CHECK DATE: 08/17/2021		08/05/2021	081721	339082	218.67	09/04/2021	INV	PD	PICKER PARTS
					1,403.81				
100602 EMERGENCY APPARATUS MAINTENANCE INC									
119353 CHECK DATE: 08/17/2021		07/20/2021	081721	339083	1,210.12	08/20/2021	INV	PD	#311 INTAKE VALVE REPAIR
102657 ENERGY MANAGEMENT SOLUTIONS INC									
10255 CHECK DATE: 08/17/2021		08/01/2021	081721	339084	9,271.84	09/05/2021	INV	PD	AUG RETAINER & GASKET PUR
100619 ESS BROTHERS & SONS INC									
BB5766 CHECK DATE: 08/17/2021		07/22/2021	081721	339085	3,766.40	08/22/2021	INV	PD	CATCH BASINS



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 10
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100649 FEDERAL EXPRESS CORPORATION									
7-450-25941		07/28/2021	081021	339027	42.46	08/12/2021	INV	PD	Shipping UB Docs to US Ba
CHECK DATE:	08/10/2021								
100653 FERGUSON ENTERPRISES INC									
8616249		07/21/2021	081721	339086	26.08	08/21/2021	INV	PD	PARTS FOR CCC WATER HEATE
CHECK DATE:	08/17/2021								
8626281		07/22/2021	081721	339086	136.89	08/22/2021	INV	PD	CHEMICAL MIXING VALVE
CHECK DATE:	08/17/2021								
8626436		07/22/2021	081721	339086	61.25	08/22/2021	INV	PD	FILTERS FOR MSB ROOFTOP U
CHECK DATE:	08/17/2021								
8645876		07/30/2021	081721	339086	70.19	08/30/2021	INV	PD	SINK FOR VETERAN'S PK (VA
CHECK DATE:	08/17/2021								
					294.41				
100655 FERRELLGAS 7780961									
1116197056		06/30/2021	081721	339087	58.42	08/09/2021	INV	PD	PROPANE
CHECK DATE:	08/17/2021								
1116308530		07/14/2021	081721	339087	108.19	08/14/2021	INV	PD	PROPANE
CHECK DATE:	08/17/2021								
1116429036		07/28/2021	081721	339087	58.87	08/28/2021	INV	PD	PROPANE FORKLIFT
CHECK DATE:	08/17/2021								
					225.48				
106319 CHAD JEREMY FIGG									
JUL 2021		08/02/2021	081721	339088	488.88	09/02/2021	INV	PD	JUL TAE KWON DO
CHECK DATE:	08/17/2021								
110004 GARSHELIS, BRIAN									
2011141.002		07/21/2021	081721	339089	3,519.00	08/21/2021	INV	PD	RFD-TREKS & TRAILS WITHDR
CHECK DATE:	08/17/2021								PAYEE: GARSHELIS, BRIAN
109121 GARY FISCHLER AND ASSOCIATES									
3639998		07/28/2021	081721	339090	650.00	08/28/2021	INV	PD	Pre employment officer -
CHECK DATE:	08/17/2021								
106901 INFLECTION.COM INC									

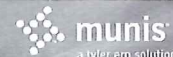


08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 11
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CIT02939037 CHECK DATE: 08/17/2021		07/31/2021	081721	339091	246.00	08/30/2021	INV	PD	JUL BACKGROUND CHECKS
101463 GOPHER STATE ONE CALL									
1060280 CHECK DATE: 08/17/2021		06/30/2021	081721	339092	823.50	08/09/2021	INV	PD	JUNE LOCATES
1070280 CHECK DATE: 08/17/2021		07/31/2021	081721	339092	668.25	08/30/2021	INV	PD	JULY LOCATES
100759 GRAINGER					1,491.75				
9008648348 CHECK DATE: 08/17/2021		08/03/2021	081721	339093	79.23	09/02/2021	INV	PD	TDS Meter & Dry Lock Lube
9008648355 CHECK DATE: 08/17/2021		08/03/2021	081721	339093	269.60	09/02/2021	INV	PD	Nitrile Gloves-CCC
9962334984 CHECK DATE: 08/17/2021		07/14/2021	081721	339094	611.18	08/13/2021	INV	PD	WATER CUPS-TC
100758 GRAYBAR ELECTRIC COMPANY INC					960.01				
9322615880 CHECK DATE: 08/17/2021		07/28/2021	081721	339095	701.91	08/28/2021	INV	PD	RING LOCKS
100785 HACH COMPANY									
12552891 CHECK DATE: 08/17/2021		07/19/2021	081721	339096	263.96	08/19/2021	INV	PD	WTP CHEMICALS
110007 HARRIS, PAUL									
10006951 CHECK DATE: 08/17/2021		07/29/2021	081721	339097	67.61	08/29/2021	INV	PD	CREDIT BALANCE REFUND-756
100810 HAWKINS INC									
4989589 CHECK DATE: 08/17/2021		07/22/2021	081721	339098	10.00	09/05/2021	INV	PD	DEMURRAGE
4993840 CHECK DATE: 08/17/2021		07/27/2021	081721	339098	5,789.49	09/10/2021	INV	PD	WTP CHEMICALS



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 12
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100827 HEGERS DAIRY LLC					5,799.49				
1294		06/29/2021	080321	339020	321.09	07/29/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1295		07/02/2021	080321	339020	481.55	08/02/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1296		07/06/2021	080321	339020	264.45	08/06/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1297		07/09/2021	080321	339020	127.00	08/09/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1298		07/13/2021	080321	339020	221.69	08/13/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1299		07/16/2021	080321	339020	470.24	08/16/2021	INV	PD	Concession Resale
CHECK DATE:		08/03/2021							
1300		07/20/2021	081721	339099	260.77	08/20/2021	INV	PD	Concession Resale
CHECK DATE:		08/17/2021							
1301		07/23/2021	081721	339099	265.02	08/23/2021	INV	PD	Concession Resale
CHECK DATE:		08/17/2021							
1302		07/27/2021	081721	339099	317.11	08/27/2021	INV	PD	Concession Resale
CHECK DATE:		08/17/2021							
1303		07/30/2021	081721	339099	166.75	08/30/2021	INV	PD	Concession Resale
CHECK DATE:		08/17/2021							
					2,895.67				
100834 HENNEPIN COUNTY FIRE CHIEFS ASSOC									
92214		08/04/2021	081721	339100	20.00	09/04/2021	INV	PD	2021 CHIEFS DUES
CHECK DATE:		08/17/2021							
100848 HIGH TECH CLEANING INC									
16906		08/01/2021	081721	339101	3,092.25	09/01/2021	INV	PD	CITY HALL
CHECK DATE:		08/17/2021							
16907		08/01/2021	081721	339101	485.16	09/01/2021	INV	PD	COMMUNITY ROOM - CLOVER R
CHECK DATE:		08/17/2021							
16909		08/01/2021	081721	339101	1,140.83	09/01/2021	INV	PD	HISTORY CENTER
CHECK DATE:		08/17/2021							
16910		08/01/2021	081721	339101	202.15	09/01/2021	INV	PD	IT DEPARTMENT
CHECK DATE:		08/17/2021							



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 13
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
16911 CHECK DATE: 08/17/2021		08/01/2021	081721	339101	1,971.55	09/01/2021	INV	PD	MSB
16912 CHECK DATE: 08/17/2021		08/01/2021	081721	339101	161.72	09/01/2021	INV	PD	STANTEC BUILDING
16913 CHECK DATE: 08/17/2021		08/01/2021	081721	339101	625.00	09/01/2021	INV	PD	WTP
16952 CHECK DATE: 08/17/2021		08/05/2021	081721	339101	1,262.50	09/05/2021	INV	PD	CITY HALL EXTERIOR WINDOW
					8,941.16				
108162 HYDRO-DESIGNS INC									
0062917-IN CHECK DATE: 08/17/2021		07/31/2021	081721	339102	680.96	08/30/2021	INV	PD	RPZ TESTING MGT JULY 2021
100889 INTERNATIONAL CITY MGMT ASSN RETIREMENT CORP									
2021/0730-ICMA CHECK DATE: 08/03/2021		07/30/2021	080321	339021	5,283.55	07/30/2021	INV	PD	073021 Payroll 457 & Roth
104751 IMPACT MAILING OF MINNESOTA INC									
153899 CHECK DATE: 08/17/2021		07/27/2021	081721	339103	1,052.75	08/27/2021	INV	PD	Jul Reminder Notices
153900 CHECK DATE: 08/17/2021		07/27/2021	081721	339103	298.76	08/27/2021	INV	PD	Jul Final Bills
153905 CHECK DATE: 08/17/2021		07/27/2021	081721	339103	899.00	08/31/2021	INV	PD	Tennesen Warning Disclosu
154034 CHECK DATE: 08/17/2021		08/03/2021	081721	339103	8,313.67	09/03/2021	INV	PD	Jul Bills
					10,564.18				
100943 JEFFERSON FIRE & SAFETY INC									
IN131712 CHECK DATE: 08/17/2021		08/03/2021	081721	339104	61.81	09/02/2021	INV	PD	SHIELD FOR FF HELMET
108948 AUDRANN INC									
1323072 CHECK DATE: 08/17/2021		07/16/2021	081721	339105	795.00	08/30/2021	INV	PD	REFRIGERANT FOR CCC GYM R



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 14
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100972 JT SERVICES OF MINNESOTA									
JT21-208-09	210101	07/27/2021	081721	339106	13,838.18	08/26/2021	INV	PD	LED FIXTURES 80 W GRANVIL
CHECK DATE:	08/17/2021								
JT21-208-13	210103	07/27/2021	081721	339106	22,892.63	08/26/2021	INV	PD	STD STREET LGHT 16' FLUTE
CHECK DATE:	08/17/2021								
JT21-221-08	210102	08/09/2021	081721	339106	6,708.00	09/08/2021	INV	PD	STREET LIGHT STD 23FR BLA
CHECK DATE:	08/17/2021								
					43,438.81				
105916 DAVID MAETZOLD									
92211		08/09/2021	081721	339107	450.00	08/09/2021	INV	PD	Summer Concert Series: Da
CHECK DATE:	08/17/2021								
110015 KDR HOMES									
4024 SAVANNA CT		08/03/2021	081721	339108	1,500.00	09/03/2021	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE:	08/17/2021								
110012 KERBER, JUSTIN									
33768		07/29/2021	081721	339109	298.60	08/29/2021	INV	PD	CREDIT BALANCE REFUND-515
CHECK DATE:	08/17/2021								
110013 KOENECKE, SALLY									
34418		07/29/2021	081721	339110	184.70	08/29/2021	INV	PD	CREDIT BALANCE REFUND-995
CHECK DATE:	08/17/2021								
101021 KULLY SUPPLY INC									
552741		07/27/2021	081721	339111	223.96	08/26/2021	INV	PD	Bathroom Sink Faucets-CCC
CHECK DATE:	08/17/2021								
101043 LANO EQUIPMENT INC									
01-849358		07/26/2021	081721	339112	274.15	08/26/2021	INV	PD	EXCAVATOR TEETH
CHECK DATE:	08/17/2021								
01-849581		07/27/2021	081721	339112	211.56	08/27/2021	INV	PD	#145 STREET MINI EXCAVATO
CHECK DATE:	08/17/2021								
01-851830		08/05/2021	081721	339112	590.67	09/05/2021	INV	PD	OIL COOLER ON ZERO TURN M
CHECK DATE:	08/17/2021								

