AGENDA
CHASKA CITY COUNCIL
CHASKA CITY HALL - COUNCIL CHAMBERS & ZOOM
Monday, December 16, 2024
7:00 PM

1. OPEN SESSION
2. CLOSED SESSION 5:30 - 7:00 PM
   - 2.A. City Administrator's Annual Review

     Under Minnesota Statute Section 13D.05 Subdivision 3(a) the City Council has the authority to conduct a closed session for the review of any employee under our direct supervision. The only topic of the discussion in this closed session will be the performance review of City Administrator Matt Podhradsky. The meeting will be taped, and the recording kept for three years, as required by the Minneosta Open Meeting Law. As is required by State Statute, a summary of conclusions regarding the evaluation will be given at the next open session of the Chaska City Council.
3. OPEN SESSION
4. Call to Order
5. Pledge of Allegiance
6. Roll Call
7. Adopt Agenda
8. Visitor Presentation
   - 8.A. Eric Lembke - Awards Chair of American Public Works Association Minnesota Chapter, Downtown Highway 41 Public Works Project of the Year
9. Approve Previous Meeting Minutes
   - 9.A. City Council Meeting Minutes from 12-02-2024
10. Consent Items

10.A. Resolution 2024-94 Approving an Agreement with Carver County for 2025 Assessment Services

10.B. Accept Public Improvements - Chaska Bluffs 2nd Addition

10.C. Adopt Resolution No. 2024-100 Amending Fund Balance Commitments

10.D. Adopt Resolution No. 2024-101 Bond Sale Reimbursement

10.E. Adopt Resolution No. 2024-103 Amending 2024 Fund Budgets

10.F. Adopt Resolution No. 2024-104 Establishing Finance Policies

10.G. Adopt Resolution No. 2024-105 Supporting Job Creation Fund Application for Beckman Coulter

10.H. Adopt Resolution No. 2024-106 Establishing Interfund Tax Increment Financing

10.I. Consider City Administrator Performance Based Salary Adjustment

10.J. Adopt Resolution No. 2024-108 Requesting the Chaska EDA Issuance of $6,080,000 Lease Revenue Refunding Bonds, Series 2025B

10.K. Authorize Agreement with Vertosoft for OpenGov

10.L. Approve MnDOT Cooperative Construction and Joint Powers Agreements for County State Aid Highway 10 (Engler Boulevard)

10.L.i. Adopt Resolution 2024-110 Approving Cooperative Construction Agreement between State of MN and Carver County and City of Chaska for Construction on County State Aid Highway 10 (CSAH 10) Engler Boulevard.

10.L.ii. Adopt Resolution 2024-111 Approving Joint Powers Agreement between Carver County and the City of Chaska for Construction on County State Aid Highway 10 (CSAH 10) Engler Boulevard

11. Action Items

11.A. Adopt Resolution No. 2024-107 Approving the Concept Plan for Beckman Coulter at 316 Lake Hazeltine Drive/Beckman Coulter/PC #2024-23

11.B. Adoption of 2025 Tax Levy and General/ Enterprise Fund Budgets

11.B.i. Adopt Resolution No. 2024-98 2025 Tax Levy

11.B.ii. Adopt Resolution No. 2024-99 General/Enterprise Fund Budgets

11.C. Establishing 2025 Utility Rates

11.C.i. Adopt Ordinance 2024-1053 Establishing 2025 Electric Utility Rates

11.C.i. Adopt Resolution #2024-95 Summary of Electric

11.C.ii. Adopt Ordinance 2024-1054 Establishing 2025 Water Sewer Utility Rates

11.C.ii. Adopt Resolution #2024-96 Summary of Sewer/Water

11.C.iii. Adopt Resolution No 2024-97 Establishing 2025 Storm Water Utility Rates

12. Bills

12.A. Accounts Payable Claims Roster 12-16-2024

13. Other Business

13.A. City Administrator's Report

13.A.i. Biweekly 12/16/2024

13.B. 2024 BWC Staff Memo and BWC Audit Report - Chaska Police Department

13.C. Financial Reports as of 10/31/2024

14. Adjourn

Chaska Economic Development Authority Meeting
Immediately following City Council

Gathering (9:00) pm in the City Hall Chambers
Celebrating Mayor Windschitl and
Councilmember Huang

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- MINUTES -
CHASKA CITY COUNCIL
DECEMBER 2, 2024

1. Call to Order
The meeting was called to order by Mayor Windschitl at 7 p.m.

2.Pledge of Allegiance

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

Absent: None.

Also Present: Matt Podhradsky, City Administrator; Noel Graczyk, Administrative Services Director; Krista Mark, Communications Coordinator; Elise Durbin, Assistant City Administrator; and Nate Kabat, Community Development Director.

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

5. Visitor Presentation
Mayor Windschitl encouraged all community members to stay off ponds and lakes. Woodbury has had two water rescues already.

Mayor Windschitl pointed out Councilmember Huang has been serving the City since joining the Planning Commission in 2009 and the City Council in 2018. He also served as Chair for the SouthWest Transit Board, Chair of Suburban Transit, and participates in the Metropolitan Area Water Advisory Committee. He is an asset to the community. Mayor Windschitl thanked Councilmember Huang for his commitment to the City and his active involvement.

Councilmember Hubbard agreed it has been a pleasure to work with Councilmember Huang. He is thoughtful, analytical, and an effective communicator.

Councilmember Hatfield noted her appreciation of Councilmember Huang's experience and background with Planning Commission. Councilmember Grau thanked Councilmember Huang for his thorough review of the bills.

City Administrator Podhradsky agreed Councilmember Huang is thoughtful, thorough, and attentive.

Mayor Windschitl added it is noble for Councilmember Huang to step down and prioritize his family's needs.

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Councilmember Huang explained it has been a joy to work with the Council. There have been fruitful conversations filled with respect. The community members and Staff have also made the experience worthwhile.

No one wished to address the Council.

6. Approve Previous Meeting Minutes

6.A. Approve the November 18, 2024 City Council Meeting Minutes

Motion by Councilmember Hubbard, second by Councilmember Hatfield to approve the minutes of the November 18, 2024 City Council meeting.
Motion carried.

7. Consent Agenda

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

A. Adopt Resolution No. 2024-93 Authorizing Issuance and Sale of $11,300,000 General Obligation Bonds, Series 2024B

Motion to ratify the completed sale of the Chaska General Obligation Bonds, Series 2024B.

B. Approve 2025 Business License Renewals

Motion to approve the 2025 Business Licenses to include games of skill, refuse haulers, massage therapists, massage business, tobacco sales, solicitors/peddlers/transients effective January 1, 2025 through December 31, 2025.
Motion carried.

8. Action Items

8.A. Truth in Taxation Public Hearing-2025 Tax Levy and Budget

City Administrator Podhradsky introduced the item to the Council and provided a presentation on it.

Councilmember Hatfield pointed out the Chaska library serves a community beyond Chaska. Councilmember Hubbard added the library has grown to provide more than just books.

Mayor Windschitl asked if Staff have gone back to the County regarding the sales tax and funding a library improvement. Chaska shouldn't carry the burden for the County. Councilmember Hatfield stated a County Commissioner stated the County doesn't need a library in Chaska. Mayor Windschitl stated the culture needs to change. Chaska doesn't lose anything by asking.

Mayor Windschitl opened the public hearing at 8:51 p.m.

Randal Gast, 3016 Fairway Drive, explained he doesn't have a median-priced home. The presentation didn't mention anything about cyber security. As a retired individual, he is highly susceptible in the cyber security world. The Council likely has little knowledge in IT. Last year, Ridgeview Hospital was hit with a ransom demand. Chaska will be hacked. He encouraged the

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City to consider cybersecurity funding. He shared other examples of poorly handled cyber security issues.

Councilmember Huang pointed out his day job is an IT Program Manager. Mr. Gast stated Councilmember Huang is an exception, and his fellow Councilmembers don't listen to him when he speaks about cyber security.

Councilmember Huang noted he has spoken in length with Staff regarding cyber security issues, so they are well-aware of the topic.

Mr. Gast stated the average tax increase is on average $10,000 for 119 homes near the Golf Course. He provided additional statistics about the property tax impacts within his neighborhood.

Mayor Windschitl added Staff is required to complete cyber security training.

Leah Sheveland, 2961 Canyon Road, stated she ran for Council to increase representation. Her neighborhood can afford their increasing taxes. Her mortgage company called her to tell her that they will be increasing her mortgage payments because the taxes increased so much. Both this year and the previous year, the property taxes increased around $500. When she moved in less than a decade ago, her property taxes were under $6,000, and they are now close to $10,000. While her family can afford the increases, others are not as fortunate. Chaska used to be an affordable community, and everyone was welcome regardless of income. She encouraged the Council to consider tax impacts on all community members and to better communicate plans and initiatives to the public.

Mayor Windschitl stated Chaska has done more communication regarding public building improvements than any other City. The Council has been extremely transparent. Ms. Sheveland noted the Council can educate newer community members. Mayor Windschitl pointed out they cannot make community members pay attention.

Councilmember Hubbard added the City responded to community feedback and spread out the project over four years in consideration of inflation. Councilmember Huang reiterated the numerous community engagement efforts the Council and Staff have initiated.

Councilmember Hubbard explained the Council is working to have hard conversations now to promote affordable projects and prepare for future generations of Councilmembers and residents.

Councilmember Hatfield pointed out there are people promoting division in the community, but they don't have the best interest of Chaska in mind. They are misinformed and spread incorrect information. She encouraged community members to seek out the truth from public documents, Staff, and other City representatives.

City Administrator Podhradsky noted only about 20 percent of the City's budget is funded by taxes.

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Councilmember Hatfield explained the Council was elected to sit through hours and hours of presentations and make difficult decisions.

Councilmember Huang added residents prefer to digest summarized information rather than hearing each and every detail. It is difficult for the Council and Staff to distill such detailed, thought-out projects and efforts into a tidbit the public would care to understand.

Councilmember Hubbard quoted Councilmember Hatfield, "When you know more, you do better." The Council has to balance the various perspectives. There is no perfect community for all people. They aim to facilitate consistent, fruitful City services without getting luxe.

Councilmember Huang stated he has a table that calculates inflation amortization. For example, a $40 million building may cost $45 million after five years. Waiting five years also increases the loan amount. In the scenario of waiting five years to build a $45 million building, the City would be responsible for an additional $8.3 million for the loan.

Mayor Windschitl stated the roof leaks among other issues. They wanted to push back the project, but it wasn't the best decision financially. No one wants higher taxes, and the City should have planned lower increases over time to prepare for such projects. The timing is also difficult. After the recession, there was the pandemic. COVID-19 has changed the construction world. Overall, he has been comfortable with the decisions he has participated in throughout his time on Council.

Councilmember Hatfield pointed out the issues are not unique to Chaska. No one wants higher taxes, but the Council must consider both the present and long-term tax impacts.

Councilmember Grau added values and the City services used are personal to each individual, and the Council cannot accommodate all preferences.

Councilmember Hubbard thanked Ms. Sheveland for her comments and encouraged more residents to participate in City happenings. She noted that additional community members participate in different ways such as one-on-one meetings with Councilmembers, emails, and the like.

Mayor Windschitl closed the public hearing at 9:44 p.m.

Motion by Councilmember Huang, second by Councilmember Grau to establish December 16, 2024 as the date to consider the adoption of the 2025 budget and final tax levy.
Motion carried.

8.B. Public Hearing: Adopt Ordinance 2024-1052 Establishing 2025 Development Fees, Planning Application Fees, Building and Fire Permit Fees

City Administrator Podhradsky introduced the item to the Council and Community Development Director Nate Kabat provided a presentation on it.

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Mayor Windschitl asked if the rates are comparable to neighbors. Community Development Director Kabat confirmed the proposal is comparable to existing rates of nearby cities.

Councilmember Hatfield asked how the City knows which homes are being bought for rentals. City Administrator Podhradsky stated they can obtain a list of properties that are not homesteaded. Those properties can be contacted regarding licensure. Councilmember Hatfield noted the importance of single-family homes being inspected to promote safety in Chaska.

Community Development Director Kabat pointed out that relying on the Fire Department would help inform the Fire Department of community needs and build capacity for firefighters.

Councilmember Huang asked how homesteaded properties used for Airbnbs are counted. Councilmember Hatfield stated only one property can be homesteaded. However, utility billing could also be reviewed for long-term stays.

Councilmember Huang noted some homes are rented out for a one-time situation such as a golf tournament. City Administrator Podhradsky stated those would be difficult to track, but it is likely fewer than they think.

Mayor Windschitl opened the public hearing at 9:53 p.m.

No one wished to address the Council.

Mayor Windschitl closed the public hearing at 9:54 p.m.

Motion by Councilmember Hubbard, second by Councilmember Huang to adopt Ordinance 2024-1052, establishing the 2025 Development, Planning Application, Building Inspection, and Fire Fees.
Motion carried.

9. Bills
9.A. Accounts Payable Claims Roster 2-12-2024
The Council requested further information about bills on pages 7, 18, and 19.

City Administrator Podhradsky provided further information regarding those bills.

Motion by Councilmember Huang, second by Councilmember Grau 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.

10. Other Business
10.A. City Administrator's Report
10.A.i. Bi-Weekly Report 2-12-2024
10.B. Business Update

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Councilmember Hatfield:

- Noted she participated in Small Business Saturday, and it was very popular.
- Stated Hometown Holiday will be December 7, 2024.
- Pointed out the Dueling Pianos event on December 12, 2024 is sold out.

Councilmember Hubbard:

- Noted she also participated in Small Business Saturday.
- Stated the Human Rights Commission is accepting nominations for their award through December 12, 2024. The nomination forms are available online.
- Explained the closing date for Boards and Commissions applications is December 20, 2024. There are a number of open positions.

Councilmember Huang:

- Pointed out three of the five Councilmembers started off serving on Commissions.
- Attended the Chaska High School production of *Annie*, and it was very entertaining.
- Stated the Santa Parade is December 18, 2024.
- Added there will be a one-night choir on December 17, 2024. The performance will be a free event.
- Noted Chaska was included on a list of Best Small Cities in America and ranked 12th in Minnesota.
- Asked for an update on the Cooper site. City Administrator Podhradsky stated the owner is working on financing. Community Development Director Kabat added Staff has reason to believe the KFC is structurally unsound, and it has been communicated to the property owner.

Councilmember Grau:

- Asked for an explanation on how City's holiday lights are paid for. City Administrator Podhradsky stated the 100 Club holds a fundraiser to pay for the holiday decorations throughout the community.
- Agreed the *Annie* production was well-done.
- Pointed out there are a number of volunteer-run organizations that help make Chaska what it is. He thanked the community volunteers for their contribution to the City.

Mayor Windschitl:

- Stated Chanhassen has a *Christmas Story* production coming up.
- Asked for an update on the Public Safety building. City Administrator Podhradsky explained several days were lost due to the summer's weather, and they haven't been able to catch up.
- Noted Savannah Way opened up.
- Pointed out there is a Chaska Santa in town that collects toys for children.

11. Adjourn

Motion by Councilmember Huang, second by Councilmember Grau to adjourn the meeting at 10:34 p.m.
Motion carried.

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Resolution 2024-94 Approving an Agreement with Carver County for 2025 Assessment Services**

Prepared By: Elise Durbin, Assistant City Administrator

Background
Under State Statute, Minnesota cities are permitted to enter into agreements with their county to provide for joint assessment services. Historically, the City has contracted to have these services provided by the Carver County Assessor's Office.

2025 Proposed Contract
The proposed, one-year contract outlines the cost and work to be performed. As in years past, the cost is divided out on a per property basis. The cost in 2025 is set to increase by 6.7%.

	2022	2023	2024	2025
Residential	$14.34	$14.94	$15.91	$16.98
Agricultural	$14.92	$15.54	$16.55	$17.67
Commercial/Industrial	$15.99	$16.66	$17.74	$18.94

As part of the agreement, the Carver County's Assessor's Office in 2025 will:

- Establish the estimated market value for all properties in the city of Chaska
- Physically inspect at least 20 percent of the parcels in the city

Recommendation
Purchasing assessment services through Carver County results in a more cost effective service than the City can provide on its own. Staff is confident that the City could not duplicate this service at a lesser cost.