08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST



P 15
apinv1st

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
101056 LEAGUE OF MINNESOTA CITIES					1,076.38				
10003277-AUG21		08/04/2021	081721	339113	101,144.00	09/01/2021	INV	PD	PROPERTY/CASUALTY INSURAN
CHECK DATE:	08/17/2021								
101071 LENZEN CHEVROLET BUICK INC									
83396		07/22/2021	081721	339114	48.02	08/22/2021	INV	PD	Squad 1164 Rear brake pad
CHECK DATE:	08/17/2021								
83400		07/23/2021	081721	339114	77.84	08/23/2021	INV	PD	Squad 1164 Front brake pa
CHECK DATE:	08/17/2021								
83438		07/29/2021	081721	339114	190.30	08/29/2021	INV	PD	SHOP TRUCK COMPARTMENT
CHECK DATE:	08/17/2021								
108385 LEVELWEAR INC					316.16				
355311-S1		07/29/2021	081721	339115	76.43	08/28/2021	INV	PD	RESALE
CHECK DATE:	08/17/2021								
355312-S1		07/29/2021	081721	339115	20.50	08/28/2021	INV	PD	RESALE
CHECK DATE:	08/17/2021								
103842 LOCAL GOVERNMENT INFORMATION SYSTEMS					96.93				
50732		08/01/2021	081721	339116	775.00	08/31/2021	INV	PD	AUG SA SUPPORT
CHECK DATE:	08/17/2021								
105139 LUBE TECH AND PARTNERS LLC									
2671183		07/25/2021	081721	339117	55.00	08/24/2021	INV	PD	OIL FILTERS
CHECK DATE:	08/17/2021								
2671221		07/25/2021	081721	339117	1,237.75	08/24/2021	INV	PD	FUELS AND LUBES
CHECK DATE:	08/17/2021								
2682022		08/07/2021	081721	339117	1,675.00	09/06/2021	INV	PD	BULK MOTOR OIL
CHECK DATE:	08/17/2021								
105710 MACQUEEN EMERGENCY GROUP					2,967.75				
P00787		08/02/2021	081721	339118	53.96	09/02/2021	INV	PD	FRONT BADGE FOR FF HELMET
CHECK DATE:	08/17/2021								



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 16
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
P05519		08/04/2021	081721	339118	42.22	09/04/2021	INV	PD	PARTS FOR E11 CABINET REP
CHECK DATE: 08/17/2021									
104521 MANGOLD GROUP LLC					96.18				
1501		07/31/2021	081721	339119	2,040.00	08/30/2021	INV	PD	JUL MT PLEASANT CEMETERY
CHECK DATE: 08/17/2021									
107640 WP & RS MARS CO									
30273240		07/20/2021	081721	339120	538.64	08/19/2021	INV	PD	SAW BLADES
CHECK DATE: 08/17/2021									
107796 DAWN MARIE MARTIN									
200		08/09/2021	081721	339121	150.00	08/09/2021	INV	PD	Noche Latina Zumba Class
CHECK DATE: 08/17/2021									
110014 ROSS ALLEN MCLEOD									
92223		08/09/2021	081721	339122	125.00	08/09/2021	INV	PD	entertainment AOA Walk in
CHECK DATE: 08/17/2021									
101168 MELCHERT HUBERT SJODIN PLLP									
157647		08/06/2021	081721	339123	115.50	09/06/2021	INV	PD	401 PINE ST ACQUISTION
CHECK DATE: 08/17/2021									
101172 MERCHANT JOB TRAINING & SAFETY INC									
6318		07/30/2021	081721	339124	550.00	08/29/2021	INV	PD	NATHAN EBERT - BOOK 3
CHECK DATE: 08/17/2021									
101183 METROPOLITAN COUNCIL									
JUL 2021 SAC		07/31/2021	081721	339125	66,424.05	08/30/2021	INV	PD	JUL SAC CHARGES
CHECK DATE: 08/17/2021									
101182 METROPOLITAN COUNCIL									
0001127884		08/06/2021	081721	339126	226,109.79	09/01/2021	INV	PD	SEP SEWER SERVICES FOR ME
CHECK DATE: 08/17/2021									
101187 METRO SALES INC									

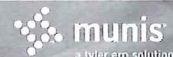


08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 17
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
INV1856458 CHECK DATE: 08/17/2021		07/21/2021	081721	339127	215.07	08/21/2021	INV	PD	FD QTRLY COPIER USAGE
INV1856479 CHECK DATE: 08/17/2021		07/21/2021	081721	339127	638.20	08/20/2021	INV	PD	RICOH COPIER QTRLY USAGE-
INV1858500 CHECK DATE: 08/17/2021		07/26/2021	081721	339127	122.00	08/25/2021	INV	PD	AUG FD COPIER
INV1859115 CHECK DATE: 08/17/2021		07/26/2021	081721	339127	145.35	08/25/2021	INV	PD	TC COPIER CONTRACT
					1,120.62				
101196 MID COUNTY COOP #122622									
52469 CHECK DATE: 08/17/2021		07/28/2021	081721	339128	832.28	08/30/2021	INV	PD	267 GLS GAS-TC
52470 CHECK DATE: 08/17/2021		07/28/2021	081721	339128	536.13	08/30/2021	INV	PD	186 GLS DIESEL-TC
					1,368.41				
109263 MID-AMERICA GOLF AND LANDSCAPE INC									
8 CHECK DATE: 08/17/2021		07/30/2021	081721	339129	455,420.05	09/06/2021	INV	PD	PAR 30 GOLF COURSE IMPROV
101217 MINNESOTA CHILD SUPPORT PMT CTR									
PR073021001510208001 CHECK DATE: 08/03/2021		07/30/2021	080321	339022	184.58	07/30/2021	INV	PD	073021 Payroll Child Supp
101227 MINNESOTA ELEVATOR INC									
920588 CHECK DATE: 08/17/2021		08/02/2021	081721	339130	405.92	09/02/2021	INV	PD	Aug CCC Elevator Service
101236 MINNESOTA GOLF ASSOCIATION INC									
511176 CHECK DATE: 08/17/2021		07/27/2021	081721	339131	1,250.00	08/29/2021	INV	PD	HANDICAP DUES
101276 MINNESOTA VALLEY ELECTRIC COOPERATIVE									
108050711/JUL21 CHECK DATE: 08/10/2021		07/27/2021	081021	339028	786.39	08/22/2021	INV	PD	JUL ST LITES-TOWN COURSE
121770311/JUL21 CHECK DATE: 08/10/2021		07/27/2021	081021	339028	19.73	08/22/2021	INV	PD	JUL 4255 CREEK RD



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 18
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					806.12				
101341 MINNESOTA DEPT OF LABOR & INDUSTRY									
JULY0190352021		07/31/2021	081721	339132	5,002.08	08/30/2021	INV	PD	JUL PERMIT SURCHARGES
CHECK DATE:	08/17/2021								
101351 MN DEPARTMENT OF TRANSPORTATION									
P00013437		07/22/2021	081721	339133	344.01	08/21/2021	INV	PD	INTERCHANGE-MATERIAL TEST
CHECK DATE:	08/17/2021								
107078 MOBOTREX INC									
252105	210099	07/23/2021	081721	339134	158.00	08/23/2021	INV	PD	TRAFFIC LAMPS - LED GREEN
CHECK DATE:	08/17/2021								
105853 MOR GOLF AND UTILITY INC									
27232		07/31/2021	081721	339135	2,000.00	08/31/2021	INV	PD	GOLF CART RENTALS
CHECK DATE:	08/17/2021								
101324 MOTOROLA									
8281217385		07/28/2021	081721	339136	148,078.00	08/27/2021	INV	PD	35 Radios/Radio Equip-PD
CHECK DATE:	08/17/2021								
103088 SID TOOL CO INC									
4783139001		07/26/2021	081721	339137	1,528.61	08/26/2021	INV	PD	S/W MAINTENANCE STOCK
CHECK DATE:	08/17/2021								
101356 MTI DISTRIBUTING INC #31380									
1315667-00		07/30/2021	081721	339138	32.36	08/30/2021	INV	PD	RELAY SWITCH (FIREMAN'S P
CHECK DATE:	08/17/2021								
101355 MTI DISTRIBUTING INC #400012									
1315116-02		08/03/2021	081721	339139	687.50	09/03/2021	INV	PD	PAR 30 IRRIGATION SUPPLIE
CHECK DATE:	08/17/2021								
1316024-00		08/05/2021	081721	339139	1,084.78	09/05/2021	INV	PD	PAR 30 IRRIGATION SUPPLIE
CHECK DATE:	08/17/2021								
1316055-00		07/28/2021	081721	339139	390.84	08/28/2021	INV	PD	PAR 30 IRRIGATION SUPPLIE
CHECK DATE:	08/17/2021								



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 19
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
1316395-00 CHECK DATE: 08/17/2021		08/02/2021	081721	339139	707.85	09/02/2021	INV	PD	PAR 30 IRRIGATION SUPPLIE
1316750-00 CHECK DATE: 08/17/2021		08/02/2021	081721	339139	196.60	09/02/2021	INV	PD	PAR 30 IRRIGATION SUPPLIE
					3,067.57				
101354 MTI DISTRIBUTING INC #700767									
1315220-00 CHECK DATE: 08/17/2021		07/22/2021	081721	339140	178.27	08/22/2021	INV	PD	STEERING WHEEL 3500
1316933-00 CHECK DATE: 08/17/2021		08/02/2021	081721	339140	65.84	09/02/2021	INV	PD	ROLLER SHAFT SCREWS
					244.11				
100120 APPLIANCE SERVICE & SALES CTR INC									
227060 CHECK DATE: 08/17/2021		07/13/2021	081721	339141	407.60	08/13/2021	INV	PD	Dishwasher Repair-Lodge
101365 STAR GROUP LLC									
4472/JUL2021 CHECK DATE: 08/12/2021		07/31/2021	081221	339032	909.27	08/10/2021	INV	PD	JUL PARTS & SUPPLIES
106198 NAVIANT INC									
0143265-IN CHECK DATE: 08/17/2021		08/02/2021	081721	339142	3,043.65	08/22/2021	INV	PD	JUL ONBASE HOSTING FEE
101396 NEW PIG CORPORATION									
23357160-00 CHECK DATE: 08/17/2021		06/24/2021	081721	339143	93.11	07/29/2021	INV	PD	MSB CEILING TOWER
101403 NIKE USA INC									
9601824763 CHECK DATE: 08/17/2021		07/22/2021	081721	339144	199.35	09/20/2021	INV	PD	RESALE
9603486231 CHECK DATE: 08/17/2021		08/02/2021	081721	339144	179.85	10/01/2021	INV	PD	RESALE
					379.20				
109939 VANESSA NORDSTROM									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 20
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
92086		07/29/2021	081721	339145	600.00	08/18/2021	INV	PD	Soccer Instructor Payment
CHECK DATE:	08/17/2021								
102654 NORTH AMERICAN SAFETY INC									
INV58546		07/09/2021	081721	339146	212.42	08/09/2021	INV	PD	J. AMBROZ INITIAL CLOTHIN
CHECK DATE:	08/17/2021								
INV58829		07/23/2021	081721	339146	147.63	08/23/2021	INV	PD	J. AMBROZ INITIAL CLOTHIN
CHECK DATE:	08/17/2021								
INV59001		08/03/2021	081721	339146	625.00	10/03/2021	INV	PD	SAFETY CONES
CHECK DATE:	08/17/2021								
INV59071		08/06/2021	081721	339146	112.99	10/06/2021	INV	PD	MARKING PAINT/NITRILE GLO
CHECK DATE:	08/17/2021								
					1,098.04				
101445 OFFICE DEPOT									
180816950001		07/16/2021	081721	339147	21.89	08/21/2021	INV	PD	Letter Size Note Pads for
CHECK DATE:	08/17/2021								
183143358001		07/20/2021	081721	339147	36.36	08/21/2021	INV	PD	Hot Dixie cups for the br
CHECK DATE:	08/17/2021								
183143656001-1		07/20/2021	081721	339147	7.24	08/21/2021	INV	PD	Spoons for the breakroom
CHECK DATE:	08/17/2021								
183143656001-2		07/20/2021	081721	339147	11.76	08/21/2021	INV	PD	Highlighters for the work
CHECK DATE:	08/17/2021								
183356553001		07/24/2021	081721	339148	8.69	08/27/2021	INV	PD	Index files - Months
CHECK DATE:	08/17/2021								
184771831001		07/22/2021	081721	339148	98.28	08/27/2021	INV	PD	Index files - Numbers
CHECK DATE:	08/17/2021								
184857579001		07/27/2021	081721	339147	18.99	08/28/2021	INV	PD	Metal Name Plate Sign for
CHECK DATE:	08/17/2021								
184858129001		07/23/2021	081721	339147	41.18	08/28/2021	INV	PD	Copy paper for the workro
CHECK DATE:	08/17/2021								
					244.39				
101465 ON SITE SANITATION INC									
0001161480		07/22/2021	081721	339149	3,153.00	08/21/2021	INV	PD	RIVER CITY DAYS
CHECK DATE:	08/17/2021								
0001161750		07/10/2021	081721	339149	172.00	08/09/2021	INV	PD	TOWN COURSE - MAINTENANCE
CHECK DATE:	08/17/2021								



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 21
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
0001161751 CHECK DATE: 08/17/2021		07/10/2021	081721	339149	146.00	08/09/2021	INV	PD	SUNSET PARK
0001161752 CHECK DATE: 08/17/2021		07/10/2021	081721	339149	146.00	08/09/2021	INV	PD	CLOVER RIDGE SOCCER FIELD
0001161753 CHECK DATE: 08/17/2021		07/10/2021	081721	339149	146.00	08/09/2021	INV	PD	CITY SQUARE PARK
0001161754 CHECK DATE: 08/17/2021		07/10/2021	081721	339149	172.00	08/09/2021	INV	PD	TOWN COURSE
0001173437 CHECK DATE: 08/17/2021		08/06/2021	081721	339149	232.00	09/05/2021	INV	PD	FLAGS AND HONOR EVENT
					4,167.00				
101484 PAPCO INC									
221705 CHECK DATE: 08/17/2021		08/02/2021	081721	339150	85.79	09/01/2021	INV	PD	Parts for Vacuum Cleaner
101489 PASS FENCING INC									
91985 CHECK DATE: 08/17/2021		12/20/2020	081721	339151	2,400.00	07/29/2021	INV	PD	BASEBALL SAFETY FENCE AND
91986 CHECK DATE: 08/17/2021		12/20/2020	081721	339151	5,975.00	07/29/2021	INV	PD	PICKLEBALL COURT TOP AND
					8,375.00				
105181 BOTTLING GROUP LLC									
48199356 CHECK DATE: 08/17/2021		07/29/2021	081721	339152	429.60	08/29/2021	INV	PD	Concession Resale
53395060 CHECK DATE: 08/03/2021		07/16/2021	080321	339023	266.04	08/16/2021	INV	PD	Concession Resale
53422560 CHECK DATE: 08/03/2021		07/07/2021	080321	339023	308.00	08/07/2021	INV	PD	Concession Resale
					1,003.64				
109623 PER MAR SECURITY AND RESEARCH CORPORATION									
2564800 CHECK DATE: 08/17/2021		07/15/2021	081721	339153	54.50	08/15/2021	INV	PD	KEYS FOR PARK SHELTERS
101530 PING INC									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 22
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
15896425		08/03/2021	081721	339154	326.88	10/03/2021	INV	PD	RESALE
CHECK DATE: 08/17/2021									
101571 PREMIUM WATERS INC									
417080-07-21		07/31/2021	081721	339155	130.98	08/31/2021	INV	PD	WATER TC CLUBHOUSE
CHECK DATE: 08/17/2021									
104290 QUALITECH COMPANY									
183505000-2021-1		07/29/2021	081721	339156	390.00	08/10/2021	INV	PD	JUL REBATE-BUSINESS LIGHT
CHECK DATE: 08/17/2021									
107855 STAPLES INC									
17882904		07/07/2021	081721	339158	134.97	08/07/2021	INV	PD	BATTERY BACKUPS (3)
CHECK DATE: 08/17/2021									
17882968		07/07/2021	081721	339158	40.46	08/06/2021	INV	PD	OFFICE SUPPLIES
CHECK DATE: 08/17/2021									
18535841		08/04/2021	081721	339157	6.49	09/03/2021	INV	PD	Holder labels for 3 ring
CHECK DATE: 08/17/2021									
					181.92				
101684 R & R SPECIALTIES OF WISCONSIN INC									
0073205-IN		08/01/2021	081721	339159	110.00	09/01/2021	INV	PD	Zamboni Blade Sharpening
CHECK DATE: 08/17/2021									
101631 REINDERS INC									
3081461-00		07/19/2021	081721	339160	2,587.24	08/18/2021	INV	PD	30 GLS WETTING AGENT
CHECK DATE: 08/17/2021									
3173534-00		07/21/2021	081721	339160	2,394.52	08/20/2021	INV	PD	30 GLS WETTING AGENT
CHECK DATE: 08/17/2021									
					4,981.76				
102948 ROAD MACHINERY & SUPPLIES CO									
S6836202		08/09/2021	081721	339161	31.71	09/09/2021	INV	PD	#179 STREET FUEL FILTER
CHECK DATE: 08/17/2021									
S6836302		08/09/2021	081721	339161	74.85	09/09/2021	INV	PD	#179 PAVER MOTOR FAN BELT
CHECK DATE: 08/17/2021									

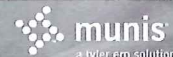


08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 23
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET DUE DATE	TYPE	STS	INVOICE DESCRIPTION
110006 RODENBERG, BOB					106.56			
10002137 CHECK DATE: 08/17/2021		07/29/2021	081721	339162	13.10 08/29/2021	INV	PD	CREDIT BALANCE REFUND-364
101703 SALVATION ARMY JUL/21 HS CHECK DATE: 08/17/2021		08/05/2021	081721	339163	141.00 09/05/2021	INV	PD	JUL HEAT SHARE CONTRIBUTI
101738 SCHILLING SUPPLY COMPANY 835199-00 CHECK DATE: 08/17/2021		07/30/2021	081721	339164	1,487.73 08/30/2021	INV	PD	Cleaning Supplies-CCC
108102 SECURITAS ELECTRONIC SECURITY INC 7000778060 CHECK DATE: 08/17/2021		07/20/2021	081721	339165	135.00 08/20/2021	INV	PD	BOUNTIFUL BSKT MONITORING
7000778061 CHECK DATE: 08/17/2021		07/20/2021	081721	339165	183.99 08/20/2021	INV	PD	CITY HALL MONITORING 3RD
109947 SHELTERTECH CORPORATION					318.99			
11532-A CHECK DATE: 08/17/2021		07/28/2021	081721	339166	24,235.00 08/28/2021	INV	PD	401 PINE ST ASBESTOS ABAT
104827 ROHN INDUSTRIES INC 555397 CHECK DATE: 08/17/2021		07/12/2021	081721	339167	20.25 08/12/2021	INV	PD	Security Console Shreddin
104547 SITEONE LANDSCAPE SUPPLY HOLDING LLC 111702907-001 CHECK DATE: 08/17/2021		08/02/2021	081721	339168	506.64 09/15/2021	INV	PD	HERBICIDE & IRRIGATION SU
106596 SIWEK LUMBER JORDAN INC 39621 CHECK DATE: 08/17/2021		07/29/2021	081721	339169	284.20 08/28/2021	INV	PD	PARTS FOR SPLIT RAIL FENC
101828 SOUTHWEST NEWS MEDIA								



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 24
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2138677 CHECK DATE: 08/17/2021		07/01/2021	081721	339170	28.28	08/25/2021	INV	PD	LIFE INS BIDS
2138678 CHECK DATE: 08/17/2021		07/01/2021	081721	339170	56.56	08/25/2021	INV	PD	AMEND ZONING ORD, PRD-44
2140333 CHECK DATE: 08/17/2021		07/29/2021	081721	339170	127.26	08/25/2021	INV	PD	OAK ST LIFT STATION BIDS
					212.10				
101847 SRF CONSULTING GROUP INC									
12504.00-27 CHECK DATE: 08/17/2021		07/31/2021	081721	339171	3,042.62	09/05/2021	INV	PD	TH 212 INTERCHANGE & CSAH
14915.00-1 CHECK DATE: 08/17/2021		07/31/2021	081721	339171	1,460.29	09/06/2021	INV	PD	TH 41 AT PEAVEY RD-TRAFFI
					4,502.91				
101858 STAPLES CONTRACT & COMMERCIAL INC									
7336650984-0-1 CHECK DATE: 08/17/2021		08/06/2021	081721	339172	148.45	09/20/2021	INV	PD	Epson Ink Cart Black for
108114 DANIEL THOMAS HAERTL									
92216 CHECK DATE: 08/17/2021		08/09/2021	081721	339173	250.00	08/09/2021	INV	PD	Touch a Truck concert 8.1
109045 STRYKER SALES CORPORATION									
3443484 M CHECK DATE: 08/17/2021		07/01/2021	081721	339174	1,333.80	08/01/2021	INV	PD	LUCAS ANNUAL MAINT CONTRA
101892 STUART C IRBY CO									
S012499322.001 CHECK DATE: 08/17/2021		07/28/2021	081721	339175	269.84	08/27/2021	INV	PD	BATTERY OPERATED CRIMPER
S012541325.001 CHECK DATE: 08/17/2021		07/30/2021	081721	339175	787.56	08/29/2021	INV	PD	GLOVES AND TESTING
S012545660.001 CHECK DATE: 08/17/2021		07/23/2021	081721	339175	955.00	08/22/2021	INV	PD	WO#941 N/S SGL 350 MCM AL
					2,012.40				
103677 SUN LIFE ASSURANCE COMPANY OF CANADA									



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 25
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
237741/AUG21 CHECK DATE: 08/10/2021		08/01/2021	081021	339029	4,118.50	08/31/2021	INV	PD	AUG EMP LIFE INS PREM
102014 T & R SERVICE COMPANY									
81744 CHECK DATE: 08/17/2021		07/31/2021	081721	339176	4,154.00	08/30/2021	INV	PD	PCB REMOVAL
106000 TARMAN, AL									
91916 CHECK DATE: 08/17/2021		07/16/2021	081721	339177	168.37	08/28/2021	INV	PD	Mileage-MN State Fire Cod
101932 TAYLOR MADE GOLF CO INC									
35240313 CHECK DATE: 08/17/2021		07/29/2021	081721	339178	209.86	08/28/2021	INV	PD	RESALE
101956 THE HARTFORD									
858098593850 CHECK DATE: 08/12/2021		08/02/2021	081221	339033	3,538.98	09/03/2021	INV	PD	AUG EMP INS PREM-LTD
104701 RICKY J KAUFMAN									
92210 CHECK DATE: 08/17/2021		08/09/2021	081721	339179	700.00	08/09/2021	INV	PD	Summer Concert Series: Tu
110001 THE VENDOR SOLUTION LLC									
2021956 CHECK DATE: 08/05/2021		07/30/2021	080521	339025	13,189.00	08/05/2021	INV	PD	PKG LOT OVERLAY-BRICKSTON
104908 TIMESAVER OFF SITE SECRETARIAL INC									
M26601 CHECK DATE: 08/17/2021		07/30/2021	081721	339180	525.00	08/30/2021	INV	PD	Council-Planning-EDA July
101977 TOLL COMPANY									
10417809 CHECK DATE: 08/17/2021		08/02/2021	081721	339181	394.69	09/02/2021	INV	PD	WELDING SUPPLIES
10418303 CHECK DATE: 08/17/2021		08/05/2021	081721	339181	193.32	09/05/2021	INV	PD	WELDING SUPPLIES



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 26
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					588.01				
101990 KANDI KOUNTRY EXPRESS LTD									
441365		07/28/2021	081721	339182	33,680.00	08/27/2021	INV	PD	#206 BOX AND HOIST INSTAL
CHECK DATE: 08/17/2021									
103946 TRANSUNION RISK AND ALTERNATIVE DATA SOLUTIONS INC									
1549467-202107-1		08/01/2021	081721	339183	135.90	09/15/2021	INV	PD	Data Processing
CHECK DATE: 08/17/2021									
102008 TRI-CITY/WILLIAM LLOYD ANALYTICAL LAB									
2100148		07/01/2021	080321	339024	156.00	07/31/2021	INV	PD	Water Testing for Beach
CHECK DATE: 08/03/2021									
102026 API GARAGE DOOR INC									
Z186136		07/29/2021	081721	339184	725.00	08/29/2021	INV	PD	GARAGE DOOR INSPECTION-CC
CHECK DATE: 08/17/2021									
102033 TYLER TECHNOLOGIES INC									
045-349803		07/31/2021	081721	339185	2,960.00	09/14/2021	INV	PD	UB SERVICES-IMPLEMENTATIO
CHECK DATE: 08/17/2021									
102037 ULINE INC									
136855356		08/02/2021	081721	339186	294.96	09/02/2021	INV	PD	Cleaning Supplies-Nitrile
CHECK DATE: 08/17/2021									
102051 UPS									
00027V7Y7311		07/31/2021	081221	339034	11.35	08/11/2021	INV	PD	SHIPPING-TC
CHECK DATE: 08/12/2021									
102064 US BANK									
6204508		07/23/2021	081721	339187	1,700.00	08/23/2021	INV	PD	2020B TRUSTEE FEES
CHECK DATE: 08/17/2021									
104522 US FOODS INC									
3156755		07/02/2021	081721	339188	271.38	08/01/2021	INV	PD	SOAP/TOWELS-TC
CHECK DATE: 08/17/2021									