Staff recommends the City Council adopt the resolution approving the agreement and authorizing the Mayor and City Administrator/City Clerk to execute the agreement.

CITY COUNCIL ACTION REQUESTED
Motion to adopt Resolution 2024-94, approving an agreement with Carver County for 2025 assessment services.

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-94

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

RESOLUTION APPROVING AN AGREEMENT WITH CARVER COUNTY FOR 2025 ASSESSMENT SERVICES

WHEREAS, In the past it has been the City of Chaska's practice to provide property assessment services through a joint powers agreement with the Carver County Assessor's Office, and;

WHEREAS, This service can be provided more cost effectively through a joint service agreement with Carver County, rather than providing the service in-house, and:

WHEREAS, Under the contract the 2025 fees would be assessed on a per parcel basis according to the following fee schedule:

Residential:	$16.98
Agricultural	$17.67
Commercial/Industrial	$18.94

NOW THEREFORE BE IT RESOLVED, that the City Council of Chaska approves the 2025 Service Agreement for Joint Assessment and authorizes the Mayor and City Administrator to execute the agreement with Carver County.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

SERVICE AGREEMENT FOR (2025) JOINT ASSESSMENT

This Agreement is entered into by and between the County of Carver, 600 East 4th Street, Chaska, Minnesota 55318, through Carver County Assessor, (hereafter referred to as "County") and the City/Township of Chaska, a municipal corporation under the laws of the State of Minnesota, hereinafter referred to as Town.

WHEREAS, the Town desires to enter into an agreement with the County to provide for the assessment of property in said Town by the County Assessor's Office; and

WHEREAS, Minn.Stat.§ 273.072 and Minn.Stat.§ 471.59 permit such an agreement for joint assessment;

NOW, THEREFORE, in consideration of the mutual covenants contained herein, it is agreed as follows:

1) **Term.** That the Town, which is situated in the County of Carver, and which constitutes a separate assessment district, shall have its property within Carver County assessed by the Carver County Assessor for the assessment date of January 2, 2025. All work necessary to the establishment of the estimated market value for each Carver County parcel in the Town shall be performed by the Carver County Assessor or by one or more of the licensed assessors under his/her direction and supervision.

2) **Cooperation.** It is hereby agreed that the Town and all of its officers, agents and employees shall render full cooperation and assistance to the County to facilitate the provision of the services contemplated hereby.

3) **Payment Amount**. The Town shall pay to the County for the assessment of property with Carver County the sum of Sixteen dollars and ninety eight cents ($16.98) per residential valuation, Seventeen dollars and sixty seven cents ($17.67) per agricultural valuation, and Eighteen dollars and ninety four cents ($18.94) per commercial/industrial valuation (for the assessment of January 2, 2025) existing or created before the closing of the relative assessment year.

4) **Payment terms.** Full payment of all claims submitted by the County Assessor for relative assessment dates shall be received by the County no later than November 15th of the respective years.

5) The County agrees that in each year of this Agreement it shall, by its County Assessor or one or more of his/her deputies, view and determine the market value of at least twenty percent (20%) of the parcels within this taxing jurisdiction. It is further agreed that the County shall have on file documentation of those parcels – physically inspected for each year of this Agreement.

6) **Data Privacy.** Pursuant to Minn. Stat. Chap. 13, the parties agree to maintain and protect data received or to which they have access. No private or confidential data

developed, maintained or received by the Town under this agreement may be released to the public by the Town. The Town agrees to indemnify and hold the County, its agents and employees, harmless from any and all claims or causes of action arising from or in any manner attributable to any violation of the Minnesota Government Data Practices Act by Town or its agents, assigns, or employees, including legal fees and expenses incurred to enforce this provision of this agreement.

7) **Mutual Indemnification**. The Parties' total liability under this Agreement shall be governed by Minn. Stat. § 471.59, subd. 1a.

   Each Party agrees that it will be responsible for the acts or omissions of its officials, agents, and employees, and the results thereof, in carrying out the terms of this Agreement, to the extent authorized by law and shall not be responsible for the acts/omissions of the other Party and the results thereof. For purposes of determining total liability for damages, the participating governmental units are considered to be a single governmental unit, the total liability of which shall not exceed the limits for a single governmental unit as provided in Minn. Stat. § 466.04, subd. 1.

   Each Party agrees to defend, hold harmless, and indemnify the other Party, its officials, agents, and employees, from any liability, loss, or damages the other Party may suffer or incur as the result of demands, claims, judgments, or cost arising out of or caused by the indemnifying Party's negligence in the performance of its respective obligations under this Agreement. This provision shall not be construed nor operate as a waiver of any applicable limitation of liability, defenses, immunities, or exceptions by statute or common law.

   To the full extent permitted by law, actions by the parties pursuant to this Agreement are intended to be and shall be construed as a "cooperative activity" and it is the intent of the parties that they shall be deemed a "single governmental unit" for the purposes of liability, all as set forth in Minnesota Statutes, Section 471.59, subd. la(a); provided further that for purposes of that statute, each party to this Agreement expressly declines responsibility for the acts or omissions of the other party.

   The Parties of this Agreement are not liable for the acts or omissions of the other participants to this Agreement except to the extent to which they have agreed in writing to be responsible for acts or omissions of the other Parties.

8) **No Joint Venture.** Nothing contained in this Agreement is intended or should be construed as creating the relationship of co-partners or joint ventures with the County. No tenure or any rights including worker's compensation, unemployment insurance, medical care, sick leave, vacation leave, severance pay, PERA, or other benefits available to County employees, including indemnification for third party personal injury/property damage claims, shall accrue to the Town or employees of the Town performing services under this Agreement.

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

10) **Merger and Modification.** It is understood and agreed that the entire Agreement between the parties is contained herein and that this Agreement supersedes all oral agreements and negotiations between the parties relating to the subject matter. All items referred to in this Agreement are presumed to be incorporated or attached and are deemed to be part of this Agreement. Where the incorporated terms differ with the terms of this Agreement, the terms of this Agreement shall control.

    Any material alteration, modification, or variation shall be reduced to writing as an amendment and signed by the parties.

11) **Default and Cancellation**. If the Town fails to perform any of the provisions of this Agreement or so fails to administer the work as to endanger the performance of the Agreement, this shall constitute default. Unless the Town's default is excused by the County, the County may, upon written notice to the Town's representative listed herein, cancel this Agreement in its entirety as indicated in (b.) below.

    This Agreement may be cancelled with or without cause by either party upon thirty (30) days written notice.

    Representatives for each of the parties to this Agreement are as listed below:

Town/City	**County/Division**
One City Hall Plaza **Chaska MN 55318**	**Ryan Johnson** **Carver County Assessor** **600 E 4th Street** **Chaska MN 55318** **rjohnson@co.carver.mn.us**

12) **Subcontracting and Assignment**. Neither party shall not enter into any subcontract for the performance of any services contemplated under this Agreement without the prior written approval of the other party and subject to such conditions and provisions as the other party may deem necessary. The party attempting to subcontract or assign its obligations shall be responsible for the performance of all Subcontractors.

    No party may assign or transfer any rights or obligations under this Agreement without the prior consent of the other Parties and a fully executed Assignment Agreement, executed and approved by the same parties who executed and approved this Agreement or their successors,

13) **Nondiscrimination**. During the performance of this Agreement, the Town agrees to the following: No person shall, on the grounds of race, color, religion, age, sex, disability, marital status, public assistance status, criminal record, creed or national origin be excluded from full employment rights in, participation in, be denied the benefits of or be otherwise subjected to discrimination under any and all applicable Federal and State laws against discrimination.

14) **Health and Safety**. Each party shall be solely responsible for the health and safety of its employees and subcontractor's employees in connection with the services performed in accordance with this Agreement. Each party shall ensure that all employees, including those of all subcontractors, have received training required to properly and safely perform services outlined in this Agreement.

15) **No Waiver**. Nothing in this Agreement shall constitute a waiver by the either party of any statute of limitations or exceptions on liability. If the either party fails to enforce any provision of this Agreement, that failure does not waive the provision or its right to enforce it.

16) **Severability**. If any part of this Agreement is rendered void, invalid or unenforceable, by a court of competent jurisdiction, such rendering shall not affect the remainder of this Agreement unless it shall substantially impair the value of the entire Agreement with respect to either party. The parties agree to substitute for the invalid provision a valid provision that most closely approximates the intent of the invalid provision.

17) **Applicable Laws**. The Laws of the State of Minnesota shall apply to this Agreement.

IN WITNESS WHEREOF, the City/Township of Chaska, has caused this Agreement to be executed by its Chairperson/Mayor and its Town Clerk by the authority of its governing body by a duly adopted resolution on

This the _____ day of _____, 2024.

The County of Carver has caused this Agreement to be executed by its Chairperson and the County Assessor pursuant to the authority of the Board of Commissioners by resolution adopted on

This the _____day of _____, 2024

TOWN/CITY OF CHASKA

By:_____
Chairperson/Mayor

By:_____
Clerk

COUNTY OF CARVER

By: _____
Board of Commissioners, Chair

Attest: _____
Dave Hemze, County Administrator

And: _____
Ryan Johnson, County Assessor

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

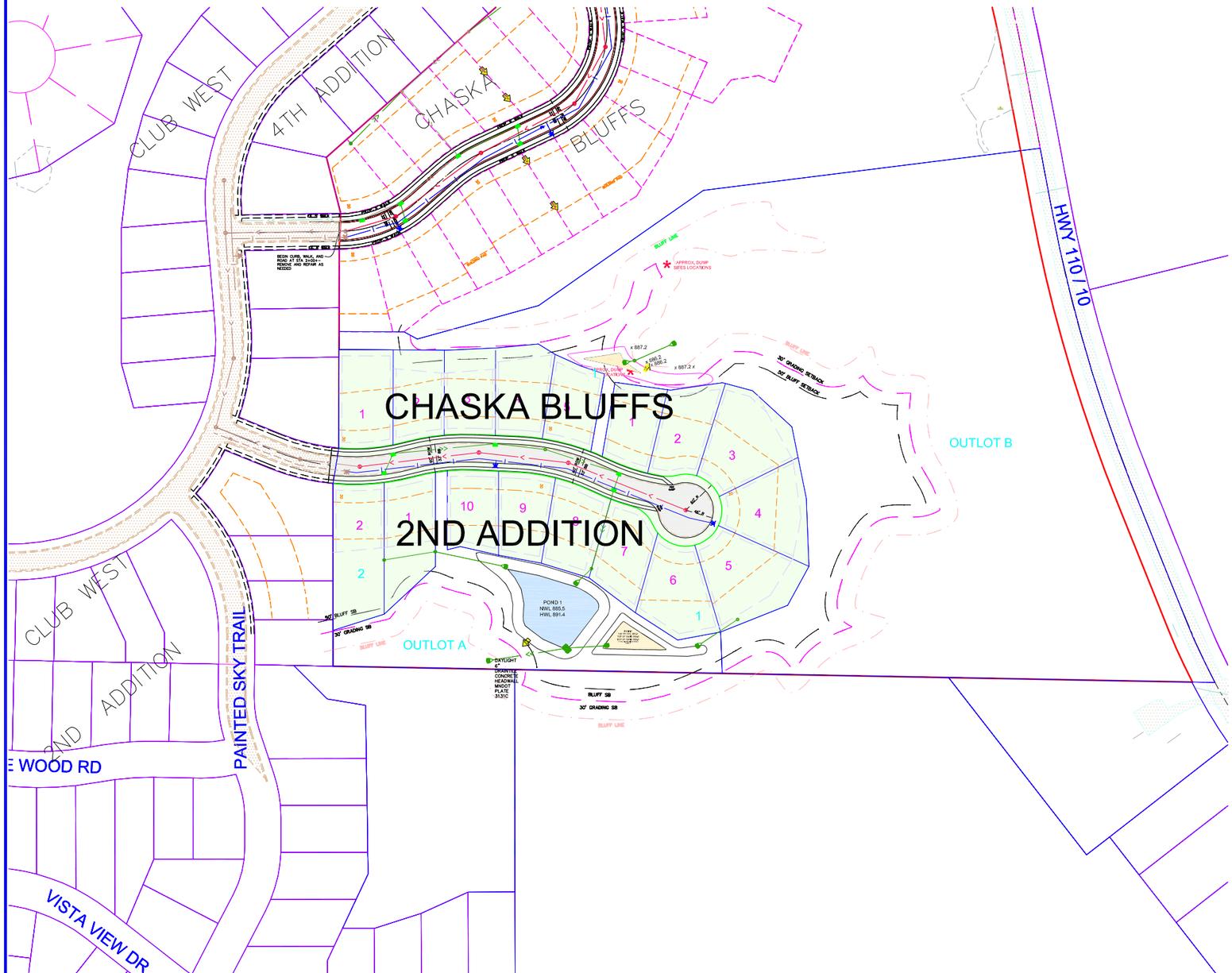
Subject: **Public Improvements – Chaska Bluffs 2nd Addition**

Prepared By: **Matt Clark, City Engineer**

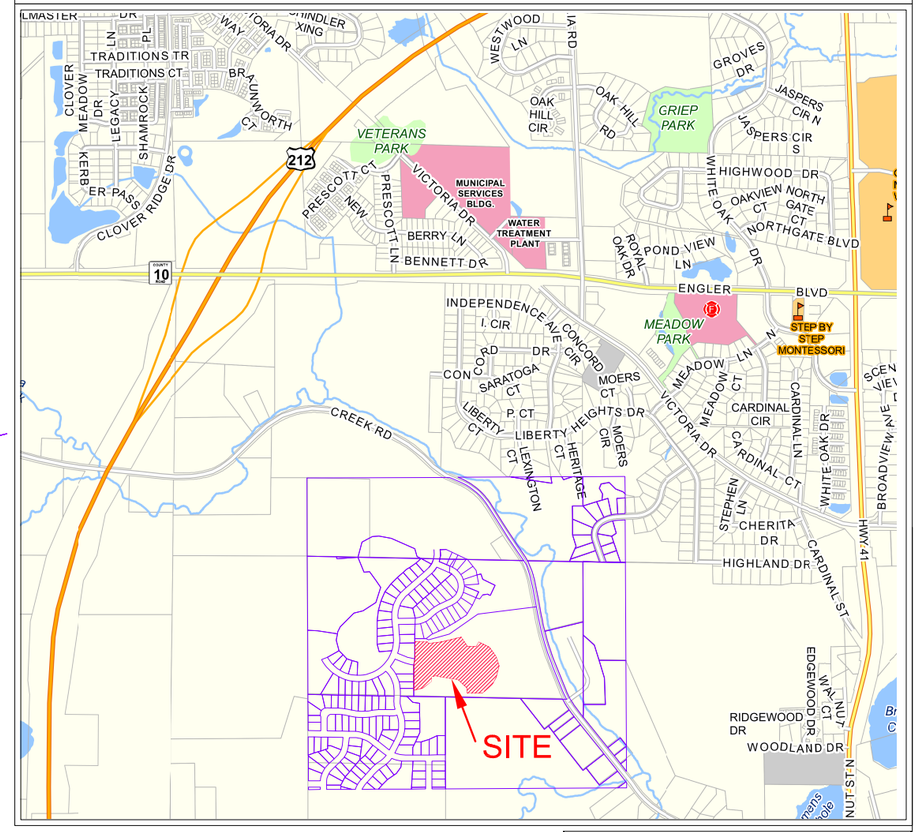
Installation of public improvements is completed in Chaska Bluffs 2nd Addition. Consistent with terms of the Development Agreement, Chaska is in a position to formally accept said improvements as public facilities. Further, the letter of credit guaranteeing those improvements shall be reduced to 5% for a period of 2 years from the date of acceptance.

CITY COUNCIL ACTION REQUESTED

Accept public improvements in Chaska Bluffs 2nd Addition as municipal facilities and adjust letter of credit accordingly.