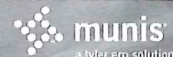


08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 27
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
3443166 CHECK DATE: 08/17/2021		07/16/2021	081721	339188	140.56	08/15/2021	INV	PD	TOWELS-TC
3590753 CHECK DATE: 08/17/2021		07/23/2021	081721	339188	178.70	08/22/2021	INV	PD	SOAP & TOWELS-TC
3731239 CHECK DATE: 08/17/2021		07/30/2021	081721	339188	140.56	08/23/2021	INV	PD	HAND TOWELS-TC
3799762 CHECK DATE: 08/17/2021		08/03/2021	081721	339188	77.03	09/02/2021	INV	PD	SOAP-TC
5659504 CHECK DATE: 08/17/2021		06/15/2021	081721	339188	151.28	07/15/2021	INV	PD	SOAP/TOWELS-TC
5887003 CHECK DATE: 08/17/2021		06/25/2021	081721	339188	220.72	07/25/2021	INV	PD	SOAP/TOWELS-TC
5901696 CHECK DATE: 08/17/2021		07/26/2021	081721	339188	176.34	08/25/2021	INV	PD	OAK 19 DISHWASHER RENTAL
5981693 CHECK DATE: 08/17/2021		06/24/2021	081721	339188	176.34	07/24/2021	INV	PD	OAK 19 DISH MACHINE RENTA
					1,532.91				
107687 UNIVERSAL PROTECTION SERVICE LP									
11542417 CHECK DATE: 08/17/2021		07/15/2021	081721	339189	178.29	07/25/2021	INV	PD	Event Ctr Security 7/9-7/
103039 MARK BEAUCHAMP									
26797UFS CHECK DATE: 08/17/2021		07/19/2021	081721	339190	5,490.00	08/18/2021	INV	PD	UNBUNDLE 2021 RATES
102102 VERIZON WIRELESS									
9884736009 CHECK DATE: 08/10/2021		07/23/2021	081021	339030	633.42	08/15/2021	INV	PD	JUL CRADLEPOINTS
102104 VESSCO INC									
84038 CHECK DATE: 08/17/2021		07/23/2021	081721	339191	1,060.69	08/23/2021	INV	PD	WELL #7 CHLORINE VACUUM R
104659 VOLUNTEER FIREFIGHTERS BENEFIT ASSOC OF MN									
92146 CHECK DATE: 08/17/2021		08/05/2021	081721	339192	462.00	09/13/2021	INV	PD	FF INSURANCE POLICY RENEW



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 28
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
102115 VIKING AUTOMATIC SPRINKLER CO									
1025-F170471 CHECK DATE: 08/17/2021		07/27/2021	081721	339193	360.00	08/27/2021	INV	PD	REPAIR VALVE ON SPRINKLER
102227 ONVOY LLC									
0009426210801 CHECK DATE: 08/12/2021		08/01/2021	081221	339035	1,853.53	08/25/2021	INV	PD	AUG EDU CTR INTERNET/ETHE
0009486210801 CHECK DATE: 08/12/2021		08/01/2021	081221	339035	889.21	08/25/2021	INV	PD	AUG CITY HALL ETHERNET
					2,742.74				
102133 WAGNER PRESS & GRAPHICS									
34369 CHECK DATE: 08/17/2021		07/28/2021	081721	339194	401.00	08/28/2021	INV	PD	NO PARKING SIGNS/BUSINESS
34377 CHECK DATE: 08/17/2021		07/28/2021	081721	339194	210.00	08/17/2021	INV	PD	ENVELOPES FOR PD
					611.00				
110009 WAGNER, NATHAN									
31817 CHECK DATE: 08/17/2021		07/29/2021	081721	339195	47.35	08/29/2021	INV	PD	CREDIT BALANCE REFUND-381
110010 WAKEFIELD, RADLEIGH									
33034 CHECK DATE: 08/17/2021		07/29/2021	081721	339196	18.26	08/29/2021	INV	PD	CREDIT BALANCE REFUND-143
110005 WATER DOCTORS									
MSB P-081-082 CHECK DATE: 08/17/2021		07/29/2021	081721	339197	62.00	08/29/2021	INV	PD	REFUND PERMITS-1796 & 179 PAYEE: WATER DOCTORS
102146 WATER SPECIALTY OF MINNESOTA INC									
12454 CHECK DATE: 08/17/2021		08/03/2021	081721	339198	1,778.26	09/03/2021	INV	PD	Pool Chemicals
109972 WEBBER RECREATIONAL DESIGN INC									
1136 CHECK DATE: 08/17/2021		07/16/2021	081721	339199	7,165.00	08/15/2021	INV	PD	Splash Pad Water Feature



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 29
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
102160 WELLS FARGO BANK MINNESOTA NA									
1997585		08/01/2021	081721	339200	525.00	08/31/2021	INV	PD	2012A PAYING AGENT FEE
CHECK DATE:	08/17/2021								
103153 WEST COAST TRENDS INC									
40602315		04/27/2021	081721	339201	593.88	08/27/2021	INV	PD	RESALE
CHECK DATE:	08/17/2021								
102189 WM MUELLER & SONS									
267660		07/19/2021	081721	339202	397.37	08/25/2021	INV	PD	POTHOLE PATCHING
CHECK DATE:	08/17/2021								
267760		07/21/2021	081721	339202	576.72	08/25/2021	INV	PD	POTHOLE PATCHING FOR RIVE
CHECK DATE:	08/17/2021								
268089		07/29/2021	081721	339202	32.57	08/25/2021	INV	PD	TOWN COURSE DRAINTILE
CHECK DATE:	08/17/2021								
268138		07/30/2021	081721	339202	483.84	08/25/2021	INV	PD	LIBERTY HGTS VALVE DIGS
CHECK DATE:	08/17/2021								
268193		08/02/2021	081721	339202	132.46	09/25/2021	INV	PD	W/S STOCKPILE
CHECK DATE:	08/17/2021								
268302		08/04/2021	081721	339202	11,437.52	09/25/2021	INV	PD	ATHLETIC PARK OVERLAY
CHECK DATE:	08/17/2021								
268372		08/05/2021	081721	339202	5,393.74	09/25/2021	INV	PD	ATHLETIC PARK OVERLAY
CHECK DATE:	08/17/2021								
					18,454.22				
102220 XIGENT SOLUTIONS LLC									
81351		08/02/2021	081721	339203	6,715.00	09/06/2021	INV	PD	AUG RECOVERY SVC
CHECK DATE:	08/17/2021								
81353		08/02/2021	081721	339203	13,914.69	09/06/2021	INV	PD	AUG SUPPORT SVC
CHECK DATE:	08/17/2021								
81354		08/02/2021	081721	339203	1,778.44	09/06/2021	INV	PD	AUG VULNERABILITY SVC
CHECK DATE:	08/17/2021								
					22,408.13				
102228 ZEE MEDICAL SERVICE INC									
54129004		07/27/2021	081721	339204	13.00	08/27/2021	INV	PD	1st aid supplies-CCC



08/12/2021 11:06
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 30
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET DUE DATE	TYPE	STS	INVOICE DESCRIPTION
---------	------	----------	-----------	---------	----------------------	------	-----	---------------------

CHECK DATE: 08/17/2021

107554 POWER CELL LLC

00254120

CHECK DATE: 08/17/2021

07/26/2021

081721

339205

127.18 08/26/2021 INV PD RESALE

127.18

332 INVOICES

1,935,744.88

** END OF REPORT - Generated by Michelle Robbin **

Electronic Payments

08/12/2021 11:31
8482mrob

City of Chaska
VENDOR INVOICE LIST



P 1
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100005 MINNESOTA MUNICIPAL MONEY MARKET FUND									
92274		08/10/2021	081021	2885	2,000,000.00	08/10/2021	DIR	PD	XFER ONB TO 4M-CASHFLOW
CHECK DATE: 08/10/2021									
107490 GREAT-WEST LIFE & ANNUITY INSURANCE COMPANY									
91906		07/30/2021	080221	2881	1,857.01	08/02/2021	DIR	PD	073021 Payroll - HCSP Con
CHECK DATE: 08/02/2021									
107744 GREAT-WEST LIFE & ANNUITY INSURANCE COMPANY									
91907		07/30/2021	080221	2882	400.00	08/02/2021	DIR	PD	073021 Payroll - MNDP Co
CHECK DATE: 08/02/2021									
101756 MII LIFE INCORPORATED									
39906489		07/27/2021	072921	2875	3,081.12	07/29/2021	DIR	PD	7/29/21 FSA REIMBURSEMENT
CHECK DATE: 07/29/2021									
39911616		08/03/2021	080521	2884	1,334.55	08/05/2021	DIR	PD	8/5/21 FSA REIMBURSEMENTS
CHECK DATE: 08/05/2021									
					4,415.67				
100927 INTERNAL REVENUE SERVICE									
91901		07/30/2021	073021	2876	139,782.73	07/30/2021	DIR	PD	073021 Payroll - SS, Medi
CHECK DATE: 07/30/2021									
101346 MINNESOTA COMMISSIONER OF REVENUE									
2021/0630-FINAL CC		06/30/2021	081121	2888	3,902.68	08/11/2021	DIR	PD	JUN-21 FINAL CARVER CTY T
CHECK DATE: 08/11/2021									
2021/0630-FINAL SLS/		06/30/2021	081121	2886	53,287.03	08/11/2021	DIR	PD	JUN-21 FINAL GEN/UB SALES
CHECK DATE: 08/11/2021									
2021/0630-FINAL USE		06/30/2021	081121	2887	1,574.24	08/11/2021	DIR	PD	JUN-21 FINAL USE TAX
CHECK DATE: 08/11/2021									
					58,763.95				
101343 MINNESOTA DEPT OF REVENUE-PAYROLL WIRES									
91902		07/30/2021	080221	2880	27,386.01	08/02/2021	DIR	PD	073021 Payroll - MN State
CHECK DATE: 08/02/2021									
101376 NATIONWIDE RETIREMENT SOLUTIONS (USCM)									



08/12/2021 11:31
8482mrob

City of Chaska
VENDOR INVOICE LIST

P 2
apinvlst

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
91903 CHECK DATE: 07/30/2021		07/30/2021	073021	2877	11,883.31	07/30/2021	DIR	PD	073021 Payroll - 457 Cont
106955 NATIONWIDE RETIREMENT SOLUTIONS (USCM)									
91905 CHECK DATE: 07/30/2021		07/30/2021	073021	2879	4,004.15	07/30/2021	DIR	PD	073021 Payroll - Roth Con
107499 OLD NATIONAL BANK									
2021/08/01 DS CHECK DATE: 08/02/2021		08/02/2021	080221	2883	3,322.50	08/02/2021	DIR	PD	ONB-DS PMT DUE 8/1/21-INT
101506 PUBLIC EMPLOYEES RETIREMENT ASSOCIATION									
91904 CHECK DATE: 07/30/2021		07/30/2021	073021	2878	94,330.95	07/30/2021	DIR	PD	073021 Payroll - PERA Con
					94,330.95				
=====									
14 INVOICES					2,346,146.28	=====			
=====									

** END OF REPORT - Generated by Michelle Robbin **

**Biweekly Report
August 16, 2021
By
Nate Kabat**

UPCOMING COUNCIL MEETING SCHEDULE

Below is a reminder of the Council Meetings and Work Sessions we have coming up:

- August 16th:
 - Work Session: First General Fund budget discussion for 2022 budget year from 5:45-7:00 pm.
 - Regular Council meeting at 7:00 pm.
- August 30th:
 - Work Session: Second General Fund Work Session for 2022 budget year from 5:45-7:00 pm.
 - Council meeting if needed. As this is the 5th Monday of the month, we will only have a Council meeting if there is a need to have one.
- September 6th:
 - No Council meeting due to Labor Day.
- September 13th:
 - Tentative Work Session: General Fund budget discussion for 2022 budget year if needed, 5:45-7:00 pm.
 - Regular Council meeting at 7:00 pm.
- September 20th:
 - No Work Session scheduled.
 - Regular Council meeting at 7:00 pm.
 - NOTE: This is the evening we need to adopt our Preliminary Tax Levy for 2022, as it is due to the County prior to the end of September

If you have any questions, or if you are unable to make it to any of these meetings, just let Matt P. or me know so we can plan accordingly.

COUNCIL/DEPARTMENT HEAD RETREAT

A reminder that the Council/Department Head Retreat is scheduled for Tuesday October 12 (all day) and Wednesday October 13 (half day); both days will be in the Fire Department Training Room. This retreat will be facilitated by Richard Fursman.

If these dates will be difficult for you, please let Matt P. or me know. We look forward to another productive retreat!

UPCOMING EVENTS

A lot of events are planning in the upcoming weeks. Note that some of these events are being held on dates that are later in the year than typical due to COVID protocols that were in place earlier in the year when the event would have occurred:

- Taste of SW Metro: This annual event will take place on Wednesday, August 18th in City Square Park. This event is put on by the SW Metro Chamber of Commerce, and not only brings together food venues from around the City, but also has a beer garden and live music.
- Touch-A-Truck: This annual event will take place on Thursday, August 19th and will be in the Community Center Parking lot. This is one of our largest attended events during the year and brings many young families and those new to the community to this community festival
- State Amateur Baseball Tournament: This event is being co-hosted this year between the cities of Chaska, Waconia, and Hamburg. This event brings together the best Town Ball teams in the State, with the State Champion being crowned on Labor Day. This event will take place over the course of 3 weekends, including August 20th, August 27th and Labor Day weekend. This is a fund event that brings fans from across the State
- Christmas in May: The event this year will take place on Saturday, September 18th. It starts at Guardian Angel's Gymnasium with a breakfast and program, with volunteers disbursing to homes shortly after 8. This year we have three houses we will be working on which are helping with anything from reconstructing decks, trimming trees, redoing landscaping, and power-washing houses. If you are interested in participating, please visit the Christmas in May web site to register for a volunteer slot.

**CITY OF CHASKA
MEMORANDUM**

**TO: Mayor and City Council Members
Matt Podhradsky, City Administrator**

FROM: Noel Graczyk, Administrative Service Director

DATE: Monday August 16, 2021

RE: Investment Report for Second Quarter 2021

This investment report covers the three-month period ending June 30, 2021 and provides an overview of all City investment activity. This report is based on preliminary financial records that have not yet been reviewed by the City's independent auditor.

City investments are managed with an emphasis on safety and security of invested principal. These two objectives are intended to reduce the risk of loss of principal. Additional investment objectives include liquidity for overall City cash-flow needs, marketability of securities held by the City, and return on investment.

Investments are placed both externally and through interfund loans made between City funds. Interfund loans provide funding resources for City activities that have been previously committed or completed by the City. The total of all City investments as of the end of the reporting period is \$50.7 million and consists of the following internal and external positions.

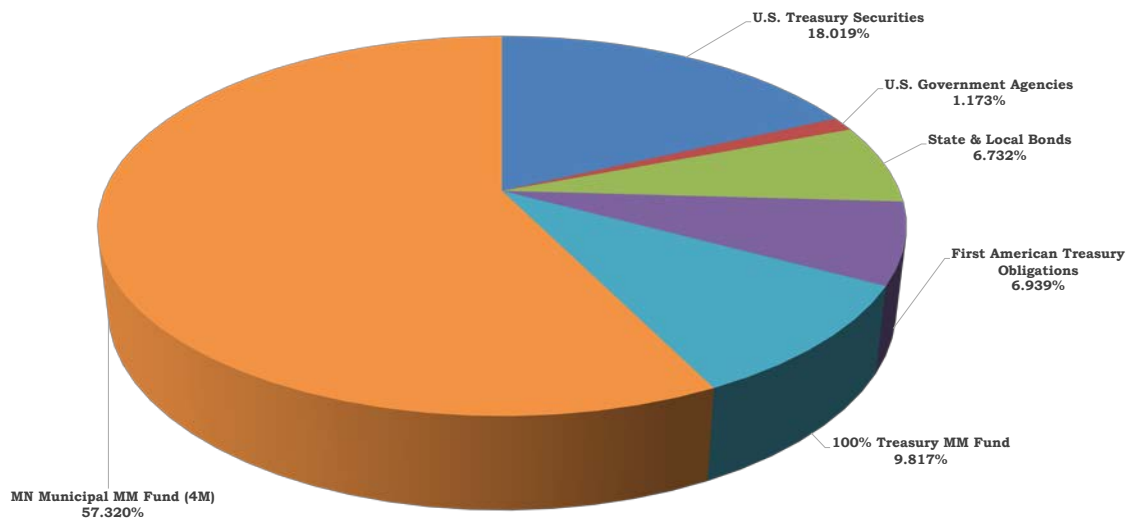
External Deposits and Investments	\$ 45,787,670.29
Internal Funding - Interfund Loans	<u>4,903,430.19</u>
Total All City Investments:	<u><u>\$ 50,691,100.48</u></u>

The \$45.8 million in external deposits and investments have been placed using various securities. To reduce credit risk (the risk of principal not being returned) investment positions are placed in securities with high quality credit ratings. Most securities also have active secondary markets, providing for liquidity.

To reduce interest rate risk (the loss of value due to changes in interest rates) investments are placed using money market type funds or are invested in securities with a final maturity less than five (5) years. Many securities with a final maturity greater than two (2) years out include a call provision.

The following table and chart summarize the type of investments in which the City holds a position and the associated risk levels.

City of Chaska Cash & Investments June 30, 2021						
Investment Type	Credit Risk		Interest Risk - Maturity Duration in Years			Total
	Rating	Agency	Less Than 1 (<06/30/2022)	1 to 5 (07/01/2022 -06/30/2027)	More than 5 (>06/30/2027)	
U.S. Treasury Securities	N.R.	N.R.	\$ 7,737,116.66	\$ -	\$ -	\$ 7,737,116.66
U.S. Government Agencies	AA+	S&P	-	503,575.00	-	503,575.00
State & Local Bonds	Aaa	Moody's	1,521,821.00	607,489.10	761,160.00	2,890,470.10
Commercial Paper	A+	S&P	-	-	-	-
Investments in Mutual Funds & Money Markets						
First American Treasury Obligations	AAAm	S&P	N/A	N/A	N/A	2,979,431.00
100% Treasury MM Fund	AAAm	S&P	N/A	N/A	N/A	4,215,190.18
MN Municipal MM Fund (4M & 4M Plus)	N.R.	N.R.	N/A	N/A	N/A	24,612,207.01
Total Investments:			\$ 9,258,937.66	\$ 1,111,064.10	\$ 761,160.00	\$ 42,937,989.95
Unclassified Demand Deposits:						2,703,375.80
Total Deposits and Investments at Book Value:						\$ 45,641,365.75
Net Adjustment for Checks and (Deposits) in Transit:						146,304.54
Deposits and Investments:						\$ 45,787,670.29



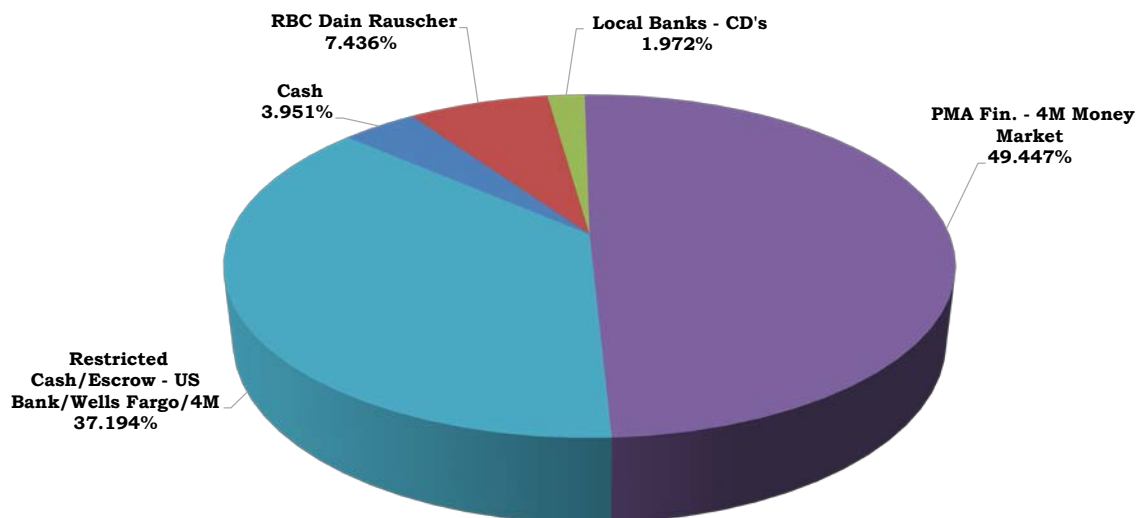
Deposits and investments are placed using local banks, escrow agents and investment brokers. The City practice is to deposit up to \$250,000 in certificates of deposits (CDs) with each bank that maintains a local branch office within the City. These deposits are fully insured by the FDIC. Deposits with a local bank more than the FDIC limit of \$250,000 are fully collateralized by the bank pledging to a third party, on behalf of the City, securities that ensure the safety of City deposits.

Investments placed through an escrow agent invest bond proceeds held for future project activity or that have been pledged for future bond refunding payments. Bond proceeds held by escrow agents are invested in money market mutual funds, guaranteed investment contracts (GIC), commercial paper, or U.S. government agencies. All four (4) types of securities provide a high level of liquidity to meet payment demands.

Third party investment dealers are used to gain access to money market type funds or direct placement of securities. The following table and chart summarize the third parties used by the City to place investments.

**City of Chaska
Cash & Investments by Source
2Q/2021**

Cash - Reconciled	\$	1,803,375.80
Investments		
RBC Dain Rauscher	\$	3,394,045.10
Security Bank-CD	\$	225,000.00
Charter Bank-CD		225,000.00
Old National Bank-CD		225,000.00
Bank Vista-CD		225,000.00
PMA Fin. - 4M Money Market		22,568,244.93
Restricted Cash / Escrow		
US Bank	\$	10,716,547.66
Wells Fargo		4,215,190.18
PMA Fin. - 4M Money Market		2,043,962.08
Total Cash & Invesments by Source:	\$	45,641,365.75



The managed investment portfolio is the portion of the deposits and investments that City staff invests, as needed, on an ongoing basis. The managed investments portfolio is what remains after deducting deposits and investments that have been restricted.

The managed investment portfolio at \$26.4 million is determined as follows.

External Deposits and Investments	\$	45,787,670.29
Less Invested Bond Proceeds		(2,043,962.08)
Less Required Cash in Escrow		(14,931,737.84)
Total Managed Cash & Investments:	\$	28,811,970.37
Less Cash in Deposit Accounts	\$	(1,949,680.34)
Total Managed Investments:	\$	26,862,290.03

The investment portfolio generated earnings for the period of \$15,938.78, which is \$3,421.51 more compared to the prior quarter. The portfolio also saw a decrease in fair value of \$13,957.14, which is \$8,281.37 less than compared to the prior quarter. The overall earnings and changes in fair value are summarized in the following table.

**City of Chaska
General Investments
6/30/2021**

	4/1/2020 6/30/2020	7/1/2020 9/30/2020	10/1/2020 12/31/2020	1/1/2021 3/31/2021	4/1/2021 6/30/2021
Beginning Fair Value	\$ 24,333,051.11	\$ 24,302,281.93	\$ 24,323,026.26	\$ 32,125,183.02	\$ 22,708,648.57
Beginning Weighted Avg Mat.	2.9 Months	3.0 Months	2.9 Months	2.6 Months	3.4 Months
Ending Fair Value	\$ 24,302,281.93	\$ 24,323,026.26	\$ 32,125,183.02	\$ 22,708,648.57	\$ 26,862,290.03
Earnings for Period	18,160.60	7,405.51	5,343.51	12,517.27	15,938.78
Change in Fair Value for Period	(510.00)	-	-	(5,675.77)	(13,957.14)
Year to Date Earnings	104,257.57	111,663.08	117,006.59	12,517.27	28,456.05
Year to Date Change Fair Value	6,730.00	6,730.00	6,730.00	(5,675.77)	(19,632.91)
Ending Weighted Avg Mat.	3.0 Months	2.9 Months	2.6 Months	3.4 Months	3.9 Months

The current holdings in the portfolios produced the following yield results.