LOCATION MAP



SITE DATA

LOT STANDARDS

EXISITING ZONING: O - Open Development

PROPOSED ZONING: R-1

SINGLE FAMILY LOTS
MIN. FRONT SETBACK = 30'
MIN. SIDE YARD SETBACK = 10.0' / 10.0'
REAR YARD SETBACK = 20' DUE TO BLUFF SETBACK

LOT COUNT
2ND ADDITION - 17

SHEET INDEX TABLE

SHEET	Description
1	Title Sheet
2	Final Street Plan
3	Final Sewer and Watermain Plan
4,5	Final Storm Plan
6	Final Grading Plan
7	Final Erosion Control Plan
8	Topsoil Plan
9-11	City Details

100 50 0 50 100 200
SCALE IN FEET

EXISTING UTILITIES SHOWN ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ANY AND ALL EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES ARISING OUT OF HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL EXISTING UTILITIES.

PREPARED BY

ENGINEER
SATHRE-BERGQUIST, INC.
150 SOUTH BROADWAY
WAYZATA, MINNESOTA 55391

PHONE: (952) 476-6000
FAX: (952) 476-0104

CONTACT : DANIEL L. SCHMIDT
EMAIL: SCHMIDT@SATHRE.COM

PREPARED FOR

DEVELOPER
DDK CONSTRUCTION, INC.
2970 Chaska Blvd.
CHASKA, MN 55318

CONTACT: DAVE POKORNEY

PHONE: (612) 703-5709
EMAIL: DAVEPOKORNEY@GMAIL.COM

DRAWING NAME	NO.	BY	DATE	REVISIONS
CB 2ND ADD	10	DLS	06/23/2021	WMO COMMENTS
DRAWN BY	11	DLS	06/28/2021	WMO,STANTEC, CITY COMMENTS
MJV	12	DLS	07/01/2021	WMO COMMENTS
CHECKED BY	13	DLS	07/22/2021	WMO COMMENTS
DLS	14	DLS	07/26/2021	WMO COMMENTS
DATE	15	DLS	08/04/2021	Revised L2, B2 Grading
12/01/20	16	MJV	08/10/2021	Revised CBMH 12

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I HEREBY CERTIFY THAT THIS PLAN OR SPECIFICATION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Daniel L. Schmidt, P.E.
Date: 12/01/20 Lic. No. 26147

ENGINEERS SURVEYORS DESIGNERS PLANNERS

SATHRE-BERGQUIST, INC.
150 SOUTH BROADWAY WAYZATA, MN. 55391 (952) 476-6000

CITY PROJECT NO.
--
CHASKA, MINNESOTA

TITLE SHEET
CHASKA BLUFFS 2ND ADDITION
DDK CONSTRUCTION, INC.

FILE NO.
19000-072-200
1
11

19000-072, CHASKA BLUFFS

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Amending Fund Balance Commitments**

Reviewed By: Noel Graczyk, Administrative Services Director
Prepared By: Erica Mattice, Finance Division Director
Lisa Nelson, Controller

Background
In accordance with Governmental Accounting Standards Board (GASB) Statement No. 54 "Fund Balance Reporting and Governmental Fund Type Definitions", the City Council adopted Resolution 11-111 *Approving Fund Balance Policy and Establishing Fund Balance Restrictions or Commitments* on December 5, 2011. According to the policy (attached in the included Resolution) the City Council has the authority to set aside funds for a specific purpose. However, any funds set aside as Committed Fund Balance require the passage of a resolution prior to the applicable fiscal year end.

On December 21, 2020, the City Council adopted Resolution 2020-102 *Amending General Fund Balance Commitments* to revise the formula for the General Fund Committed and Assigned Fund Balance for compensated absences.

On December 6, 2021, the City Council adopted Resolution 2021-80 *Amending General Fund Balance Commitments* for year-end 2021 whereby $300,000 of fund balance was to be classified as Committed Fund Balance for reserves for reporting and bond rating maintenance.

City staff recommends an additional General Fund Balance commitment for year-end 2024. For year-end 2024 consistent with the 2024 adopted General Fund Budget whereby $300,000 of fund balance is to be classified as Committed Fund Balance. For years ending 2022 and 2023, $300,000 per year was classified as Assigned Fund Balance at the direction of the Administrative Services Director. Staff recommends that $600,000 previously classified as Assigned Fund Balance be classified as Committed Fund Balance and that an additional $300,000 per year be classified as Committed Fund Balance.

Staff Recommendation
The proposed resolution would amend the commitment of General Fund Balance for year-end 2024 consistent with adopted General Fund budget from prior years. Staff recommends adoption of the resolution.

CITY COUNCIL ACTION REQUESTED
Motion to approve Resolution No. 2024-100 amending General Fund Balance commitments.

CITY OF CHASKA
CARVER COUNTY,

MINNESOTA RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-100

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

RESOLUTION AMENDING GENERAL FUND BALANCE COMMITMENTS

Whereas, the City Council of the City of Chaska adopted Resolution 11-111 ***Approving Fund Balance Policy and Establishing Fund Balance Restrictions or Commitments*** (policy is attached) on December 5, 2011.

Whereas, the City Council has the authority to set aside funds for a specific purpose; however, any funds set aside as Committed Fund Balance requires the passage of a resolution.

Whereas, the City Council of the City of Chaska adopted Resolution 2020-102 ***Amending General Fund Balance Commitments*** to establish that for the General Fund, Committed Fund Balance at each year-end would equal the three-year average of the percent of compensated absences as determined using year-end accumulated leave balances expected to be used in the coming year.

Whereas, the City Council of the City of Chaska adopted Resolution 2021-80 ***Amending General Fund Balance Commitments*** to establish that $300,000 of fund balance would be set aside as committed fund balance for reserves for reporting purposes in order for the City to maintain its bond rating.

Whereas, the adopted 2024 General Fund budget established that fund balance would increase by $300,000 by year-end and $300,000 would be set aside each following year until a total of $1,500,000 has accumulated as committed fund balance for reserves for reporting purposes in order for the City to maintain its bond rating.

Whereas, in 2022 and 2023, $300,000 per year (total of $600,000) was classified as Assigned Fund Balance that should be reclassified to Committed fund balance as of year-end 2024 for reporting purposes and bond rating maintenance.

Now, therefore, be it resolved, by the City Council of the City of Chaska, that the City Council hereby amends the committed fund balance of the City for fiscal year-end 2021 as follows:

Fund:	Specific Revenue Source:	Committed For:
General	2024 Adopted General Fund Budget	Reserves for reporting and bond rating maintenance

General	2022 and 2023 General Fund Assigned Fund Balance totaling $600,000	Reserves for reporting and bond rating maintenance

Passed and adopted by the City Council of the City of Chaska, Minnesota this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Deputy Clerk

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: Bond Sale Reimbursement

Reviewed by: Noel Graczyk, Administrative Services Director
Prepared by: Erica Mattice, Finance Division Director

The City anticipates issuing bonds in 2025 to finance site costs for a new Municipal Service Building. 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 projects listed in the resolution.

Staff recommends adoption of the resolution.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution No 2024-101 establishing compliance with reimbursement bond regulations under the Internal Revenue Code of 1986.

CERTIFICATION OF MINUTES RELATING TO REIMBURSEMENT

City of Chaska, Minnesota

City Council

A regular meeting held Monday, December 16th, 2024, at 7:00 p.m., at Chaska City Hall in the Council Chambers located at One City Hall Plaza, Minnesota, or by electronic means, as authorized by law.

Members present:

Members absent:

Documents attached: Excerpt of minutes of the above-described meeting relating to the resolution described below.

RESOLUTION NO. 2024-101

RESOLUTION ESTABLISHING COMPLIANCE WITH REIMBURSEMENT BOND REGULATIONS UNDER THE INTERNAL REVENUE CODE OF 1986

I, the undersigned, being the duly qualified and acting recording officer of the Issuer certify that the documents attached hereto, as described above, have been carefully compared with the original records of the Issuer in my legal custody, from which they have been transcribed; that said documents are a correct and complete transcript of the minutes of a meeting of the governing body of the Issuer, and correct and complete copies of all resolutions and other actions taken and of all documents approved by the governing body of the Issuer at said meeting, so far as they relate to the resolution described above; and that said meeting was duly held by the governing body of the Issuer at the time and place and was attended throughout by the members indicated above, pursuant to call and notice of such meeting given as required by law.

WITNESS my hand officially as such recording officer on Monday, December 16, 2024.

_____

Denise Beebe, Deputy Clerk

_____

Mark Windschitl, Mayor

EXCERPT OF MINUTES

Council member [_____] introduced the following resolution and moved its adoption, which motion was seconded by Council member [_____]:

RESOLUTION NO. 2024-101

RESOLUTION ESTABLISHING COMPLIANCE WITH REIMBURSEMENT BOND REGULATIONS UNDER THE INTERNAL REVENUE CODE OF 1986

WHEREAS, City of Chaska, Minnesota (the "Issuer"), proposes to enter into or issue one or more tax-exempt obligations (whether one or more, the "Financing"), for the purpose of funding the City of Chaska's new Municipal Service Building Site (the "Projects").

WHEREAS, the Internal Revenue Service has issued Section 1.150-2 of the Income Tax Regulations (the "Reimbursement Regulations") dealing with the issuance of tax-exempt obligations all or a portion of the proceeds of which are to be used to reimburse project expenditures incurred prior to the date of issuance of such tax-exempt obligations.

WHEREAS, the Reimbursement Regulations generally require that the Issuer make a declaration of its official intent to reimburse itself for such original expenditures out of the proceeds of a tax-exempt obligation no later than 60 days after payment of the expenditures to be reimbursed, that the tax-exempt obligation be entered into and the reimbursement allocation be made from the proceeds of such tax-exempt obligation within the reimbursement period (as defined in the Reimbursement Regulations) and that the expenditures reimbursed be capital expenditures or costs of issuance of the tax-exempt obligation.

WHEREAS, the Issuer desires to comply with requirements of the Reimbursement Regulations with respect to the Project.

NOW, THEREFORE, BE IT RESOLVED that the Issuer proposes to undertake the Project and to make original expenditures with respect to the Project prior to the issuance of the Financing.

RESOLVED FURTHER that the Issuer reasonably expects to enter into the Financing to Finance such projects in the maximum principal amount of $5,000,000 for a new Municipal Service Building Site. And to reimburse the Issuer for such original expenditures from the proceeds of the Financing as permitted by law.

RESOLVED FURTHER that other than (i) de minimis amounts permitted to be reimbursed pursuant to Section 1.150-2(f)(1) of the Reimbursement Regulations or (ii) expenditures constituting preliminary expenditures within the meaning of Section 1.150-2(f)(2) of the Reimbursement Regulations, the Issuer will not seek reimbursement for any original expenditures with respect to the Project paid more than 60 days prior to the date of adoption of this resolution.

RESOLVED FURTHER that all original expenditures for which reimbursement is sought will be capital expenditures, costs of issuance of the Financing issued to finance the Project or extraordinary working capital expenditures under Section 1.148-6(d)(3)(ii)(B) of the Income Tax Regulations.

RESOLVED FURTHER, that no reimbursement allocation contemplated hereby shall be used to avoid the restrictions under Section 142 through 147 of the Internal Revenue Code of 1986 (the "Code") or employ an abusive arbitrage device to avoid the arbitrage restrictions of Section 148 of the Code.

RESOLVED FURTHER that as of the date hereof, there are no Issuer funds reserved, pledged, allocated on a long term basis or otherwise set aside (or reasonably expected to be reserved, pledged, allocated on a long term basis or otherwise set aside) to provide permanent financing for the original expenditures to be financed by the Financing; consequently, it is not expected that the issuance of the Financing will result in the creation of any replacement proceeds.

RESOLVED FURTHER that for a period of one year following any allocation of Financing proceeds to reimburse an expenditure, the Issuer will not use funds corresponding to the Financing proceeds for which a reimbursement allocation was made in a manner that results in the creation of replacement proceeds of the Financing or another issue of tax-exempt obligations (other than amounts deposited into a bona fide debt service fund).

RESOLVED FURTHER that the Administrative Services Director / Treasurer of the Issuer (the "Authorized Officer") or his or her designee shall be responsible for making the "reimbursement allocations" described in the Reimbursement Regulations, being generally the transfer of the appropriate amount of proceeds of the Financing to reimburse the source of temporary financing used by the Issuer to make payment of the original expenditures relating to the Project; each reimbursement allocation will be made not later than 18 months after the later of (i) the date of the original expenditure or (ii) the date the Project is placed in service or abandoned (but in no event later than three years after the original expenditure is paid), will be evidenced by an entry on the official books and records of the Issuer maintained for the Financing issued to finance the Project, and will specifically identify the original expenditures being reimbursed.

BE IT FINALLY RESOLVED that this resolution shall be in full force and effect from and after its passage.

Adopted: Monday, December 16, 2024

Upon vote being taken thereon, the following voted in favor thereof:

[insert names]

and the following voted against the same:

[insert names]

whereupon the resolution was declared duly passed and adopted.

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Amending 2024 Fund Budgets**

Reviewed By: **Noel Graczyk, Administrative Services Director**
Prepared By: **Erica Mattice, Finance Division Director**

Background
In preparation of the 2024 Financial Statements, staff has evaluated and identified amendments and reallocations to certain 2024 Fund Budgets. A Budget Amendment requires adoption by council due to the moving of dollars between funds.

Police Staffing: With staffing shortages plaguing police, while the City was preparing the 2024 Budget, City staff anticipated Personnel Service costs for Patrol and Sergeants to be less than what the final contracts were settled at. Funding sources include doing a budget amendment to use Public Safety Aid dollars to pay for the difference of $159,133 between what was budgeted and actuals expenses for 2024.

Water Well Drilling: Due to timing and resources, Well Maintenance for Well #5 was delayed from 2023 to 2024. This was budgeted in the 2023 Budget, and when the funds remained unspent in 2023, they rolled into fund balance. Funding sources include doing a budget amendment to use existing fund balance to pay for the Maintenance of Well #5.

Recommendation
Staff recommends adoption of the proposed resolution.

CITY COUNCIL ACTION REQUESTED
Motion to adopt Resolution 2024-103 Amending 2024 Fund Budgets.

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE December 16, 2024 RESOLUTION NO. 2024-103

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

Resolution Amending 2024 Fund Budgets

WHEREAS, the City Council, on December 18, 2023, adopted Resolution No. 2023-96 adopting the 2024 Budget; and,

WHEREAS, budget amendments to the General Fund and Water Fund have been identified to reflect adjusted revenues and expenditures as estimated for 2024.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota, that the following amendments to the 2024 Budget be adopted:

2024 Budget	Revenues and Other Sources	Expenditures and Other Uses	Net Increase (Decrease)
General Fund (Fund 101)	$28,848,773	$28,848,773	$0
Increases	159,133	159,133	0
Decreases	0	0	0
Amended Fund Budget	$29,007,906	$29,007,906	$0

2024 Budget	Revenues and Other Sources	Expenditures and Other Uses	Net Increase (Decrease)
Water Fund (Fund 602)	$5,640,940	$5,038,654	$602,286
Increases	0	0	0
Decreases	0	97,945	(97,945)
Amended Fund Budget	$4,609,964	$4,682,436	$504,341

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December, 2024.

Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Finance Policies:**
Capital Assets
Surplus Equipment Donations

Reviewed By: Noel Graczyk, Administrative Services Director

Prepared By: Erica Mattice, Finance Division Director
Lisa Nelson, Controller
Erin Barnum, Assistant Controller

Background
Effective 1/1/2025, as part of the Federal Single Audit (FSA) for fiscal year 2023, City Auditors advised the Capital Assets policy in place with the City be aligned with the $10,000 capital recognition threshold requirements of the policy on Federal Awards Administration. This will change the capitalization threshold from $5,000 to $10,000. Attached is a revised and updated Capital Assets policy. This proposed update to the policy will be adopted by a City resolution that will be referenced in the policy.

Also attached is a policy that establishes general guidelines and procedures for Surplus Equipment Donations, a policy that is new for the City. This policy sets precedent for procedures for Equipment Donations from the City to Non-Profit Organizations.

Staff Recommendation
Staff recommends adoption of the proposed resolution that establishes by City Council action for the two finance policies as required by either Federal or Local requirements.

CITY COUNCIL ACTION REQUESTED
Motion to adopt Resolution 2024-104 to adopt 2025 Finance Policies related to Capital Assets and Donations of Surplus Equipment.