Current Holdings	6/30/20	9/30/20	12/31/20	3/31/21	6/30/21
Average Yield	1.64%	1.64%	1.57%	1.54%	1.55%
Current Yield	0.13%	0.10%	0.08%	0.22%	0.24%
Yield to Maturity	0.70%	0.64%	0.48%	0.80%	0.92%

The average yield is the estimated average yield of all investments in the portfolio. The current yield is an estimated weighted average based on the principal size of each investment in the portfolio. The yield to maturity is an estimate of the overall portfolio yield if all items in the portfolio are held to final maturity.

The following table is a detailed listing of all deposits and investments held by the City.

City of Chaska Cash & Investments by Source 2Q/2021			
Bank/Dealer	Investment	Fair Market 2Q/2021	Estimated Yield
Restricted Cash and Investments			
Invested Bond Proceeds			
PMA Financial	Money Market Account (4M)	\$ 2,043,962.08	0.010%
Total Invested Bond Proceeds:		\$ 2,043,962.08	
Required Escrow Accounts			
US Bank	First American Treasury Obligations	-	
US Bank	Escrow invested in Commercial Paper	-	
US Bank	Escrow invested in Commercial Paper	1,117,427.24	
US Bank	Escrow invested in Commercial Paper	880,032.98	
US Bank	Escrow invested in Commercial Paper	311,184.30	
US Bank	Escrow invested in Commercial Paper	108,971.73	
US Bank	First American Treasury Obligations	21.56	
US Bank	First American Treasury Obligations	126.37	
US Bank	First American Treasury Obligations	243,187.36	
US Bank	First American Treasury Obligations	84,135.71	
US Bank	US Treasury Securities	7,737,116.66	
US Bank	First American Treasury Obligations	234,343.75	
Wells Fargo	Escrow invested in Money Market	4,215,190.18	
Total Required Escrow Accounts:		\$ 14,931,737.84	
Total Restricted Cash and Investments:		\$ 16,975,699.92	
General Cash and Investments			
Investments			
PMA Financial	Money Market Account (4M)	\$ 12,486,373.33	0.010%
PMA Financial	Money Market Account (4MPlus)	10,081,871.60	0.030%
RBC	State & Local Bonds	2,890,470.10	0.15% - 0.56%
RBC	U.S. Government Agencies	503,575.00	0.090%
Local Banks	CDs	900,000.00	0.40% - 3.00%
Total General Investments:		\$ 26,862,290.03	-
Deposits			
OldNationalBank	Demand Deposit	\$ 1,949,680.34	0.010%
Total General Cash and Investments:		\$ 28,811,970.37	
TOTAL CASH AND INVESTMENTS:		\$ 45,787,670.29	

This report has been prepared with the assistance of Kelly Grinnell, Finance Manager, Lisa Nelson, Controller, and Matt Burt, Accountant who work with me on an ongoing basis to manage overall City deposits and investments.

Please contact me if I may be of any assistance in your review of this report.

**City of Chaska
Memorandum**

To: Administration, Mayor and City Council

From: Lisa Nelson
Controller



Date: August 12, 2021

**RE: Financial Reports –
Year-To-Date (YTD) Ending June 30, 2021**

FINACIAL REPORTS

Enclosed are year-to-date financial reports as of 06/30/21.

Each fund includes the adopted budget compared to YTD actuals, and the resulting variance. Also presented is the percentage of actual revenue or expenditures compared to the annual budget.

Each report also includes revenue and expenditures as of 06/30/20. This will allow you to compare each fund's activity to the prior year.

These draft reports include the following revenues and expenditures:

- YTD revenue receipted by the City.
- YTD revenue from invoices issued by the City.
- YTD payroll through June.
- YTD vendor payments that:
 - 1) were previously approved by the City Council, or
 - 2) are pending approval by the Council at the August 16th meeting.
- Administrative charges and allocations
- Workers Comp and Property Insurance allocations.

These draft reports do not include the following revenues and expenditures:

- General investment earnings revenue (allocated at year-end)
- Depreciation expense (recorded at year-end)

GENERAL FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
BUDGET, AMENDED BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 ORIGINAL BUDGET	2021 AMENDED BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	ACTUAL AS OF 6/30/2020
REVENUES:						
Property Taxes *	\$ 7,743,413	\$ 7,743,413	\$ 2,708,979	\$ (5,034,434)	35%	\$ 3,433,151
Franchise Fees:						
Cable TV	300,000	300,000	76,978	(223,022)	26%	75,402
Gas	457,200	457,200	114,459	(342,741)	25%	118,742
Licenses	202,830	191,310	166,471	(24,839)	87%	155,682
Permits:						
Building	479,000	627,128	300,303	(326,825)	48%	147,003
Plan Check	135,000	135,000	155,406	20,406	115%	67,551
Mechanical, Plumbing & Other	126,528	142,268	187,447	45,179	132%	71,554
Intergovernmental:						
Federal	-	-	28,761	28,761		614
State Aid - MSA	120,000	120,000	120,000	-	100%	120,000
State Aid - Police and Fire	415,171	415,171	-	(415,171)	0%	4,264
State - Other	45,500	45,500	5,622	(39,878)	12%	9,531
County, School and Local	160,329	160,329	31,625	(128,704)	20%	15,529
Charges For Services:						
General Government	103,340	103,340	49,299	(54,041)	48%	58,517
Public Safety	59,397	59,397	34,157	(25,240)	58%	30,433
Public Works	124,090	124,090	61,056	(63,034)	49%	30,198
Parks & Recreation	172,635	172,635	105,025	(67,610)	61%	1,780
Administrative Charges	4,870,670	4,870,670	4,656,135	(214,535)	96%	4,478,015
Fines And Forfeitures	71,623	61,423	18,943	(42,480)	31%	18,328
Investment Earnings	22,000	22,000	(773)	(22,773)	-4%	(2,284)
Other Revenue	171,950	171,950	102,182	(69,768)	59%	100,521
TOTAL REVENUES	15,780,676	15,922,824	8,922,075	(7,000,749)	56%	8,934,531
EXPENDITURES:						
General Government:						
Mayor & Council	145,078	145,078	60,903	84,175	42%	75,204
Communications	112,115	112,115	37,393	74,722	33%	45,752
Administration	866,591	866,591	377,328	489,263	44%	398,991
Human Resources	286,290	286,290	193,771	92,519	68%	127,527
Elections	5,402	5,402	-	5,402	0%	20,284
Finance/Admin Services	1,666,915	1,666,915	811,676	855,239	49%	886,713
Information Services/Admin Services	1,291,865	1,291,865	569,116	722,749	44%	599,796
Fiber Systems	45,226	45,226	21,081	24,145	47%	20,888
Legal - City Attorney	80,400	80,400	58,030	22,370	72%	50,554
Community Development	366,569	366,569	150,719	215,850	41%	212,325
Engineering	480,685	480,685	233,894	246,791	49%	225,467
Government Buildings	239,710	239,710	113,647	126,063	47%	89,717
Facility Maintenance	476,253	476,253	189,410	286,843	40%	29,775
Total General Government	6,063,099	6,063,099	2,816,968	3,246,131	46%	2,782,973
Public Safety:						
Police	5,139,118	5,139,118	2,400,608	2,738,510	47%	2,234,584
DUI & Drug Forfeitures	6,735	-	-	-		872
Crime Prevention Program	352	352	-	352	0%	50
Fire	2,120,171	2,120,171	1,058,680	1,061,491	50%	955,078
Building Inspections (Comm.Dev)	624,651	763,215	386,689	376,526	51%	276,159
Civil Defense	5,756	5,756	2,660	3,096	46%	2,440
COVID-19	-	-	7,726	(7,726)		148,072
Total Public Safety	7,896,783	8,028,612	3,856,363	4,172,249	48%	3,617,255
Public Works:						
Administration	417,742	417,742	216,220	201,522	52%	210,575
Streets & Alleys	1,880,342	1,880,342	599,355	1,280,987	32%	597,818
Snow Removal	247,430	247,430	231,731	15,699	94%	146,403
Signs	11,381	11,381	2,596	8,785	23%	1,167
Municipal Services/Building	235,081	235,081	100,926	134,155	43%	92,301
Parks Maintenance	1,218,315	1,218,315	580,832	637,483	48%	562,303
ISD #112 Grounds Maintenance	37,205	37,205	10,156	27,049	27%	11,743
Tree Maintenance	40,720	40,720	31,766	8,954	78%	5,988
Total Public Works	4,088,216	4,088,216	1,773,582	2,314,634	43%	1,628,298
Parks & Recreation:						
Administration	541,424	541,424	244,121	297,303	45%	281,144
Youth Programs	182,178	182,178	88,173	94,005	48%	80,650
Teen Programs	-	-	158	(158)		-
Adult Programs	97,619	97,619	23,827	73,792	24%	37,036
All Age Programs	-	-	3,860	(3,860)		-
Senior Programs	-	-	99	(99)		-
Beach/Firemen's Park	121,664	121,664	23,943	97,721	20%	15,618
Hockey & Skating Rinks	11,870	11,870	535	11,135	5%	9,248
Total Parks & Recreation	954,555	954,555	384,716	569,839	40%	423,696
Unallocated	466,623	476,942	39,057	437,885	8%	8,538
Debt Service	3,400	3,400	1,709	1,691		1,710
TOTAL EXPENDITURES	19,472,676	19,614,824	8,872,395	10,742,429	45%	8,462,470
OTHER FINANCING SOURCES (USES):						
Transfers In	4,327,000	4,327,000	1,877,550	(2,449,450)	43%	1,807,900
Transfers Out	(635,000)	(635,000)	(280,000)	355,000		-
NET TRANSFERS	3,692,000	3,692,000	1,597,550	(2,094,450)		1,807,900
NET CHANGE IN FUND BALANCES	\$ -	\$ -	\$ 1,647,230	\$ 1,647,230		\$ 2,279,961

* Tax settlements are received from Carver County in June/July and December.

MOUNT PLEASANT MAINTENANCE FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	<u>2021</u> <u>BUDGET</u>	<u>ACTUAL</u> <u>AS OF</u> <u>6/30/2021</u>	<u>VARIANCE</u> <u>POSITIVE</u> <u>(NEGATIVE)</u>	<u>PERCENT</u> <u>OF BUDGET</u> <u>RECEIVED/</u> <u>EXPENDED</u>	<u>PRIOR YEAR</u> <u>YTD</u> <u>ACTUAL</u> <u>6/30/2020</u>
<u>REVENUES:</u>					
Property Taxes *	\$ 6,000	\$ 2,100	\$ (3,900)	35%	\$ 3,000
Charges For Services/Lot Sales	2,400	2,600	200	108%	1,000
Investment Earnings	300	-	(300)	0%	-
TOTAL REVENUES	8,700	4,700	(4,000)	54%	4,000
<u>EXPENDITURES:</u>					
Current:					
Public Works:					
Professional Services And Charges	8,500	4,080	4,420	48%	4,155
Capital Outlay	5,000	-	5,000	0%	-
TOTAL EXPENDITURES	13,500	4,080	9,420	30%	4,155
NET CHANGE IN FUND BALANCES	\$ (4,800)	\$ 620	\$ 5,420		\$ (155)

* Tax settlements are received from Carver County in June/July and December.

ECONOMIC DEVELOPMENT AUTHORITY (EDA) FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
BUDGET, ACTUAL, AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/21 AND 6/30/20

	2021 BUDGET	ACTUAL AS OF 6/30/21	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD ACTUAL 6/30/2020
REVENUES:					
Property Taxes *	\$ 171,598	\$ 60,000	\$ (111,598)	35%	\$ 82,874
Intergovernmental	-	-	-	0%	270,000
Charges For Services	167,435	167,435	-	100%	85,000
Special Assessments	40,000	-	(40,000)	0%	-
Investment Earnings (Charges)	(5,400)	-	5,400	0%	-
Leases/Rent	32,200	16,050	(16,150)	50%	15,582
TOTAL REVENUES	405,833	243,485	(162,348)	60%	453,456
EXPENDITURES:					
Current:					
Administration:					
Professional Services	23,172	499	22,673	2%	3,078
Other Charges and Special Events	35,347	9,812	25,535	28%	12,426
Remit Grant Revenue	11,603	-	11,603		270,000
Administrative Fees	258,530	258,530	-	100%	160,957
Economic Development Projects/Programs:					
Professional Services	41,303	38,190	3,113	92%	52,998
Other Charges and Special Events	19,479	-	19,479	0%	9,129
Debt Service:					
Principal - Promissory Note	13,499	6,771	6,728	50%	6,444
Interest - Promissory Note	2,900	1,629	1,271	56%	1,956
Capital Outlay	-	-	-		8,858
TOTAL EXPENDITURES	405,833	315,431	90,402	78%	525,846
NET CHANGE IN FUND BALANCES	\$ -	\$ (71,946)	\$ (71,946)		\$ (72,390)

* Tax settlements are received from Carver County in June/July and December.

In 2020, the EDA received a pass-thru grant of \$270,000.

EQUIPMENT ACQUISITION FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 BUDGET	ACTUAL AS OF 6/30/21	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
REVENUES:					
Property Taxes *	\$ 3,233,159	\$ 85,806	\$ (3,147,353)	3%	\$ 47,500
Charges For Services	4,000	4,000	-	100%	4,000
Interest Earnings	-	47,029	47,029		54,285
Leases (tower)	96,000	88,630	(7,370)	92%	62,033
Donations/Contributions	-	2,000	2,000		1,650
TOTAL REVENUES	3,333,159	227,465	(3,105,694)	7%	169,468
EXPENDITURES:					
Current:					
General Government	10,000	-	10,000		-
Debt Service:					
Issuance Costs & Fiscal Agent Fees	50,000	-	50,000		-
Capital Outlay:					
Furniture And Equipment					
Communications	10,000	-	10,000	0%	-
Admin. Services-Finance	13,000	-	13,000	0%	-
Admin. Services-Information Services	63,000	37,961	25,039	60%	57,867
Police	82,000	11,273	70,727	14%	-
Fire	80,000	299,393	(219,393)	374%	-
Public Works	167,000	16,936	150,064	10%	235,879
TOTAL EXPENDITURES	475,000	365,563	109,437	77%	293,746
OTHER FINANCING SOURCES (USES):					
Transfers In	28,000	-	(28,000)	0%	-
Transfers Out	(3,865,932)	-	3,865,932	0%	-
Bonds Issued	170,000	-	(170,000)	0%	-
Sale of Capital Assets	-	6,075	6,075		6,150
TOTAL OTHER FINANCING SOURCES (USES)	(3,667,932)	6,075	3,674,007		6,150
NET CHANGE IN FUND BALANCES	\$ (809,773)	\$ (132,023)	\$ 677,750		\$ (118,128)

* Tax settlements are received from Carver County in June/July and December.

ELECTRIC FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED / EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Residential Sales	\$ 9,209,000	\$ 4,741,511	\$ (4,467,489)	51%	\$ 3,740,885
Senior Sales	544,000	286,426	(257,574)	53%	232,565
Commercial Sales	1,160,000	557,687	(602,313)	48%	536,382
Industrial Sales	27,032,000	14,395,561	(12,636,439)	53%	12,014,216
Intradepartmental	980,000	526,378	(453,622)	54%	367,606
Service Charges	1,588,000	2,448,357	860,357	154%	672,829
Other Sales	187,000	65,022	(121,978)	35%	53,431
TOTAL OPERATING REVENUES	40,700,000	23,020,942	(17,679,058)	57%	17,617,914
OPERATING EXPENSES:					
Purchased Power	25,901,000	14,796,225	11,104,775	57%	13,405,085
Distribution:					
Personnel Services	1,877,202	828,483	1,048,719	44%	856,014
Supplies, Services & Other Charges	533,074	345,482	187,592	65%	223,051
Administration:					
Personnel Services	383,798	96,475	287,323	25%	101,525
Supplies, Services & Other Charges	2,966,510	2,953,021	13,489	100%	2,701,890
Utility Billing:					
Personnel Services	260,361	114,953	145,408	44%	125,181
Supplies, Services & Other Charges	338,347	128,648	209,699	38%	122,545
Conservation Programs	669,919	208,868	461,051	31%	133,885
Capital Outlay	663,000	415,366	247,634	63%	836,087
TOTAL OPERATING EXPENSES	33,593,211	19,887,521	13,705,690	59%	18,505,263
OPERATING INCOME	7,106,789	3,133,421	(3,973,368)		(887,349)
NON-OPERATING REVENUES:					
Investment Earnings	16,500	(2,180)	(18,680)	-13%	282
Intergovernmental	-	69	69		16
TOTAL NON-OPERATING REVENUES	16,500	(2,111)	(18,611)		298
NON-OPERATING EXPENSES:					
Debt Service - Principal	502,977	2,160,000	(1,657,023)	429%	-
Debt Service - Principal (Contra Account)	-	(2,160,000)	2,160,000		-
Debt Service - Interest	327,387	129,244	198,143	39%	147,773
Debt Service - Agent Fees	450	850	(400)		-
TOTAL NON-OPERATING EXPENSES	830,814	130,094	700,720	16%	147,773
INCOME (LOSS) BEFORE CONTRIBUTIONS AND TRANSFERS	6,292,475	3,001,216	(3,291,259)		(1,034,824)
CAPITAL CONTRIBUTIONS	-	-	-		219,357
TRANSFERS IN (OUT):					
Transfers In	-	31,097	31,097		-
Transfers (Out)	(6,292,000)	(3,351,840)	2,940,160		(2,281,900)
TOTAL TRANSFERS IN (OUT)	(6,292,000)	(3,320,743)	2,971,257		(2,281,900)
CHANGE IN NET POSITION	\$ 475	\$ (319,527)	\$ (320,002)		\$ (3,097,367)

Service Charges are broken out from sales differently in 2021 than 2020

WATER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIOD ENDED 6/30/2021 AND 6/30/2020

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Residential Sales	\$ 1,358,000	\$ 826,347	\$ (531,653)	61%	\$ 509,931
Commercial Sales	1,043,000	478,959	(564,041)	46%	314,512
Industrial Sales	518,000	207,190	(310,810)	40%	142,001
Other Sales	459,040	298,288	(160,752)	65%	196,596
TOTAL OPERATING REVENUES	3,378,040	1,810,784	(1,567,256)	54%	1,163,040
OPERATING EXPENSES:					
Pumping	261,970	294,090	217,880	57%	103,612
Treatment	322,742	170,840	151,902	53%	166,629
Distribution:					
Personnel Services	498,160	238,330	259,830	48%	224,302
Supplies, Services & Other Charges	362,437	159,876	202,561	44%	133,602
Administration:					
Personnel Services	125,732	57,999	67,733	46%	58,202
Supplies, Services & Other Charges	645,538	621,138	24,400	96%	579,081
Utility Billing:					
Personnel Services	130,182	57,477	72,705	44%	62,591
Supplies, Services & Other Charges	66,824	32,295	34,529	48%	27,470
Capital Outlay	290,500	162,242	(121,742)	401%	131,214
TOTAL OPERATING EXPENSES	2,704,085	1,794,287	909,798	66%	1,486,703
OPERATING INCOME	673,955	16,497	(657,458)	2%	(323,663)
NON-OPERATING REVENUES:					
Investment Earnings	16,200	(720)	(16,920)	-4%	(3,180)
Intergovernmental	-	7	7		-
Lease - Bountiful Basket	30,600	15,314	(15,286)	50%	15,049
Insurance Claims	-	-	-		17,750
TOTAL NON-OPERATING REVENUES	46,800	14,601	(32,199)	31%	29,619
NON-OPERATING EXPENSES:					
Debt Service - Principal	699,214	95,439	603,775	14%	40,000
Debt Service - Principal (Contra Account)	-	(95,439)	95,439		(40,000)
Debt Service - Interest	331,258	217,469	113,789	66%	178,795
Issuance Costs & Fiscal Agent Fees	-	60	(60)		60
Old Water Treatment Plant/Bountiful Basket	1,900	617	1,283		1,280
TOTAL NON-OPERATING EXPENSES	1,032,372	218,146	814,226	21%	180,135
INCOME (LOSS) BEFORE TRANSFERS	(311,617)	(187,048)	124,569		(474,179)
TRANSFERS IN (OUT):					
Transfers In	506,000	-	(506,000)		-
Transfers (Out)	(117,000)	(22,182)	94,818		(7,941)
NET TRANSFERS IN (OUT)	389,000	(22,182)	(411,182)		(7,941)
CHANGE IN NET POSITION	\$ 77,383	\$ (209,230)	\$ (286,613)		\$ (482,120)

SEWER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Residential Sales	\$ 1,657,900	\$ 794,476	\$ (863,424)	48%	\$ 691,440
Commercial Sales	1,130,000	532,599	(597,401)	47%	454,075
Industrial Sales	1,114,500	610,291	(504,209)	55%	418,581
Other Sales	792,350	515,892	(276,458)	65%	373,398
TOTAL OPERATING REVENUE	4,694,750	2,453,258	(2,241,492)	52%	1,937,494
OPERATING EXPENSES:					
Pumping	25,829	6,455	19,374	25%	6,310
Treatment	2,713,317	1,582,769	1,130,548	58%	1,560,731
Collection:					
Personnel Services	498,160	238,079	260,081	48%	227,344
Supplies, Services & Other Charges	199,387	75,552	123,835	38%	55,171
Administration:					
Personnel Services	125,730	57,999	67,731	46%	58,202
Supplies, Services & Other Charges	631,368	619,378	11,990	98%	572,953
Utility Billing:					
Personnel Services	130,182	57,477	72,705	44%	62,591
Supplies, Services & Other Charges	62,220	32,338	29,882	52%	27,700
Capital Outlay	17,500	14,938	2,562	85%	71,178
TOTAL OPERATING EXPENSES	4,403,693	2,684,985	1,718,708	61%	2,642,180
OPERATING INCOME	291,057	(231,727)	(522,784)		(704,686)
NON-OPERATING REVENUES:					
Investment Earnings	6,700	(115)	(6,815)	-2%	(457)
Intergovernmental	-	55	55		5
TOTAL NON-OPERATING REVENUES	6,700	(60)	(6,760)	-1%	(452)
NON-OPERATING EXPENSES:					
Debt Service - Principal	139,214	203,561	(64,347)	146%	125,000
Debt Service - Principal (Contra Account)	-	(203,561)	203,561		(125,000)
Debt Service - Interest	76,899	60,010	16,889	78%	43,901
Issuance Costs & Fiscal Agent Fees	-	265	(265)		265
TOTAL NON-OPERATING EXPENSES	216,113	60,275	155,838		44,166
INCOME (LOSS) BEFORE TRANSFERS	81,644	(292,062)	(373,706)		(749,304)
TRANSFERS IN (OUT):					
Transfers (Out)	(177,000)	(34,333)	142,667		(12,291)
CHANGE IN NET POSITION	\$ (95,356)	\$ (326,395)	\$ (231,039)		\$ (761,595)

CHASKA COMMUNITY CENTER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, AMENDED BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 ORIGINAL BUDGET	2021 AMENDED BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:						
Admissions	\$ 433,200	\$ 304,664	\$ 52,072	\$ (252,592)	17%	\$ 95,509
Memberships	1,354,292	710,720	323,877	(386,843)	46%	336,836
Rentals	1,126,648	995,973	481,339	(514,634)	48%	483,235
Charges for Services/Lessons	543,960	312,243	83,767	(228,476)	27%	136,139
Other Revenue	143,720	71,510	9,422	(62,088)	13%	42,964
TOTAL OPERATING REVENUE	\$ 3,601,820	\$ 2,395,110	\$ 950,477	\$ (1,444,633)	40%	\$ 1,094,683
OPERATING EXPENSES:						
Personnel Services	2,164,659	1,956,291	925,800	1,030,491	47%	1,086,854
Operating Supplies	229,326	229,326	96,126	133,200	42%	141,980
Professional Services	801,931	801,931	468,756	333,175	58%	328,027
Other Charges	211,934	211,934	83,003	128,931	39%	395,350
Capital Outly	175,000	175,000	170,120	4,880	97%	203,582
TOTAL OPERATING EXPENSES	3,582,850	3,374,482	1,743,805	1,630,677	52%	2,155,793
OPERATING INCOME	18,970	(979,372)	(793,328)	186,044		(1,061,110)
NON-OPERATING REVENUES:						
Intergovernmental Revenue	-	-	40,000	40,000		-
Investment Earnings (Charges)	(11,900)	(11,900)	7	11,907	0%	130
Sale of Capital Assets	20,000	20,000	-	(20,000)		-
TOTAL NON-OPERATING REVENUES	8,100	8,100	40,007	31,907	494%	130
NON-OPERATING EXPENSES:						
Debt Service - Principal	355,000	355,000	-	355,000	0%	-
Debt Service - Interest	146,320	146,320	99,366	46,954	68%	67,200
Issuance Costs & Fiscal Agent Fees	2,750	2,750	1,700	1,050	62%	1,700
TOTAL NON-OPERATING EXPENSES	504,070	504,070	101,066	403,004	20%	68,900
INCOME (LOSS) BEFORE TRANSFERS	(477,000)	(1,475,342)	(854,387)	620,955		(1,129,880)
TRANSFERS IN (OUT):						
Transfers In	477,000	477,000	477,000	-		474,000
CHANGE IN NET POSITION	\$ -	\$ (998,342)	\$ (377,387)	\$ 620,955		\$ (655,880)