CITY OF CHASKA

CARVER COUNTY, MINNESOTA

RESOLUTION

DATE: 12/16/2024 RESOLUTION NO. 2024-104

MOTION BY COUNCILMEMBER_____ SECOND BY COUNCILMEMBER_____

A RESOLUTION ADOPTING 2025 FINANCE POLICIES FOR CAPITAL ASSETS AND SURPLUS EQUIPMENT DONATIONS

WHEREAS, the City Council of the City of Chaska is the official governing body of the City of Chaska, Minnesota (City); and,

WHEREAS, the City Administrator has operational control over financial affairs of the City; and,

WHEREAS, Finance Policies of the City are periodically reviewed by the Administrative Services Director and amendments are recommended to the City Administrator for consideration by City Council; and,

WHEREAS, Financial Policies for Capital Assets and Surplus Equipment Donations have been reviewed and the City Council desire to amend each policy.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Chaska, Minnesota, that:

1. The recitals stated above and attached exhibits are hereby incorporated by reference.

2. The Capital Assets policy is hereby revised as stated in the attached Exhibit.

3. The Surplus Equipment Donation policy is hereby established as stated in the attached Exhibit.

4. The Administrative Services Director is hereby authorized and directed to amend the City's Finance Policies to reflect the 2025 policy changes to Capital Assets and Surplus Equipment Donations as amended by this Resolution.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest _____
Chaska Deputy Clerk

City of Chaska Capital Assets Policy

Purpose

The purpose of the City's Capital Asset Policy is to establish general guidelines for creating and maintaining records of capital assets owned by the City. This policy has been developed consistent with Government Accounting Standards Board (GASB) and Government Finance Officers Association (GFOA) recommendations for capital assets best practices. These guidelines should be used to achieve the following objectives:

- Ensure compliance with all applicable laws, regulations and internal policies
- Ensure compliance with Generally Accepted Accounting Principles (GAAP) for recording, valuation, depreciation, useful lives and retirements.
- Ensure capital asset records contain all required and relevant data for financial reporting and insurance purposes
- Differentiate between capitalizable and non-capitalizable expenditures
- Ensure compliance with periodic physical inventory procedures
- Establish proper valuation of capital assets based on historical costs for purchased assets and acquisition value plus ancillary costs for donated assets

    - Historical costs include:
        - Direct purchase price or construction costs
        - Ancillary costs incurred to place the asset into service, some examples include:
            - Freight/transportation
            - Sales tax
            - Professional, legal and engineering fees
            - Site preparation costs

    - Acquisition value for donated assets is defined as the "cost to obtain an asset with the same service capacity as the asset being valued."

Capitalization Definition and Thresholds

A "capital asset" consists of land and land improvements, easements, buildings and building improvements, vehicles, machinery, equipment, artwork, historical treasures, infrastructure, leased assets, subscription based assets, and all other tangible and intangible items used in operations that have an estimated useful life of at least **one** year following the date of acquisition **and** are valued at a minimum of $10,000 individually (See U.S. Code of Federal Regulations Part 200). A capital asset is considered to have been acquired on the date the item was placed into service.

This policy establishes a minimum capitalization threshold for individual items, to be applied on a case-by-case basis, taking into consideration past City practices and best practices established by GFOA and GASB. The minimum threshold per individual item is consistent with Federal capitalization thresholds and ensures the City's compliance with capitalization requirements outlined in Federal Uniform Guidance,

applicable to federal award recipients. Specific minimum thresholds are given to the following class of items:

Description	Capitalization Threshold
Land	25,000
Works of Art/Treasures	10,000
Buildings and Building Improvements	25,000
Other Improvements	25,000
Furniture and Equipment	10,000
Infrastructure	50,000

To assist in the differentiation between capitalizable items, non-capital items or routine maintenance, an item shall be capitalized if it meets the criteria established above **and** increases the capacity, efficiency, or useful life of the item. Any expenditure related to a capital improvement project is capitalized, regardless of the amount.

Useful Lives of Capital Assets

The table below is a guideline to use when determining the life of a capital asset. This table includes only the most common classes of capital assets and is not a complete list of all asset classes and/or sub-classes. A capital asset should normally be within the useful life range provided; however, there are exceptions to the rule.

Description	Life
Works of Art/Treasures	5 - 10 years
Buildings and Building Improvements	25 years
Other Improvements	25 - 50 years
Furniture and Equipment	3 - 25 years
Infrastructure	10 - 50 years

Factors to consider when determining an asset's useful life include:

- past City practice with similar assets
- the condition/quality of the asset when obtained
- the materials and construction of the asset
- the specific use of the asset
- the physical environment
- the maintenance policy for the asset
- lease terms for right-to-use assets

Additionally, the Governmental Accounting, Auditing, and Financial Reporting (GAAFR) publication "Estimating Useful Lives for Capital Assets" by Paul Gruenwald should be used as a guide when determining appropriate useful lives. This publication is attached as **Exhibit A**.

Improvement of Capital Assets

Improvements to existing assets that increase the useful life or service capacity shall be capitalized. Repairs and maintenance to assets shall be expensed.

Depreciation Method

The City will use the straight-line depreciation method with the full-month convention to depreciate all of its exhaustible capital assets. Depreciation expenses are posted annually and is calculated through the depreciation processing program in the City's ERP system. Property placed in service at any time during a given month will be treated as if it had been placed in service on the first day of that month. If property is disposed of prior to the end of the estimated useful life, depreciation is taken through the month of disposal.

Periodic Inventory

The City Finance department will conduct a periodic physical inventory at least once every other fiscal year for all inventoriable capital assets. The purpose of this inventory is to identify any discrepancies between the physical counts and the asset data contained in the City's ERP system. The physical inventory counts will be compared to the capital asset records maintained by the Finance department. Any exceptions identified will be investigated and reconciled. If necessary, adjustments will be made to the capital asset records to accurately reflect the information obtained during the physical inventory.

Disposal of Asset

The City may only dispose of an asset if the department and/or Council has consented to disposal. Disposals occur if the asset is sold, traded, lost, stolen, damaged, donated, or deemed obsolete. All asset disposals must done in accordance with applicable state statutes (**Minn. Stat. 471.345; Minn. Stat. 471.3459; Minn. Stat. 15.054; Minn. Stat. 462.356; Minn. Stat. 471.64)**

Capital Asset Records Maintenance

During the fiscal year, capital assets may be purchased or otherwise placed into service, disposed of, or transferred to another department. The Finance department is responsible for gathering all appropriate information and maintaining the capital asset records in the City's ERP system. The Fleet Maintenance Foreman maintains vehicle and equipment inventory records and provides these records to the Finance department on a regular basis.

The City's capital asset records must contain the following information, if applicable, for all capital assets recorded in the City's ERP system:

- Asset ID
- Asset Class
- Asset subclass
- Asset Description
- Asset Type (Proprietary vs Governmental)
- Location
- Department

- Custodian
- Acquisition Date
- Acquisition Cost
- Estimated Useful Life
- Accounts for capitalization and depreciation
- Invoice or GL expenditure detail (attached in TCM)

Capital asset records should also include the following information, when available:

- Property identification number for land
- Vehicle ID Number (VIN) for licensed vehicles
- Serial number for equipment
- Manufacturer
- Model and model year

Effective Date

As far as reasonably practical, this policy shall be considered effective January 1, 2025 and be fully implemented by January 1, 2025, unless date-specific implementation dates are included.

Policy Revision & Adoption History

- City Council Resolution 2024-104 December 16, 2024
- City Council Resolution 2023-102 December 18, 2023
- Revised Policies and Procedures 1980 through December 2023
- Original Policies and Procedures 1980

City of Chaska Policy for Donation of Surplus Equipment to a Nonprofit Organization

Purpose

The purpose of the City's Surplus Equipment Donation Policy is to establish general procedures for the Donation of Surplus Equipment by the City to a Nonprofit Organization, as required by Minnesota Statute 471.3459.

Scope

This policy applies to all City departments and governs the actions of all City employees and elected officials.

Definitions

Minnesota Statue 471.3459 authorizes the donation of surplus equipment to eligible, nonprofit organizations. Per Statute, the following definitions apply to the donation of surplus equipment:

"Donation" – to contribute, donate or give Surplus Equipment at no cost to a Nonprofit Organization that serves a public purpose and benefits its community as a whole

"Nonprofit Organization" – an organization formed under section 501(c)(3) of the Internal Revenue Code.

"Eligible Organization" – a Nonprofit Organization serving one or more of the following functions: cultural, historical, educational, safety, social services, environmental or economic.

"Surplus Equipment" – equipment used by the City's public works department, and cellular phones and emergency medical and firefighting equipment that is no longer needed by the City because it does not meet industry standards for emergency medical services, police, or fire departments or has minimal or no resale value.

Procedure

The City shall make the appropriate determination of all Surplus Equipment and may offer it for Donation in conformance with the following guidelines:

1. Identify Surplus Equipment. Department supervisors are responsible for monitoring their equipment and shall identify and report all Surplus Equipment to the Assistant Controller in the City Finance Department on a quarterly basis.

2. Determine the Fair Market Value of Surplus Equipment. The Assistant Controller shall work with City staff to determine the fair market value of the Surplus Equipment.

3. City Council Declaration. The Assistant Controller will forward a list of the Surplus Equipment with each item's fair market value to the City Council, who shall approve or deny the Surplus Equipment as eligible for Donation. The City has no obligation to make a Donation of Surplus Equipment. Surplus Equipment that is not donated may be sold, recycled or discarded in the discretion of the Department Supervisor.

4. Donation. After the City Council has determined the Surplus Equipment is eligible for Donation, the Department Supervisor is responsible for coordinating the Donation of the Surplus Equipment in accordance with the terms of this Policy.

5. Transfer between Departments. All Surplus Equipment must first be considered for transfer between departments for the benefit of the City.

6. Advertisement. Surplus Equipment shall be posted as eligible for Donation on the City's website. The City may also use other reasonable means to notify Eligible Organizations about the availability of Surplus Equipment. The City shall wait at least **30 days** after advertising Surplus Equipment before approving any Donation.

7. Surplus Equipment Form. Eligible Organizations interested in Surplus Equipment shall fill out a Surplus Equipment Form (see **Exhibit A**) and submit the form to the Department Supervisor and Assistant Controller. This form can be obtained from the City Finance Office.

8. Approval of Donation. If the Surplus Equipment has a Fair Market Value less than $1,000, the Department Supervisor & Assistant Controller shall approve the Donation to an Eligible Organization, subject to review by the City Council. If the Surplus Equipment has a Fair Market Value greater than $1,000 the City Council must approve the donation by a majority vote of the City Council.

9. Prioritization of Donations. If more than one Eligible Organizations requests a Donation for the same Surplus Equipment, the City shall consider factors it deems relevant including how the Surplus Equipment will be used, the benefit to the Eligible Organization, the impact on the City, how the Donation will accomplish goals of the City Council, and any previous Donation to the Eligible Organization.

10. Conflict of Interest. All City employees and officials are prohibited from taking possession of any Surplus Equipment on behalf of an Eligible Organization.

11. As Is. A Donation of Surplus Equipment is made "as is" with no warranty, guarantee or representation of any kind, express or implied, as to the condition, utility, or usability of the Surplus Equipment offered. The Surplus Equipment may be defective and cannot be relied upon for safety purposes.

12. Title. The Department Supervisor shall cause any title or other ownership documents to be transferred to the Eligible Organization at the time of transfer. Any fees required to transfer the Surplus Equipment are the responsibility of the Eligible Organization.

13. Transportation. In the Surplus Equipment Form, the Eligible Organization must provide a detailed plan for transporting the Surplus Equipment from the City to the Eligible Organization. The Eligible Organization must pay all expenses associated with the transportation of the Surplus Equipment.

14. Delegation. The Department Supervisor may delegate specific responsibilities for implementing this Policy.

15. Documentation. The Department Supervisor shall document the Donation of all Surplus Equipment and shall submit such documentation to the Assistant Controller to maintain in accordance with the City's Records Retention Schedule.

16. Review of Policy. The Assistant Controller is responsible for maintaining and reviewing this Policy. Any changes to this Policy must be approved by the City Council.

Effective Date

As far as reasonably practical, this policy shall be considered effective January 1, 2025 and be fully implemented by January 1, 2025, unless date-specific implementation dates are included.

Policy Revision & Adoption History

- City Council Resolution 2024-104 December 16, 2024

Exhibit A

Surplus Equipment Form

Organization Name: _____

Organization Address:

_____

_____

Organization Website: _____

(Attach proof of status as a nonprofit corporation under Section 501(c)(3) of the Internal Revenue Code.)

Organization Purpose: _____

Point of Contact

Name: _____

Address: _____

_____

Email: _____

Phone: _____

City Surplus Equipment of Interest:

How will the requested Surplus Equipment benefit your organization?

How do you plan to transport the surplus property from the City to your location?

DISCLAIMER OF WARRANTIES. The City makes no agreement, warranty or representation, either express or implied, as to the value, design, condition, merchantability or fitness for any particular purpose or use of the Surplus Equipment by the recipient or any other user.

The recipient acknowledges the Surplus Equipment may be defective and that it cannot be relied upon for safety purposes. The recipient has a duty to inspect the Surplus Equipment before it is used for any purpose.

The recipient acknowledges that the City is not a manufacturer of the Surplus Equipment or a dealer therein; that the Surplus Equipment is being provided "as-is" and "with all faults," it being agreed and understood that all of the aforementioned risks are to be borne by the recipient or user of the Surplus Equipment.

In no event shall the City be liable for any damages in connection with or arising out of the recipient's or any other person's or entity's use of the Surplus Equipment.

I acknowledge that the Donation of any Surplus Equipment to my organization is subject to the City's Policy for Donation of Surplus Equipment to a Nonprofit Organization.

I have the authority to request a Donation from the City and to bind my organization to the terms of this form.

Signature of Applicant: _____

Date: _____

REQUEST FOR ACTION
CHASKA CITY COUNCIL
December 16, 2024

SUBJECT: **Approving Support for a Job Creation Fund Application in Connection with Beckman Coulter**

Prepared By: Julie Grove, Economic Development Coordinator

Background

For the past several months staff has been working with Beckman Coulter on plans to grow its life sciences manufacturing functions at the Chaska campus on Lake Hazeline Dr (316 Lake Hazeltine Dr). In November, City Council adopted a resolution approving the City's application to Minnesota Department of Employment and Economic Development (DEED) on behalf of Beckman Coulter, Inc. for Minnesota Investment Fund (MIF) financial assistance for this project. To further assist with project costs, Beckman Coulter is applying to the Job Creation Fund available through the (DEED). This grant will help support the addition of new, high-paying jobs throughout the State.

Beckman Coulter develops, manufactures, markets and sells products for biomedical testing, with a focus on making laboratories more efficient. Its diagnostic systems are found in hospitals and other critical care settings around the world and produce information used by physicians to diagnose disease, make treatment decisions, and monitor patients.

The expansion proposal includes a 148,000 square foot, 2 story expansion, with a capital investment estimated at $50M and the creation of 300 new full-time positions over the next 2 to 3 years. The Planning Commission recommended approval the Concept Plan during its December 11, 2024 meeting, and the City Council will review the Concept Plan on December 16, 2024. This expansion will allow Beckman Coulter to significantly grow its business operations in the City. JCF funding is essential to assist with the creation and retention of these high-paying jobs.

While Beckman Coulter will be the applicant to the State for the JCF funds, the project host City needs to provide a resolution of support for this assistance. This helps the State ensure that they are not aiding projects in a City that may not desire the proposed project.

Recommendation

Beckman Coulter is requesting the City of Chaska to provide an official resolution of support for this application and project. Staff recommends Council adopt the requested resolution of support as this will help this project move forward.

COUNCIL ACTION REQUESTED

Motion to adopt Resolution 2024-105 approving support for a Job Creation Fund application in connection with Beckman Coulter.

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE December 16, 2024 RESOLUTION NO. 2024-105

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A RESOLUTION REGARDING THE SUPPORT OF A JOB CREATION FUND APPLICATION IN CONNECTION WITH BECKMAN COULTER, INC.