CHASKA PAR 30 FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL, AND PRIOR YEAR TO DATE
FOR THE PERIOD ENDED 6/30/21 AND 6/30/20

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:				
Green Fees	\$ -	\$ -	\$ -	\$ 90,331
Cart Rental	-	-	-	3,533
Merchandise & Other Sales	-	-	-	320
TOTAL OPERATING REVENUES	-	-	-	94,184
OPERATING EXPENSES:				
Golf - Maintenance Dept:				
Personnel Services	-	-	-	35,776
Supplies, Services & Other Charges	-	2,538	(2,538)	5,463
Golf - Club House:				
Personnel Services	-	-	-	15,538
Supplies, Services & Other Charges	-	403	(403)	23,638
Merchandise for Resale	-	-	-	1,538
Capital Outlay - Golf Course Construction	-	760,115	(760,115)	215,183
TOTAL OPERATING EXPENSES	-	763,056	(763,056)	297,136
OPERATING INCOME	-	(763,056)	(763,056)	(202,952)
NON-OPERATING REVENUES:				
Intergovernmental Revenue	-	76	76	-
Refunds/Reimbursements	-	59	59	-
TOTAL NON-OPERATING REVENUES	-	135	135	-
INCOME (LOSS) BEFORE TRANSFERS	-	(762,921)	(762,921)	(202,952)
TRANSFERS IN (OUT):				
Transfers In	-	-	-	-
Transfers (Out)	-	-	-	-
TOTAL TRANSFERS IN (OUT)	-	-	-	-
CHANGE IN NET POSITION	\$ -	\$ (762,921)	\$ (762,921)	\$ (202,952)

Golf course is closed for construction

CHASKA TOWN COURSE FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL, AND PRIOR YEAR TO DATE
FOR THE PERIOD ENDED 6/30/21 AND 6/30/20

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Green Fees	\$ 1,464,000	\$ 854,093	\$ (609,907)	58%	\$ 675,861
Driving Range	125,000	91,900	(33,100)	74%	49,999
Golf Rentals	356,000	175,410	(180,590)	49%	97,001
Merchandise	250,000	143,216	(106,784)	57%	81,500
Other Sales	139,000	97,253	(41,747)	70%	60,558
TOTAL OPERATING REVENUE	<u>\$ 2,334,000</u>	<u>\$ 1,361,872</u>	<u>\$ (972,128)</u>	58%	<u>\$ 964,919</u>
OPERATING EXPENSES:					
Golf - Maintenance Dept:					
Personnel Services	698,622	282,403	416,219	40%	262,059
Supplies, Services & Other Charges	283,179	204,579	78,600	72%	163,241
Golf - Club House:					
Personnel Services	534,894	230,208	304,686	43%	212,215
Supplies, Services & Other Charges	333,654	189,453	144,201	57%	211,595
Merchandise for Resale	174,284	164,915	9,369	95%	129,455
Capital Outlay	135,500	40,535	94,965	30%	209,030
TOTAL OPERATING EXPENSES	<u>2,160,133</u>	<u>1,112,093</u>	<u>1,048,040</u>	51%	<u>1,187,595</u>
OPERATING INCOME	<u>173,867</u>	<u>249,779</u>	<u>75,912</u>		<u>(222,676)</u>
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	(3,300)	-	3,300		-
TOTAL NON-OPERATING REVENUES	<u>(3,300)</u>	<u>-</u>	<u>3,300</u>		<u>-</u>
NON-OPERATING EXPENSES:					
Debt Service - Principal	121,400	-	121,400	0%	-
Debt Service - Interest	30,600	30,399	201	99%	30,009
TOTAL NON-OPERATING EXPENSES	<u>152,000</u>	<u>30,399</u>	<u>121,601</u>	20%	<u>30,009</u>
INCOME (LOSS)	<u>18,567</u>	<u>219,380</u>	<u>200,813</u>		<u>(252,685)</u>
CHANGE IN NET POSITION	<u>\$ 18,567</u>	<u>\$ 219,380</u>	<u>\$ 200,813</u>		<u>\$ (252,685)</u>

TURBINE GENERATOR FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL, AND PRIOR YEAR TO DATE
FOR THE PERIOD ENDED 6/30/21 AND 6/30/20

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Lease Revenue	\$ 2,486,184	\$ 605,073	\$ (1,881,111)	24%	\$ 633,361
OPERATING EXPENSES:					
Professional Services	105,000	97,307	7,693	93%	92,137
Other Charges	229,445	57,361	172,084	25%	56,586
TOTAL OPERATING EXPENSES	334,445	154,668	179,777	46%	148,723
OPERATING INCOME	2,151,739	450,405	(1,701,334)		484,638
NON-OPERATING REVENUES:					
Investment Earnings	-	(153)	(153)		(2,389)
Interfund Loan Payments	104,219	-	(104,219)	0%	-
TOTAL NON-OPERATING REVENUES	104,219	(153)	(104,372)	0%	(2,389)
NON-OPERATING EXPENSES:					
Debt Service - Principal	1,275,000	-	1,275,000	0%	-
Debt Service - Principal (Contra Account)	-	-	-		-
Debt Service - Interest	801,250	400,625	400,625	50%	431,125
Issuance Costs & Fiscal Agent Fees	4,500	-	4,500	0%	-
TOTAL NON-OPERATING EXPENSES	2,080,750	400,625	1,680,125	19%	431,125
INCOME (LOSS) BEFORE TRANSFERS	175,208	49,627	(125,581)		51,124
TRANSFERS IN (OUT):					
Transfers In	-	-	-		-
Transfers (Out)	-	(31,097)	(31,097)		-
TOTAL TRANSFERS IN (OUT)	-	(31,097)	(31,097)		-
CHANGE IN NET POSITION	\$ 175,208	\$ 18,530	\$ (156,678)		\$ 51,124

STORM WATER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, ACTUAL, AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/21 AND 6/30/20

	2021 BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD AS OF 6/30/2020
OPERATING REVENUES:					
Residential Sales	\$ 1,043,000	\$ 696,650	\$ (346,350)	67%	\$ 587,187
Industrial Sales	788,000	524,334	(263,666)	67%	444,851
All Other Receipts	14,385	943	(13,442)	7%	649
TOTAL OPERATING REVENUE	1,845,385	1,221,927	(623,458)	66%	1,032,687
OPERATING EXPENSES:					
Collections:					
Personnel Services	366,900	47,569	319,331	13%	70,676
Supplies, Services & Other Charges	348,482	71,559	276,923	21%	95,674
Administration:					
Personnel Services	131,336	61,266	70,070	47%	62,304
Supplies, Services & Other Charges	389,871	389,984	(113)	100%	355,287
Utility Billing:					
Supplies, Services & Other Charges	63,500	33,044	30,456	52%	26,899
Depreciation	30,000	-	30,000	0%	-
Capital Outlay	217,500	55,642	161,858	26%	89,804
TOTAL OPERATING EXPENSES	1,547,589	659,064	888,525	43%	700,644
OPERATING INCOME	297,796	562,863	265,067		332,043
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	6,500	(370)	(6,870)	-6%	(780)
NON-OPERATING EXPENSES:					
Debt Service - Principal	137,333	115,999	21,334	84%	80,000
Debt Service - Principal (Contra Account)	-	(115,999)	115,999		(80,000)
Debt Service - Interest	55,456	39,768	15,688	72%	33,508
Issuance Costs & Fiscal Agent Fees	-	175	(175)		175
TOTAL NON-OPERATING EXPENSES	192,789	39,943	152,846	21%	33,683
INCOME (LOSS) BEFORE TRANSFERS	111,507	522,550	411,043		297,580
TRANSFERS IN (OUT):					
Transfers In	204,603	-	(204,603)	0%	-
Transfers (Out)	(246,000)	(14,129)	231,871	6%	(5,058)
NET TRANSFERS IN (OUT)	(41,397)	(14,129)	27,268		(5,058)
CHANGE IN NET POSITION	\$ 70,110	\$ 508,421	\$ 438,311		\$ 292,522

CHASKA CURLING AND EVENT CENTER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
BUDGET, AMENDED BUDGET, ACTUAL AND PRIOR YEAR TO DATE
FOR THE PERIODS ENDING 6/30/2021 AND 6/30/2020

	2021 ORIGINAL BUDGET	2021 AMENDED BUDGET	ACTUAL AS OF 6/30/2021	VARIANCE POSITIVE (NEGATIVE)	PERCENT OF BUDGET RECEIVED/ EXPENDED	PRIOR YEAR YTD ACTUAL 6/30/2020
OPERATING REVENUES:						
Memberships	\$ 149,900	\$ 135,350	\$ 58,161	\$ (77,189)	43%	\$ 70,149
Rentals	167,007	99,296	28,372	(70,924)	29%	25,851
Lessons	255,000	131,000	37,713	(93,287)	29%	79,630
Leagues	225,500	180,000	77,060	(102,940)	43%	73,087
Leases	409,000	297,878	135,767	(162,111)	46%	82,882
Other Revenue	52,779	39,484	4,245	(35,239)	11%	22,140
TOTAL OPERATING REVENUES	1,259,186	883,008	341,318	(541,690)	39%	353,739
OPERATING EXPENSES:						
Administration:						
Personnel Services	363,802	363,802	156,825	206,977	43%	163,323
Supplies, Services & Other Charges	362,024	362,024	177,493	184,531	49%	160,250
Event Center:						
Personnel Services	104,317	103,317	44,463	58,854	43%	47,091
Supplies, Services & Other Charges	13,026	13,026	1,664	11,362	13%	11,932
Curling Center:						
Personnel Services	241,991	199,641	81,452	118,189	41%	103,550
Supplies, Services & Other Charges	93,616	93,616	17,624	75,992	19%	46,790
Crooked Pint	58,525	58,525	20,959	37,566	36%	41,538
Capital Outlay	5,000	5,000	-	5,000		-
TOTAL OPERATING EXPENSES	1,242,301	1,198,951	500,480	698,471	42%	574,474
OPERATING INCOME	16,885	(315,943)	(159,162)	156,781		(220,735)
NON-OPERATING REVENUES:						
Investment Earnings (Charges)	(12,154)	(12,154)	44	12,198		678
TOTAL NON-OPERATING REVENUES	(12,154)	(12,154)	44	12,198		678
NON-OPERATING EXPENSES:						
Debt Service-Principal	1,025,000	1,025,000	1,025,000	-	100%	1,000,000
Debt Service-Principal (Contra Account)	-	-	(1,025,000)	1,025,000		(1,000,000)
Debt Service-Interest	559,501	559,501	230,122	329,379	41%	242,514
Issuance Costs & Fiscal Agent Fees	1,600	1,600	3,200	(1,600)	200%	3,200
TOTAL NON-OPERATING EXPENSES	1,586,101	1,586,101	233,322	1,352,779	15%	245,714
INCOME (LOSS) BEFORE TRANSFERS	(1,581,370)	(1,914,198)	(392,440)	1,521,758		(465,771)
TRANSFERS IN (OUT):						
Transfers In	1,586,101	1,586,101	1,260,000	(326,101)	79%	1,253,804
CHANGE IN NET POSITION	\$ 4,731	\$ (328,097)	\$ 867,560	\$ 1,195,657		\$ 788,033