WHEREAS, the City of Chaska, Minnesota (the "City"), desires to support Beckman Coulter LLC, a medical testing device manufacturing company, which is proposing to expand a facility in the City; and,

WHEREAS, the City of Chaska understands that Beckman Coulter, LLC, through and with the support of the City, intends to submit to the Minnesota Department of Employment and Economic Development an application for an award and/or rebate from the Job Creation Fund Program; and,

WHEREAS, the City of Chaska held a city council meeting on December 16, 2024, to consider this matter.

NOW, THEREFORE, BE IT RESOLVED that, after due consideration, the City Council of the City of Chaska, Minnesota, hereby express their support of the project proposed by Beckman Coulter, LLC and its application for an award and/or rebate from the Job Creation Fund Program.

The City Council hereby finds and adopts the reasons and facts supporting the following findings of fact for the approval of the Job Creation Fund Program application:

1. Finding that the project is in the public interest because it will encourage the growth of commerce and industry, prevent the movement of current or future operations to locations outside Minnesota, result in increased employment in Minnesota, and preserve or enhance the state and local tax base.

    a) The proposed 148,000 square foot addition will expand the manufacturing footprint within Chaska and result in 300 new full-time, well paying jobs. Thereby increasing local employment and the local tax base.

b) JCF funding will help offset costs and make the Chaska expansion more favorable, in comparison to other facilities nationally.

2. Finding that the proposed project, in the opinion of the City Council, would not reasonably expected to occur solely through private within the reasonably foreseeable future.

a) The JCF assistance will provide the assistance necessary to make the private development financially feasible and make the expansion more advantageous compared to other facilities across the country.

3. Finding that the proposed project conforms to the general plan for the development or redevelopment of the City as a whole.

a) The proposed project will help meet the city's goal of sustaining the City's economy, providing employment opportunities, and expanding the tax base.

4. Finding that the proposed project will afford maximum opportunity, consistent with the sound needs of the City as a whole, for the redevelopment or development of the project by private enterprise.

a) The proposed project aligns with the city's zoning pursuant to planning approvals being maintained and will support the city's goal of providing employment opportunities and providing quality industrial development.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

REQUEST FOR ACTION
CHASKA CITY COUNCIL
DECEMBER 16, 2024

Subject: **Establish 2024 Interfund Tax Increment Loans**

Reviewed By: Noel Graczyk, Administrative Services Director

Prepared By: Erica Mattice, Finance Division Director and Lisa Nelson, Controller

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Background

Each year in accordance with Minnesota State Statues, the City by resolution authorizes the use of interfund loans to fund cash deficits in various tax increment funds. The proposed resolution establishes the terms and conditions for interfund loans, from various City funds, to various tax increment funds that are expected to have a cash deficit as of December 31, 2024.

In accordance with Minnesota State Statutes, interfund loans must be established each year by resolution with a stated interest rate, annual term, and loan amount. These defined terms fix the annual cost of a loan using the maximum interest rate permitted in accordance with State Statutes.

The following Tax Increment Districts (TID) are expected to have a cash deficit as of December 31, 2024:

TID #20 (Brewery Project) has a projected cash deficit of $27,308 and will have a maximum 2024 annual interest cost of $2,196 at the permitted 8% maximum interest rate.

TID #21 (Hot Spot) has a projected cash deficit of $83,443 and will have a maximum 2024 annual interest cost of $7,012 at the permitted 8% maximum interest rate.

TID #22 (Ernst House) has a projected cash deficit of $111,343 and will have a maximum 2024 annual interest cost of $8,119 at the permitted 8% maximum interest rate.

TID #23 (City Square West) has a projected cash deficit of $952,679 and will have a maximum 2024 annual interest cost of $70,569 at the permitted 8% maximum interest rate.

Staff Recommendation

The proposed resolution establishes interfund loans and sets loan terms for each loan. Staff recommends adoption of the resolution.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution 2024-106, establishing terms and conditions of interfund tax increment loans.

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-106

MOTION BY COUNCILMEMBER _____ SECOND BY COUNCILMEMBER _____

RESOLUTION PROVIDING 2024 INTERFUND TAX-INCREMENT PROJECT FINANCING

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

1. Recitals.

(a) Minnesota State Statutes (MSS), Section 469.178 permits the authority or municipality to use interfund loans to advance or loan money to finance tax increment expenditures. The maximum interest rate on the interfund loans is the greater of (i) the rate stated in MSS, Section 270C.40 or (ii) the rate stated in MSS, Section 549.09.

(b) In 2024 the maximum interfund interest rate is 8.0%, based on the 8.0% permitted rate in accordance with MSS, Section 270C.40 and the 5.0% permitted rate in accordance with MSS, Section 549.09.

2. Official Intent Declaration.

(a) The City of Chaska intends to make interfund loans from various funds of the City of Chaska to Tax Increment District No. 20, Brewery Project for the 2024 fiscal year in the amount of $27,308 for a maximum period from December 31, 2023 to December 31, 2024 (one year) at the rate of 8.0% for a 2024 total interest cost of $2,196.

(b) The City of Chaska intends to make interfund loans from various funds of the City of Chaska to Tax Increment District No. 21, Hot Spot Development for the 2024 fiscal year in the amount of $83,443 for a maximum period from December 31, 2023 to December 31, 2024 (one year) at the rate of 8.0% for a 2024 total interest cost of $7,012.

(c) The City of Chaska intends to make interfund loans from various funds of the City of Chaska to Tax Increment District No. 22, Ernst House for the 2024 fiscal year in the amount of $111,343 for a maximum period from December 31, 2023 to December 31, 2024 (one year) at the rate of 8.0% for a 2024 total interest cost of $8,119.

(d) The City of Chaska intends to make interfund loans from various funds of the City of Chaska to Tax Increment District No. 23, City Square West for the 2024 fiscal year in the amount of $952,679 for a maximum period from December 31, 2023 to December 31, 2024 (one year) at the rate of 8.0% for a 2024 total interest cost of $70,569.

Passed and adopted by the City Council of the City of Chaska, Minnesota this 16th day of December 2024.

Mark Windschitl, Mayor

Attest:_____
Deputy Clerk

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Consider City Administrator Performance Based Salary Adjustment**

Prepared By: Elise Durbin, Assistant City Administrator

Background
The last performance review for the City Administrator, Matt Podhradsky, was February 2024. As a result of the review, City Council established a set of updated goals and adjusted his salary.

Update
The City Council met in a closed session on December 16, 2024 to discuss Matt's performance over the last year, and also to discuss new goals for the upcoming year. In addition, the City Council was provided the following summary of the current compensation package for the City Administrator position.

Analysis
The current compensation package is:

2024 Salary	$189,563
Personal Leave	31 days per year
Medical Insurance	100% paid by City
Car Allowance	$500 per month ($6000 annually)
Cell Phone Allowance	$80 per month ($960 annually)

**All other benefits are consistent with the City's personnel policy*

Presently, the Administrator's salary falls within Zone B of the City's 2024 Pay Classification Plan. The 2024 Pay Classification was approved by City Council in February 2024.

As a result of the closed work session, Council directed staff to increase the City Administrator's pay by 3.75% as a performance adjustment. This increase will result in a 2025 salary of $196,672.

Goals
As part of the review discussion, the following 2025 goals were presented to the City Council. These goals will guide priorities for the City Administrator for the next year and will be evaluated at his next review.

1. Continue work to implement the City Square West redevelopment project, with the goal of trying to fill funding gaps in the project through means such as the State of Minnesota's Bonding Bill or other funding sources that may be appropriate.

2. With the CCC Master Plan now adopted, work with the Parks and Recreation Director on developing potential opportunities for the Council to consider for funding of either a Phased remodeling of the Community Center, or potential funding that could cover all recommended changes to the building.

3. Continue the work of implementing our City's Building Improvement Program, including helping to complete the successful construction of our Public Safety Facility in the Fall, educating the public on the 4th and final phase of funding for our program, and completing all design work and the planning process, to allow for a bid package to be able to go out for the construction of the MSB building in the Spring of 2026.

4. Work to complete the master plan for the new Southwest Chaska Community Park, including developing plans for how to grade and construct the project, develop estimated pricing for the park plans, and develop a funding strategy to be able to move forward with the first phase of construction of the park in the Spring of 2026.

5. Continue the on-going work in the organization and the community in developing strategies to make this a welcoming/inclusive City for all, with the goal of making this a permanent cultural change within our organization.

6. With the Sewer infrastructure now in place, work with the landowners/brokers to develop a feasible plan for moving forward with the development and building of the properties to the West of the interchange at Highway 44/212, to put the property here in a position to see buildings being able to get constructed by the Summer of 2026.

7. With our major infrastructure improvements in Downtown Chaska now complete, work with different stakeholders such as the Downtown Business Alliance, Chaska Parks and Recreation Department, the Southwest Metro Chamber of Commerce and others to program the public spaces that have been created with the goal of bringing more people into our downtown area.

8. Work with the Downtown Chaska Business District to develop promotional/marketing materials to help expose the opportunities of Downtown Chaska to future business owners

9. Continue to work with Cloud HQ Data Center to help them get to a point where they can move forward with construction of their Data Center on the Kelzer development site.

10. Develop a communications strategy.

CITY COUNCIL ACTION REQUESTED

Motion to approve administrator goals for 2025 and adjust the City Administrator's annual salary with a 3.75% performance increase retroactive to January 1, 2025.

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Adopt Resolution No. 2024-108 Requesting the Chaska EDA Issuance of $6,080,000 Lease Revenue Refunding Bonds, Series 2025B**

Prepared By: Noel Graczyk, Administrative Services Director
Erica Mattice, Finance Division Director

Overview

Baker Tilly Municipal Advisors, LLC (BTMA), Municipal Advisor to the City, and City staff have together structured Lease Revenue Refunding Bonds, Series 2025B to refund the Chaska Economic Development Authority (EDA) Series 2015B bonds. A proposed resolution as prepared by Dorsey and Whitney, LLP., Bond Counsel to the City is attached for adoption by the City Council.

This resolution establishes parameters for issuance of the bonds and will allow the City to sell bonds on Wednesday January 8, 2025, a date when it is anticipated there will be fewer issuers competing in the market and potential bidders are expected to have returned from the New Year's holiday. Parameters established in the resolution for issuance are a maximum PAR amount of $7,000,000 and a minimum refunding resulting in a net present value savings to refunded debt of at least 1.8%. This resolution also authorized City staff to execute additional documents related to sale and issuance of the bonds.

A "Pre-Sale Summary" prepared by BTMA is attached and anticipates the City issuing a Par Amount of $6,080,000 with an anticipated refunding resulting in a net present value savings to refunded debt of 2.02%, both within the proposed maximum and minimum parameters. The following is a discussion of the proposed bond and related projects.

$6,080,000 Lease Revenue Refunding Bonds, Series 2025

This current refunding (refunding issuance within 90 days of a call date) of EDA series 2015B will allow the City and EDA to restructure and shorten this outstanding debt from eleven years to ten years. This refunding will also eliminate the Debt Service Reserve Fund (DSF) that was originally included as part of the Series 2015B bonds. Recent issuance by the City and EDA of similar lease financings have been well received in the market without a DSR. With a short final maturity of only eleven years remaining on Series 2015B, it may be difficult, if even possible, to refund Series 2015B in the future. The proposed refunding will generate an estimated 2.02% or $1,028,416 in net present value savings. This will result in an annual reduction in debt service of between $46,000 and $49,000 over the ten-year term. Total amounts for issuance of this proposed series of bonds is listed as follows.

Project	Project Costs	Issuance Costs, Net	Other (Sources)	PAR Bonding Amount
Refunding of EDA Series 2015B	$7,326,570 (Deposit to Current Refunding Fund)	$147,119	($876,195) Release of Series 2015B DSR Fund ($517,494) Estimated Reoffering Premium	$6,080,000
Totals	$7,326,570	$147,119	($1,393,689)	$6,080,000

General Obligation (G.O.) Pledge

Issuance of this series of bonds does not include a G.O. pledge of the full faith and taxing authority of the City of Chaska towards the repayment of debt service on these bonds. Repayment of principal and interest on the Series 2025B bonds will be from annual appropriations for lease payments to the EDA from the City.

Public Sale Date

This series of bonds will be sold at a competitive public sale on Wednesday January 8, 2025, and the winning bid will be determined in compliance with parameters established in the resolution. The result of this sale will be ratified by the City Council at the next regular meeting on Monday January 27, 2025.

Update and Recommendation

The City has requested that S&P Global Ratings (S&P) issue a bonding rating for this series of bonds. A rating call with S&P will be scheduled for the week of December 16, 2024, and a rating report will then be issued by S&P prior to the date of sale. It's the recommendation by City Staff and Ms. Chris Hogan, Director with BTMA that the Council adopt the proposed parameters resolution to request the EDA to issue refunding bonds.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution No. 2024-108 Requesting that the City Economic Development Authority Issue Lease Revenue Refunding Bonds, Series 2025B.

CERTIFICATION OF MINUTES RELATING TO
CITY OF CHASKA ECONOMIC DEVELOPMENT AUTHORITY
LEASE REVENUE REFUNDING BONDS, SERIES 2025B

Public Body: City of Chaska, Minnesota

Governing Body: City Council

Kind, date, time and place of meeting: A regular meeting held on December 16, 2024, at 7:00 p.m., at the City Hall.

Members Present:

Members Absent:

Documents Attached:

Minutes of said meeting, including:

RESOLUTION NO. 2024 - 108

RESOLUTION REQUESTING THAT THE CITY ECONOMIC DEVELOPMENT AUTHORITY ISSUE LEASE REVENUE REFUNDING BONDS, SERIES 2025B

I, the undersigned, being the duly qualified and acting recording officer of the public corporation referred to in the title of this certificate, certify that the documents attached hereto, as described above, have been carefully compared with the original records of the corporation in my legal custody, from which they have been transcribed; that the documents are a correct and complete transcript of the minutes of a meeting of the governing body of the corporation, and correct and complete copies of all resolutions and other actions taken and of all documents approved by the governing body at the meeting; and that the meeting was duly held by the governing body at the time and place and was attended throughout by the members indicated above, pursuant to call and notice of such meeting given as required by law.

WITNESS my hand officially as such recording officer on _____, 2024.

_____
City Administrator

Councilmember _____ introduced the following resolution and moved its adoption, which motion was seconded by Councilmember _____.

RESOLUTION NO. 2024 - 108

RESOLUTION REQUESTING THAT THE CITY ECONOMIC DEVELOPMENT AUTHORITY ISSUE LEASE REVENUE REFUNDING BONDS, SERIES 2025B

WHEREAS, the City of Chaska (the "City") previously determined it to be in the best interests of the City and its residents to provide for the redevelopment of Fireman's Park I and Schimelpfenig Park and the northwest corner of Highway 61 and Highway 41, which redevelopment includes park improvements (the "Park Improvements") and the construction of curling, restaurant and banquet facilities (the "Building Improvements"); and

WHEREAS, in order to provide for the financing of the Building Improvements, the City Council previously authorized the Economic Development Authority of the City of Chaska, Minnesota (the "Authority") to issue its $12,855,000 Taxable Lease Revenue Bonds, Series 2015A (the "Series 2015A Bonds"), dated as of April 15, 2015; and

WHEREAS, in order to provide for the financing of the Park Improvements, the City Council previously authorized the Authority to issue its $9,000,000 Lease Revenue Bonds, Series 2015B (the "Series 2015B Bonds", and together with the Series 2015A Bonds, the "2015 Bonds"), dated as of April 15, 2015; and

WHEREAS, in order to produce rental payments in an amount sufficient to pay debt service on the Series 2015A Bonds, the Authority previously leased the real property relating to the Building Improvements and the Building Improvements (the "Building Project") to the City pursuant to that certain Lease Purchase Agreement dated as of April 15, 2015, between the City and the Authority (the "2015A Lease"); and

WHEREAS, in order to produce rental payments in an amount sufficient to pay debt service on the Series 2015B Bonds, the Authority previously leased the real property relating to the Park Improvements (the "Park Project") to the City pursuant to that certain Lease Purchase Agreement dated as of April 15, 2015, between the City and the Authority (the "2015B Lease"); and

WHEREAS, the 2015 Bonds were issued and are secured pursuant to the terms of that certain Trust Indenture dated April 15, 2015 (the "2015 Indenture"), between U.S. Bank Trust Company, National Association (as successor to U.S. Bank National Association) and the Authority; and

WHEREAS, the City has determined that it is in the best interest of the City to request that the Authority refund and defease the Series 2015B Bonds (the "Refunding"); and

WHEREAS, pursuant to a resolution of the Board of the Authority dated December 16, 2024 (the "Authority Resolution"), the Authority will authorize the issuance of its Lease

Revenue Refunding Bonds, Series 2025B, in one or more tax-exempt series (the "Bonds") to accomplish the Refunding.

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

1. City Request to Authority. The Council hereby requests that the Authority authorize and issue and sell the Bonds in one or more tax-exempt series, to D.A. Davidson & Co. in Plymouth, Minnesota; provided the principal amount does not to exceed $7,000,000 and the Refunding results in a net present value savings to refunded debt service of at least 1.80%.

2. Purchase of Park Project as Result of Refunding; Transfer of Title. As a result of the Refunding, the City will be deemed to have purchased the Park Project from the Authority, and any and all action required by officers of the City to accomplish the purchase and terminate any City obligations under the 2015B Lease is hereby authorized. In order for the Authority to issue the Bonds and lease the Park Project to the City, it is hereby found, determined and declared to be necessary and desirable and in the best interest of the City to transfer all of the title of the City in and to the Park Project to the Authority. Such transfer and any and all action required by officers of the City to accomplish the same is hereby authorized.

3. Lease Authorization. The City is authorized by Minnesota Statutes, Sections 465.71 and 471.64 to lease real and personal property with an option to purchase under a lease-purchase agreement, provided that the City retains the right to terminate said lease-purchase agreement at the end of any fiscal year during its term. It is hereby found, determined and declared to be necessary and desirable and in the best interest of the City to enter into a Lease-Purchase Agreement (the "Lease") with the Authority in order to provide for the lease of the Park Project to the City. The obligation created by the Lease in excess of $1,000,000 shall, as provided in Minnesota Statutes, Section 465.71, be included in the calculation of net debt of the City for purposes of Minnesota Statutes, Section 475.53, and such obligation does not cause the net debt of the City to exceed its debt limit. The Mayor and City Administrator are authorized and directed to execute, attest and deliver the Lease on behalf of the City.

4. Ratification; Forms. The sale of the Bonds shall be ratified and the forms of the Lease and any other such documents necessary to accomplish the Refunding, terminate any obligations under the 2015B Lease, and secure the Bonds shall be approved by this Council on January 27, 2025, or any other such date as this Council shall deem appropriate.

5. Further Authorizations. The Mayor, the City Administrator, and any other officers and employees of the City are hereby further authorized to take any actions on behalf of the City as are needed to consummate the Lease and the financing transaction therein described and herein authorized, including any actions related to real property of the City. The City Council hereby expressly authorizes the execution of any real estate instruments deemed necessary by counsel to the City. All actions heretofore taken with respect to the documents and the real property described in the Lease are hereby ratified and fully approved. For the avoidance of doubt, this authorization includes but is not limited to the authority to acquire, dispose of and encumber any real property related to or necessary for the Park Project.

6. Authority Resolution. The Council hereby approves the sale and issuance of the Bonds pursuant to the Authority Resolution.

BE IT FINALLY RESOLVED that this resolution shall be in full force and effect from and after its passage and that a certified copy hereof shall be provided to the Authority.

Upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

whereupon the resolution was declared duly passed and adopted.

Economic Development Authority of the City of Chaska, Minnesota

Pre-Sale Summary for Issuance of Bonds

$6,080,000 Lease Revenue Refunding Bonds, Series 2025B (the "Bonds")*

The Authority Board has under consideration the issuance of the Bonds to (i) refund the February 1, 2026 through February 1, 2035 maturities of the Economic Development Authority of the City of Chaska, Minnesota's (the "Authority") Lease Revenue Bonds, Series 2015B, dated April 15, 2015; and (ii) pay associated costs of issuance of the Bonds.

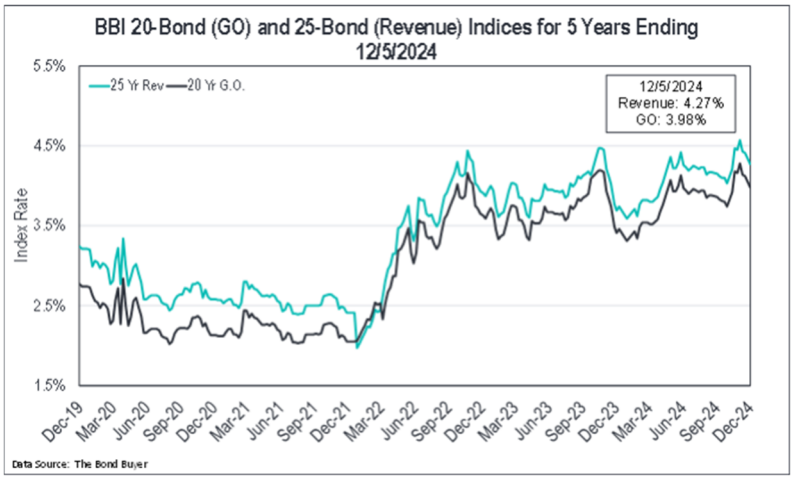
This sale is being undertaken on a negotiated basis with D.A. Davidson & Co. serving as the underwriter (the "Underwriter").

This document provides information relative to the proposed issuance.

KEY EVENTS: The following summary schedule includes the timing of key events that will occur relative to the issuance of the Bonds:

December 16, 2024	City Council considers Authorizing Resolution
December 16, 2024	Authority Board considers Parameters Resolution
Week of December 16, 2024	Receipt of rating
On or about January 8, 2025	**Bond pricing award by the Pricing Committee**
January 25, 2025	**City Council to ratify the sale**
January 30, 2025	**Proceeds are received**
March 5, 2025	Redemption of the 2015B Bonds

RATING: An application will be made to S&P Global Ratings (S&P) for a rating on the Bonds. The City's general obligation debt is currently rated "AA" by S&P. The Authority's lease revenue bonds supported by annual appropriation are currently rated "AA-" by S&P.



** Preliminary; subject to change.*

$6,080,000 Lease Revenue Refunding Bonds, Series 2025B

Description of Issue

PURPOSE:

Proceeds of the Bonds and related investment earnings in the escrow along with a transfer of the current debt service reserve fund of $876,195.34, will be used to (i) refund the February 1, 2026 through February 1, 2035 maturities (the "Refunded Maturities") of the Authority's Lease Revenue Bonds, Series 2015B (the "2015B Bonds"), dated April 15, 2015; and (ii) pay associated costs of issuance of the Bonds.

This refunding is being undertaken to provide interest cost savings and to eliminate the debt service reserve fund originally financed with proceeds of the 2015B Bonds.

2015B BONDS:

The 2015B Bonds were originally issued in the principal amount of $9,000,000, to finance park improvements related to Fireman's Park I and Schimelpfenig Park and park improvements related to the redevelopment of the northwest corner of Highway 61 and Highway 41.

AUTHORITY:

The Bonds are being issued pursuant to Minnesota Statutes 475 and Sections 469.033 and 469.034. Additionally, on December 16, 2024, the City will consider a resolution requesting the Authority issue the Bonds and the Authority will consider a resolution authorizing the issuance of the Bonds and setting certain parameters (the "Parameters Resolution"). The Parameters Resolution will designate the President and the Executive Director to have the authority to award the sale of the Bonds pursuant to the following parameters:

- The total principal amount of the Bonds will not exceed $7,000,000; and
- The refunding results in a net present value savings to refunded debt service of at least 1.80%.

SOURCE OF PAYMENT:

The Bonds will be special, limited obligations of the Authority payable from rental payments to be received by the Authority from the City pursuant to a lease agreement (the "Lease"). The Bonds are also issued pursuant to a Trust Indenture between the Authority and U. S. Bank National Association (the "Trustee"). The Bonds do not constitute for which the full faith and credit or taxing powers of the Authority, the City or the State of Minnesota will be pledged. The City's obligation under the Lease is subject to annual appropriation.

At closing proceeds of the Bonds will be deposited into an escrow account and invested in state and local government securities until the call date on March 5, 2025 (the "call date"). On the call date, the Authority will use proceeds of the Bonds, investment earnings and the prior debt service reserve funds to redeem the 2015B Bonds in the total amount of $7,357,691.11 The Authority will make their regularly scheduled debt service payment on the 2015B Bond due on February 1, 2025 in the amount of $355,700. Beginning with the August 1, 2025 interest payment, the Authority will begin making debt service payments on the Bonds, realizing the interest cost savings.

STRUCTURING SUMMARY:

In consultation with City and Authority staff, the Bonds have been structured to produce approximately level annual debt service savings. Additionally, due to the release of the debt service reserve fund, the repayment term has been shortened by a year.

Based on current interest rates, this refunding transaction is projected to result in annual debt service savings averaging approximately $48,106 per year. This results in a net present value benefit to the City of $154,460. These estimates are net of the costs associated with this refunding transaction.

SCHEDULES ATTACHED:

Schedules attached for the Bonds include:

- Refunding summary
- Debt service comparison
- Debt service schedule
- Debt service to maturity and to call
- Current refunding escrow
- Pricing summary
- Total refunded debt service
- Summary of bonds refunded

RISKS/SPECIAL CONSIDERATIONS:

The outcome of this financing will rely on the market conditions at the time of the sale. Any projections included herein are estimates based on current market conditions.

SALE TERMS AND MARKETING:

Variability of Issue Size: A specific provision in the sale terms permits modifications to the issue size and/or maturity structure to customize the issue once the price and interest rates are set on the day of sale.

Prepayment Provisions: The Bonds will not be subject to redemption prior to their stated maturities.

Bank Qualification: The City/Authority expect to issue more than $10 million in tax-exempt obligations that count against the $10 million limit for calendar year 2025; therefore, the Bonds are not designated as bank qualified.

Post Issuance Compliance

POST ISSUANCE COMPLIANCE:

The issuance of the Bonds will result in post-issuance compliance responsibilities. The responsibilities are in two primary areas: (i) compliance with federal arbitrage requirements and (ii) compliance with secondary disclosure requirements.

Federal arbitrage requirements include a wide range of implications that have been taken into account as this issue has been structured. Post-issuance compliance responsibilities for this tax-exempt issue include both rebate and yield restriction provisions of the IRS Code. In general terms the arbitrage requirements control the earnings on unexpended bond proceeds, including investment earnings, moneys held for debt service payments (which are considered to be proceeds under the IRS regulations), and/or reserves. Under certain circumstances any "excess earnings" will need to be paid to the IRS to maintain the tax-exempt status of the Bonds. Any interest earnings on gross bond proceeds or debt service funds should not be spent until it has been determined based on actual facts that they are not "excess earnings" as defined by the IRS Code.

The arbitrage rules provide for spend-down exceptions for proceeds that are spent within either a 6-month, 18-month or, for certain construction issues, a 24-month period each in accordance with certain spending criteria. Proceeds that qualify for an exception will be exempt from rebate. These exceptions are based on actual expenditures and not based on reasonable expectations, and expenditures, including any investment proceeds will have to meet the spending criteria to qualify for the exclusion. The City expects to meet the 6-month spending exception.

Regardless of whether the issue qualifies for an exemption from the rebate provisions, yield restriction provisions will apply to Bond proceeds (including interest earnings) unspent after three years and the debt service fund throughout the term of the Bonds. These moneys should be monitored until the Bonds are retired.

Secondary disclosure requirements result from an SEC requirement that underwriters provide ongoing disclosure information to investors. To meet this requirement, any prospective underwriter will require the City to commit to providing the information needed to comply under a continuing disclosure agreement.

Baker Tilly Municipal Advisors (Baker Tilly MA) currently provides both arbitrage and continuing disclosure services to the City. Baker Tilly MA will work with City staff to include the Bonds under the existing Agreement for Municipal Advisor Services.

Baker Tilly Municipal Advisors, LLC is a registered municipal advisor and controlled subsidiary of Baker Tilly Advisory Group, LP. Baker Tilly Advisory Group, LP and Baker Tilly US, LLP, trading as Baker Tilly, operate under an alternative practice structure and are members of the global network of Baker Tilly International Ltd., the members of which are separate and independent legal entities. Baker Tilly US, LLP is a licensed CPA firm and provides assurance services to its clients. Baker Tilly Advisory Group, LP and its subsidiary entities provide tax and consulting services to their clients and are not licensed CPA firms. ©2024 Baker Tilly Municipal Advisors, LLC

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025

Current Refunding of Series 2015B

Refunding Summary

Dated 01/30/2025 | Delivered 01/30/2025

Sources Of Funds	
Par Amount of Bonds	$6,080,000.00
Transfers from Prior Issue DSR Funds	876,195.34
Reoffering Premium	517,493.90
Total Sources	**$7,473,689.24**

Uses Of Funds	
Deposit to Current Refunding Fund	7,326,570.25
Costs of Issuance	78,000.00
Total Underwriter's Discount (1.100%)	66,880.00
Rounding Amount	2,238.99
Total Uses	**$7,473,689.24**

Flow of Funds Detail	
State and Local Government Series (SLGS) rates for	12/09/2024
Current Refunding Escrow Solution Method	Net Funded
Total Cost of Investments	$7,326,570.25
Interest Earnings @ 4.408%	31,120.86
Total Draws	$7,357,691.11

Issues Refunded And Call Dates	
2015B Lease Rev Bonds - PS (EDA)	3/05/2025

PV Analysis Summary (Net to Net)	
Net PV Cashflow Savings @ 3.217%(Bond Yield)	1,028,416.39
Transfers from Prior Issue DSR Fund	(876,195.34)
Contingency or Rounding Amount	2,238.99
Net Present Value Benefit(Loss)	$154,460.04
Net PV Benefit(Loss) / Refunded Principal	2.107%
Net PV Benefit(Loss) / Refunding Principal	2.540%
Average Annual Cash Flow Savings	121,614.14
Total New Net D/S	8,055,544.44
Total Prior D/S	9,393,300.00
Total Cashflow Savings	1,337,755.56

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025

Current Refunding of Series 2015B

Debt Service Comparison

Date	Total P+I	Existing D/S	Net New D/S	Old Net D/S	Savings
02/01/2025	-	355,700.00	355,700.00	355,700.00	-
02/01/2026	854,844.44	-	854,844.44	903,200.00	48,355.56
02/01/2027	856,500.00	-	856,500.00	903,800.00	47,300.00
02/01/2028	857,500.00	-	857,500.00	903,400.00	45,900.00
02/01/2029	852,000.00	-	852,000.00	902,000.00	50,000.00
02/01/2030	855,250.00	-	855,250.00	904,600.00	49,350.00
02/01/2031	856,750.00	-	856,750.00	906,000.00	49,250.00
02/01/2032	851,500.00	-	851,500.00	901,200.00	49,700.00
02/01/2033	859,750.00	-	859,750.00	905,400.00	45,650.00
02/01/2034	855,750.00	-	855,750.00	903,200.00	47,450.00
02/01/2035	-	-	-	904,800.00	904,800.00
Total	**$7,699,844.44**	**$355,700.00**	**$8,055,544.44**	**$9,393,300.00**	**$1,337,755.56**

PV Analysis Summary (Net to Net)

Gross PV Debt Service Savings.....	1,028,416.39
Net PV Cashflow Savings @ 3.217%(Bond Yield).....	1,028,416.39
Transfers from Prior Issue DSR Fund.....	(876,195.34)
Contingency or Rounding Amount.....	2,238.99
Net Present Value Benefit	$154,460.04
Net PV Benefit / $7,625,910.29 PV Refunded Debt Service	2.025%
Net PV Benefit / $7,330,000 Refunded Principal...	2.107%
Net PV Benefit / $6,080,000 Refunding Principal..	2.540%

Refunding Bond Information

Refunding Dated Date	1/30/2025
Refunding Delivery Date	1/30/2025

***Net D/S Excludes: DSR**

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025
Current Refunding of Series 2015B

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
02/01/2025	-	-	-	-
02/01/2026	550,000.00	5.000%	304,844.44	854,844.44
02/01/2027	580,000.00	5.000%	276,500.00	856,500.00
02/01/2028	610,000.00	5.000%	247,500.00	857,500.00
02/01/2029	635,000.00	5.000%	217,000.00	852,000.00
02/01/2030	670,000.00	5.000%	185,250.00	855,250.00
02/01/2031	705,000.00	5.000%	151,750.00	856,750.00
02/01/2032	735,000.00	5.000%	116,500.00	851,500.00
02/01/2033	780,000.00	5.000%	79,750.00	859,750.00
02/01/2034	815,000.00	5.000%	40,750.00	855,750.00
Total	**$6,080,000.00**	**-**	**$1,619,844.44**	**$7,699,844.44**

Yield Statistics

Bond Year Dollars	$32,396.89
Average Life	5.328 Years
Average Coupon	5.0000000%
Net Interest Cost (NIC)	3.6090828%
True Interest Cost (TIC)	3.4356899%
Bond Yield for Arbitrage Purposes	3.2165213%
All Inclusive Cost (AIC)	3.6953348%

IRS Form 8038

Net Interest Cost	3.0909859%
Weighted Average Maturity	5.406 Years

Preliminary

$9,000,000

Economic Development Authority of the City of Chaska, Minnesota

Lease Revenue Bonds, Series 2015B

The Park Project

Debt Service To Maturity And To Call

Date	Refunded Bonds	Refunded Interest	D/S To Call	Principal	Coupon	Interest	Refunded D/S
01/30/2025	-	-	-	-	-	-	-
02/01/2025	-	-	-	-	4.000%	-	-
03/05/2025	7,330,000.00	27,691.11	7,357,691.11	-	-	-	-
08/01/2025	-	-	-	-	-	146,600.00	146,600.00
02/01/2026	-	-	-	610,000.00	4.000%	146,600.00	756,600.00
08/01/2026	-	-	-	-	-	134,400.00	134,400.00
02/01/2027	-	-	-	635,000.00	4.000%	134,400.00	769,400.00
08/01/2027	-	-	-	-	-	121,700.00	121,700.00
02/01/2028	-	-	-	660,000.00	4.000%	121,700.00	781,700.00
08/01/2028	-	-	-	-	-	108,500.00	108,500.00
02/01/2029	-	-	-	685,000.00	4.000%	108,500.00	793,500.00
08/01/2029	-	-	-	-	-	94,800.00	94,800.00
02/01/2030	-	-	-	715,000.00	4.000%	94,800.00	809,800.00
08/01/2030	-	-	-	-	-	80,500.00	80,500.00
02/01/2031	-	-	-	745,000.00	4.000%	80,500.00	825,500.00
08/01/2031	-	-	-	-	-	65,600.00	65,600.00
02/01/2032	-	-	-	770,000.00	4.000%	65,600.00	835,600.00
08/01/2032	-	-	-	-	-	50,200.00	50,200.00
02/01/2033	-	-	-	805,000.00	4.000%	50,200.00	855,200.00
08/01/2033	-	-	-	-	-	34,100.00	34,100.00
02/01/2034	-	-	-	835,000.00	4.000%	34,100.00	869,100.00
08/01/2034	-	-	-	-	-	17,400.00	17,400.00
02/01/2035	-	-	-	870,000.00	4.000%	17,400.00	887,400.00
Total	**$7,330,000.00**	**$27,691.11**	**$7,357,691.11**	**$7,330,000.00**	**-**	**$1,707,600.00**	**$9,037,600.00**

Yield Statistics

Base date for Avg. Life & Avg. Coupon Calculation	1/30/2025
Average Life	5.827 Years
Average Coupon	3.9980931%
Weighted Average Maturity (Par Basis)	5.827 Years
Weighted Average Maturity (Original Price Basis)	5.771 Years

Refunding Bond Information

Refunding Dated Date	1/30/2025
Refunding Delivery Date	1/30/2025

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025

Current Refunding of Series 2015B

Current Refunding Escrow

Date	Principal	Rate	Interest	Receipts	Disbursements	Cash Balance
01/30/2025	-	-	-	0.25	-	0.25
03/05/2025	7,326,570.00	4.560%	31,120.86	7,357,690.86	7,357,691.11	-
Total	**$7,326,570.00**	**-**	**$31,120.86**	**$7,357,691.11**	**$7,357,691.11**	**-**

Investment Parameters

Investment Model [PV, GIC, or Securities]	Securities
Default investment yield target	Unrestricted
Cash Deposit	0.25
Cost of Investments Purchased with Bond Proceeds	7,326,570.00
Total Cost of Investments	$7,326,570.25
Target Cost of Investments at bond yield	$7,334,900.76
Actual positive or (negative) arbitrage	8,330.51
Yield to Receipt	4.4076467%
Yield for Arbitrage Purposes	3.2165213%
State and Local Government Series (SLGS) rates for	12/09/2024

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025

Current Refunding of Series 2015B

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	Dollar Price
02/01/2026	Serial Coupon	5.000%	3.140%	550,000.00	101.821%	560,015.50
02/01/2027	Serial Coupon	5.000%	2.930%	580,000.00	103.997%	603,182.60
02/01/2028	Serial Coupon	5.000%	2.970%	610,000.00	105.790%	645,319.00
02/01/2029	Serial Coupon	5.000%	3.020%	635,000.00	107.412%	682,066.20
02/01/2030	Serial Coupon	5.000%	3.060%	670,000.00	108.935%	729,864.50
02/01/2031	Serial Coupon	5.000%	3.150%	705,000.00	110.046%	775,824.30
02/01/2032	Serial Coupon	5.000%	3.250%	735,000.00	110.881%	814,975.35
02/01/2033	Serial Coupon	5.000%	3.330%	780,000.00	111.647%	870,846.60
02/01/2034	Serial Coupon	5.000%	3.400%	815,000.00	112.319%	915,399.85
Total	**-**	**-**	**-**	**$6,080,000.00**	**-**	**$6,597,493.90**

Bid Information

Par Amount of Bonds	$6,080,000.00
Reoffering Premium or (Discount)	517,493.90
Gross Production	$6,597,493.90
Total Underwriter's Discount (1.100%)	$(66,880.00)
Bid (107.411%)	6,530,613.90
Total Purchase Price	$6,530,613.90
Bond Year Dollars	$32,396.89
Average Life	5.328 Years
Average Coupon	5.0000000%
Net Interest Cost (NIC)	3.6090828%
True Interest Cost (TIC)	3.4356899%

Preliminary

$9,000,000

Economic Development Authority of the City of Chaska, Minnesota

Lease Revenue Bonds, Series 2015B

The Park Project

Total Refunded Debt Service

Date	Principal	Coupon	Interest	Total P+I
08/01/2025	-	-	146,600.00	146,600.00
02/01/2026	610,000.00	4.000%	146,600.00	756,600.00
08/01/2026	-	-	134,400.00	134,400.00
02/01/2027	635,000.00	4.000%	134,400.00	769,400.00
08/01/2027	-	-	121,700.00	121,700.00
02/01/2028	660,000.00	4.000%	121,700.00	781,700.00
08/01/2028	-	-	108,500.00	108,500.00
02/01/2029	685,000.00	4.000%	108,500.00	793,500.00
08/01/2029	-	-	94,800.00	94,800.00
02/01/2030	715,000.00	4.000%	94,800.00	809,800.00
08/01/2030	-	-	80,500.00	80,500.00
02/01/2031	745,000.00	4.000%	80,500.00	825,500.00
08/01/2031	-	-	65,600.00	65,600.00
02/01/2032	770,000.00	4.000%	65,600.00	835,600.00
08/01/2032	-	-	50,200.00	50,200.00
02/01/2033	805,000.00	4.000%	50,200.00	855,200.00
08/01/2033	-	-	34,100.00	34,100.00
02/01/2034	835,000.00	4.000%	34,100.00	869,100.00
08/01/2034	-	-	17,400.00	17,400.00
02/01/2035	870,000.00	4.000%	17,400.00	887,400.00
Total	**$7,330,000.00**	**-**	**$1,707,600.00**	**$9,037,600.00**

Yield Statistics

Base date for Avg. Life & Avg. Coupon Calculation	1/30/2025
Average Life	5.827 Years
Average Coupon	3.9980931%
Weighted Average Maturity (Par Basis)	5.827 Years
Weighted Average Maturity (Original Price Basis)	5.771 Years

Refunding Bond Information

Refunding Dated Date	1/30/2025
Refunding Delivery Date	1/30/2025

Preliminary

$6,080,000

EDA of the City of Chaska, Minnesota

Lease Revenue Refunding Bonds, Series 2025
Current Refunding of Series 2015B

Summary Of Bonds Refunded

Issue	Maturity	Type	of Bond	Coupon	Maturity Value	Call Date	Call Price
Dated 4/15/2015 | Delivered 4/15/2015							
2015B Lease Rev Bonds - PS (EDA)	02/01/2026	Serial	Coupon	4.000%	610,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2027	Serial	Coupon	4.000%	635,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2028	Term 1	Coupon	4.000%	660,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2029	Term 1	Coupon	4.000%	685,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2030	Term 2	Coupon	4.000%	715,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2031	Term 2	Coupon	4.000%	745,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2032	Term 3	Coupon	4.000%	770,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2033	Term 3	Coupon	4.000%	805,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2034	Term 4	Coupon	4.000%	835,000	03/05/2025	100.000%
2015B Lease Rev Bonds - PS (EDA)	02/01/2035	Term 4	Coupon	4.000%	870,000	03/05/2025	100.000%
Subtotal	-			-	**$7,330,000**	-	-
Total	-			-	**$7,330,000**	-	-

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Authorize Agreement with Vertosoft for OpenGov**

Reviewed By: Pete Wyffels, Electric Director
Andrew Romine, Assistant Electric Director

Prepared By: Noel Graczyk, Administrative Services Director

Background

The 2024 Budget includes a first-year appropriation in the Electric Fund to select and implement an Asset Management system that also provides Workflow support for use by both the Electric and Utility Billing staff. In 2024, staff within the Electric Department identified Asset Management and Workflow applications from OpenGov as having the best fit based on available features, needs as addressed by each module, and price. It was also identified as part of ongoing Eaton AMI implementation that a workflow system will be needed by the City to efficiently maintain meters for utility billing accounts after the initial deployment of the new Eaton AMI system is completed.

These two initial modules from OpenGov will be acquired using a vendor contract that has been previously bid by Sourcewell, a cooperative purchasing group. By making this purchase using a Sourcewell contract, the City will be following State Statutory purchasing requirements.

The current vendor awarded a contract by Sourcewell for OpenGov products is Vertosoft. A pricing proposal from Vertosoft is for one year (1/1/2025 to 12/31/2025) and is as follows.

Asset Management	$ 30,400
Enterprise ERP Integration	$ 4,750
Total Annual	$ 35,150
Professional Services, Deployment	$ 85,608
Estimated Travel Reimbursement (not to exceed)	$ 2,400
Total first year costs	$123,158

First year pricing from Vertosoft is based on a three-year term. A one-year agreement is proposed to ensure deployment and implementation are completed within the first year, prior to any renewal. The following documents related to the use of OpenGov modules are attached.

1. Vertosoft OpenGov Quote
2. OpenGov End User License Agreement (as referenced in the Quote)
3. OpenGov Statement of Work for City of Chaska Implementation - Draft
4. Summary of OpenGov Asset Management and Workflow features

Staff Recommendation

Staff from the Electric Department, Utility Billing, and Information Technology all recommend the deployment and implementation of the Asset Management and Workflow modules from OpenGov, in accordance with the proposed draft of the Statement of Work. A one year instead of a three-year agreement provides the City with the ability to address any deployment needs prior to any

renewal for future years.

City Council Action Requested

Motion to authorize the City Administrator to issue a Purchase Order to Vertosoft to deploy and implement Asset Management and Workflow applications from OpenGov and to also authorize the City Administrator and Electric Director to execute documents related to this OpenGov deployment.

1602 Village Market Blvd SE, Suite 320
Leesburg, VA20175 USA

Cage Code: 7QV38
UEI Number Y7D5MXRU2839
DUNS# 080431574
Federal Tax ID: 81-3911287
Business Size: Small Business

Date: 12/5/2024, 4:05 PM

Phone: 571 707-4130
Fax: 571-291-4119
Email: sales@vertosoft.com

Vertosoft Contact: Carly Moore
Phone: (540) 998-8361
Email: carly.moore@vertosoft.com

OpenGov Quote for City of Chaska, MN

Contract: Sourcewell: 060624-VTO

Quote #: Q-09214
Expires On: 12/31/2024

Ship To
City of Chaska, MN
Pete Wyffels
pwyffels@chaskamn.gov

Quote For:
Name:
Company: City of Chaska, MN
Email:
Phone:

PAYMENT TERMS	DELIVERY METHOD	PAYMENT METHOD	VERTOSOFT CUST ID	SUPPLIER REF #
Net 30	Electronic	Check/ACH/Credit Card		

Overall POP Start Date: 1/1/2025
Overall POP End Date: 12/31/2025

01/01/2025-12/31/2025

PART #	DESCRIPTION	QTY	UNIT PRICE	EXTENDED
OG-TWAQ-B80100M-AR-1Y	Asset Management - Between $80-100 Million - 1Y	1.00	$30,400.00	$30,400.00
OG-SWBS-B80100M-AR-1Y	Enterprise Integration - Between $80-100 Million - 1Y	1.00	$4,750.00	$4,750.00
OG-PSBG-B80100M-OT-0Y	Professional Services Deployment - Prepaid - Between $80-100 Million - 0Y	369.00	$232.00	$85,608.00
			01/01/2025-12/31/2025 TOTAL:	$120,758.00

Billed Quarterly as Incurred and Not to Exceed

PART #	DESCRIPTION	QTY	UNIT PRICE	EXTENDED
OG-Travel-Expense-Reimb	OpenGov - designed for reimbursable travel expenditures. **Estimate expense	2,400.00	$1.00	$2,400.00
			Billed Quarterly as Incurred and Not to Exceed TOTAL:	$2,400.00

TOTAL: $123,158.00

Quote Terms

By purchasing the products and services described in this order form, the Customer is expressly agreeing to the End User Agreement published at https://www.vertosoft.com/terms-and-conditions-opengov

Taxes: Sales tax shall be added at the time of an invoice, unless a copy of a valid tax exemption or resale certificate is provided.
Credit Card Orders: Additional fees may apply if paying by credit card.

All Purchase Orders must include: End User Name, Phone Number, Email Address, Purchase Order Number, Government Contract Number or Our Quote Number, Bill-To and Ship-To Address (Cannot ship to a PO Box), Period of Performance (if applicable), and a Signature of a duly Authorized Representative.

OpenGov End User License Agreement

This End User License Agreement (this "Agreement") is made between OpenGov, Inc., a Delaware corporation ("OpenGov"), and the customer listed on the signature block below ("Customer"). Customer is purchasing OpenGov services through an authorized reseller ("Reseller"). This Agreement, which takes effect on the date of the last signature below ("Effective Date"), sets forth the terms under which Customer may use OpenGov's hosted software services.

1. Definitions

1.1. "Customer Data" means data that is provided by Customer to OpenGov pursuant to this Agreement (for example, by email or through Customer's software systems of record). Customer Data does not include any confidential personally identifiable information.

1.2. "Documentation" means materials produced by OpenGov that provide information about OpenGov's software products and systems. Customers may access the most up-to-date Documentation on the Customer Resource Center page at opengov.zendesk.com.

1.3. "Intellectual Property Rights" means all intellectual property rights including all past, present, and future rights associated with works of authorship, including exclusive exploitation rights, copyrights, and moral rights, trademark and trade name rights and similar rights, trade secret rights, patent rights, and any other proprietary rights in intellectual property of every kind and nature.

1.4. "Order Form" means the document used between the Reseller and the Customer to purchase specified OpenGov services.

1.5. "Party" (or "Parties") refers to OpenGov and/or Customer. For the avoidance of doubt, Reseller is not a Party to this Agreement.

1.6. "Subscription Term" means the period from the start date of the Software Services specified on the first Order Form to the last end date of the Software Services specified on any Order Form.

2. Software Services, Support, and Professional Services

2.1. Software Services. Subject to the terms and conditions of this Agreement, OpenGov will use commercially reasonable efforts to provide the commercial off-the-shelf software solutions identified in the applicable Order Form ("Software Services").

2.2. Support and Service Levels. Customer support is available by email to support@opengov.com or by using the chat messaging functionality of the Software Services, both of which are available during OpenGov's standard business hours. Customer may report issues any time. However, OpenGov will address issues during business hours. OpenGov will provide support for the Software Services in accordance with the Support and Software Service Levels found at opengov.com/service-sla, as long as Customer is entitled to receive support under the applicable Order Form and

this Agreement.

2.3. Professional Services. If OpenGov or its authorized independent contractors provides professional services to Customer through Reseller, such as implementation services, then OpenGov will specify the professional services ("Professional Services") in an applicable statement of work ("SOW"). Unless otherwise specified in a SOW, any pre-paid professional services must be utilized within one year from the Effective Date.

3. Restrictions and Responsibilities

3.1. Restrictions. Customer may not use the Software Services in any manner or for any purpose other than as expressly permitted by the Agreement and Documentation. In addition, Customer shall not, and shall not permit or enable any third party to: (a) use or access any of the Software Services to build a competitive product or service; (b) modify, disassemble, decompile, reverse engineer or otherwise make any derivative use of the Software Services (except to the extent applicable laws specifically prohibit such restriction); (c) sell, license, rent, lease, assign, distribute, display, host, disclose, outsource, copy or otherwise commercially exploit the Software Services; (d) perform or disclose any benchmarking or performance testing of the Software Services; (e) remove any proprietary notices included with the Software Services; (f) use the Software Services in violation of applicable law; or (g) transfer any confidential personally identifiable information to OpenGov or the Software Services platform.

3.2. Responsibilities. Customer shall be responsible for obtaining and maintaining computers and third party software systems of record (such as Customer's ERP systems) needed to connect to, access or otherwise use the Software Services. Customer also shall be responsible for: (a) ensuring that such equipment is compatible with the Software Services, (b) maintaining the security of such equipment, user accounts, passwords and files, and (c) all uses of Customer user accounts by any party other than OpenGov.

4. Intellectual Property Rights; License Grants; Access to Customer Data

4.1. Software Services. OpenGov owns all interests and Intellectual Property Rights in the Software Services. The look and feel of the Software Services, including any custom fonts, graphics and button icons, are the property of OpenGov. Customer may not copy, imitate, or use them, in whole or in part, without OpenGov's prior written consent. Subject to Customer's obligations under this Agreement, OpenGov grants Customer a non-exclusive, royalty-free license during the Subscription Term to use the Software Services.

4.2. Customer Data. Customer Data and the Intellectual Property Rights therein belong to the Customer. Customer grants OpenGov and its partners (such as hosting providers) a non-exclusive, royalty-free license to use, store, edit, and reformat the Customer Data for the purpose of providing the Software Services. Customer further agrees that OpenGov and its partners may use aggregated, anonymized Customer Data for purposes of sales, marketing, business development, product enhancement, customer service,

and data analysis. Insights gleaned from aggregated, anonymized Customer Data will belong to OpenGov.

4.3. Access to Customer Data. Customer may download the Customer Data from the Software Services at any time during the Subscription Term, excluding during routine software maintenance periods. OpenGov has no obligation to return Customer Data to Customer.

4.4. Deletion of Customer Data. Unless otherwise requested pursuant to this Section 4.4, upon the termination of this Agreement, the Customer Data shall be deleted pursuant to OpenGov's standard data deletion and retention practices. Upon written request, Customer may request deletion of Customer Data prior to the date of termination of this Agreement. Such a request must be addressed to "OpenGov Vice President, Customer Success" at OpenGov's address for notice in Section 10.2.

4.5. Feedback. "Feedback" means suggestions, comments, improvements, ideas, or other feedback or materials regarding the Software Services provided by Customer to OpenGov, including feedback provided through online developer community forums. Customer grants OpenGov a non-exclusive, royalty-free, irrevocable, perpetual, worldwide license to use and incorporate into the Software Services and Documentation Customer's Feedback. OpenGov will exclusively own any improvements or modifications to the Software Services and Documentation based on or derived from any of Customer's Feedback including all Intellectual Property Rights in and to the improvements and modifications.

5. Confidentiality

5.1. "Confidential Information" means all confidential business, technical, and financial information of the disclosing Party that is marked as "Confidential" or an equivalent designation or that should reasonably be understood to be confidential given the nature of the information and/or the circumstances surrounding the disclosure. OpenGov's Confidential Information includes, without limitation, the software underlying the Software Services, and all Documentation.

5.2. Confidential Information does not include: (a) data that the Customer has previously released to the public; (b) data that Customer would be required to release to the public upon request under applicable federal, state, or local public records laws; (c) Customer Data that Customer requests OpenGov make available to the public in conjunction with the Software Services; (d) information that becomes publicly known through no breach by either Party; (e) information that was rightfully received by a Party from a third Party without restriction on use or disclosure; or (f) information independently developed by the receiving Party without access to the disclosing Party's Confidential Information.

5.3. Each Party agrees to obtain prior written consent before disclosing any of the other Party's Confidential Information. Each Party further agrees to use the other's Confidential Information only in connection with this Agreement. Each Party further agrees to protect the other Party's Confidential Information using the measures that it

employs with respect to its own Confidential Information of a similar nature, but in no event with less than reasonable care. If a Party is required to disclose Confidential Information by law or court order, they must notify the other Party in writing before making the disclosure to give the other Party an opportunity to oppose or limit the disclosure.

6. Term and Termination

6.1. Subscription Term. This Agreement commences when the Parties execute this Agreement and continues until the last end date of the Software Services specified on the Order Form, unless sooner terminated pursuant to Section 6.3.

6.2. Renewal. This Agreement will renew if Customer enters another Order Form for the Software Services and/or additional Professional Services before the end of the Subscription Term.

6.3. Termination. If either Party materially breaches any term of this Agreement and fails to cure such breach within 30 days after receiving written notice by the non-breaching Party the non-breaching Party may terminate this Agreement. Neither Party shall have the right to terminate this Agreement early without a legally valid cause.

6.4. Effect of Termination. Upon termination of this Agreement pursuant to Section 6.1, 6.2, or 6.3: (a) Customer shall pay in full for all Software Services and Professional Services performed up to the date of termination or expiration, (b) OpenGov shall stop providing Software Services and Professional Services to Customer; and (c) each Party shall (at the other Party's option) return or delete any of the other Party's Confidential Information in its possession.

7. Payment of Fees

7.1. Fees for Software Services are due at the beginning of each year of the Subscription Term, and Customer must timely pay all applicable fees to Reseller to avoid interruption of the Software Services. Fees for Professional Services are due in advance, unless indicated otherwise in the Order Form.

8. Representations and Warranties; Disclaimer

8.1. By OpenGov.

8.1.1. General Warranty. OpenGov represents and warrants that it has all right and authority necessary to enter into and perform this Agreement.

8.1.2. Professional Services Warranty. OpenGov further represents and warrants that the Professional Services, if any, will be performed in a professional and workmanlike manner in accordance with the related SOW and generally prevailing industry standards. For any breach of the Professional Services warranty, Customer's exclusive remedy and OpenGov's entire liability will be the re-performance of the applicable services. If OpenGov is unable to re-perform such work as warranted, Customer will be entitled to recover all fees paid to OpenGov for the deficient work. Customer must give written notice of any claim under this warranty to OpenGov

within 90 days of performance of such work to receive such warranty remedies.

8.1.3. Software Services Warranty. OpenGov further represents and warrants that for a period of 90 days after the subscription start date specified in the Order Form, the Software Services will perform in all material respects in accordance with the Documentation. The foregoing warranty does not apply to any Software Services that have been used in a manner other than as set forth in the Documentation and authorized under this Agreement. OpenGov does not warrant that the Software Services will be uninterrupted or error-free. Customer must give written notice of any claim under this warranty to OpenGov during the Subscription Term. OpenGov's entire liability for any breach of the foregoing warranty is to repair or replace any nonconforming Software Services so that the affected portion of the Software Services operates as warranted or, if OpenGov is unable to do so, terminate the license for such Software Services and refund the pre-paid, unused portion of the fee for such Software Services to the Reseller.

8.2. By Customer. Customer represents and warrants that (a) it has all right and authority necessary to enter into and perform this Agreement; and (b) OpenGov's use of the Customer Data pursuant to this Agreement will not infringe, violate or misappropriate the Intellectual Property Rights of any third party.

8.3. Disclaimer. OPENGOV DOES NOT WARRANT THAT THE SOFTWARE SERVICES WILL BE UNINTERRUPTED OR ERROR FREE; NOR DOES IT MAKE ANY WARRANTY AS TO THE RESULTS THAT MAY BE OBTAINED FROM USE OF THE SOFTWARE SERVICES. EXCEPT AS SET FORTH IN THIS SECTION 8, THE SOFTWARE SERVICES ARE PROVIDED "AS IS" AND OPENGOV DISCLAIMS ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, IMPLIED WARRANTIES OF MERCHANTABILITY, TITLE, FITNESS FOR A PARTICULAR PURPOSE, AND NON-INFRINGEMENT.

9. Limitation of Liability

9.1. By Type. NEITHER OPENGOV NOR CUSTOMER, NOR THEIR SUPPLIERS, OFFICERS, AFFILIATES, REPRESENTATIVES, CONTRACTORS OR EMPLOYEES, SHALL BE RESPONSIBLE OR LIABLE WITH RESPECT TO ANY SUBJECT MATTER OF THIS AGREEMENT UNDER ANY CONTRACT, NEGLIGENCE, STRICT LIABILITY, OR OTHER THEORY: (A) FOR ERROR OR INTERRUPTION OF USE OR FOR LOSS OR INACCURACY OF DATA OR COST OF PROCUREMENT OF SUBSTITUTE GOODS OR SERVICES OR LOSS OF BUSINESS; (B) FOR ANY INDIRECT, EXEMPLARY, PUNITIVE, INCIDENTAL, SPECIAL, OR CONSEQUENTIAL DAMAGES; OR (C) FOR ANY MATTER BEYOND A PARTY'S REASONABLE CONTROL, EVEN IF SUCH PARTY HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH LOSS OR DAMAGE.

9.2. By Amount. IN NO EVENT SHALL EITHER PARTY'S AGGREGATE, CUMULATIVE LIABILITY FOR ANY CLAIMS ARISING OUT OF OR IN ANY WAY RELATED TO THIS AGREEMENT EXCEED THE FEES PAID FOR THE SOFTWARE SERVICES UNDER THE APPLICABLE ORDER FORM IN THE 12 MONTHS PRIOR TO THE ACT THAT GAVE RISE TO THE LIABILITY.

9.3. Limitation of Liability Exclusions. The limitations of liability set forth in Sections 9.1 and 9.2 above do not apply to, and each Party accepts liability to the other for: (a) claims based on either Party's intentional breach of its obligations set forth in Section 5 (Confidentiality), (b) claims arising out of fraud or willful misconduct by either Party and (c) either Party's infringement of the other Party's Intellectual Property Rights.

9.4. No Limitation of Liability by Law. Because some jurisdictions do not allow liability or damages to be limited to the extent set forth above, some of the above limitations may not apply to Customer.

10. Miscellaneous

10.1. Logo Use. OpenGov shall have the right to use and display Customer's logos and trade names for marketing and promotional purposes for OpenGov's website and marketing materials, subject to Customer's trademark usage guidelines provided to OpenGov.

10.2. Notice. Ordinary day-to-day operational communications may be conducted by email, live chat or telephone. However, for notices, including legal notices, required by the Agreement (in sections where the word "notice" appears) the Parties must communicate more formally in a writing sent via USPS certified mail and via email. OpenGov's addresses for notice are: OpenGov, Inc., 6525 Crown Blvd #41340, San Jose, CA 95160, and legal@opengov.com.

10.3. Anti-corruption. Neither OpenGov nor any of its employees or agents has offered or provided any illegal or improper payment, gift, or transfer of value in connection with this Agreement. The Parties will promptly notify each other if they become aware of any violation of any applicable anti-corruption laws in connection with this Agreement.

10.4. Injunctive Relief. The Parties acknowledge that any breach of the confidentiality provisions or the unauthorized use of a Party's intellectual property may result in serious and irreparable injury to the aggrieved Party for which damages may not adequately compensate the aggrieved Party. The Parties agree, therefore, that, in addition to any other remedy that the aggrieved Party may have, it shall be entitled to seek equitable injunctive relief without being required to post a bond or other surety or to prove either actual damages or that damages would be an inadequate remedy.

10.5. Force Majeure. Neither Party shall be held responsible or liable for any losses arising out of any delay or failure in performance of any part of this Agreement due to any act of god, act of governmental authority, or due to war, riot, labor difficulty, failure of performance by any third-party service, utilities, or equipment provider, or any other cause beyond the reasonable control of the Party delayed or prevented from performing.

10.6. Severability; Waiver. If any provision of this Agreement is found to be unenforceable or invalid, that provision will be limited or eliminated to the minimum extent necessary so that this Agreement will otherwise remain in full force and effect and enforceable. Any express waiver or failure to exercise promptly any right under this Agreement will not create a continuing waiver or any expectation of non-enforcement.

10.7. Survival. The following sections of this Agreement shall survive termination: Section 5. (Confidentiality), Section 7 (Payment of Fees), Section 4.4 (Deletion of Customer Data), Section 8.3 (Warranty Disclaimer), Section 9 (Limitation of Liability) and Section 10 (Miscellaneous).

10.8. Assignment. There are no third-party beneficiaries to this Agreement. Except as set forth in this Section 10.8, neither party may assign, delegate, or otherwise transfer this Agreement or any of its rights or obligations to a third party without the other party's written consent, which consent may not be unreasonably withheld, conditioned, or delayed. Either party may assign, without such consent but upon written notice, its rights and obligations under this Agreement to its corporate affiliate or to any entity that acquires all or substantially all of its capital stock or its assets related to this Agreement, through purchase, merger, consolidation, or otherwise. Any other attempted assignment shall be void. This Agreement will benefit and bind permitted assigns and successors.

10.9. Independent Contractors. This Agreement does not create an agency, partnership, joint venture, or employment relationship, and neither party has any authority to bind the other.

10.10. Governing Law and Jurisdiction. This Agreement will be governed by the laws of the Customer's jurisdiction, without regard to conflict of laws principles. The parties submit to personal jurisdiction and venue in the courts of the Customer's jurisdiction.

10.11. Complete Agreement. OpenGov has made no other promises or representations to Customer other than those contained in this Agreement. Any modification to this Agreement must be in writing and signed by an authorized representative of each party.

Signature page to follow.

Signatures	
Customer: _____	**OpenGov, Inc.**
Signature: _____	Signature: _____
Name: _____	Name: _____
Title: _____	Title: _____
Date: _____	Date: _____

Statement of Work

City of Chaska, MN

Creation Date:11/13/2024
SoW Expiration Date: 2/23/2025
Document Number: PS-07173.1
Created by: Jennifer Nordin

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OpenGov Statement of Work

This Statement of Work ("SOW") identifies services that OpenGov will perform for City of Chaska, MN ("Customer") pursuant to the order for OpenGov Professional Services. This SOW may not be modified or amended except in a written agreement signed by a duly authorized representative of each party. The OpenGov Responsibilities section of this document can be found in Exhibit 1: Implementation Activities. Any additional services or support not detailed in Exhibit 1 will be considered out of scope.

1. Project Scope

   Under this project, OpenGov will deliver cloud based solutions (detailed list in "Exhibit 1"). OpenGov's estimated charges and schedule are based on performance of the activities listed in the "OpenGov Responsibilities" section below. Deviations that arise during the project will be managed through the procedure described in Section 14.

2. Adjustments to the Project Scope, Estimated Schedule, Charges and other Terms

   Adjustments to the deliverables in Exhibit 1 may include charges on a time-and-materials or fixed-fee basis using OpenGov's standard rates.

3. Project Delivery

   3.1. OpenGov will perform the work under this SOW remotely unless explicitly identified below.

   3.1.1. OpenGov will provide one (1) onsite trip for project-related activity which OpenGov determines would be best performed at the Customer's facility. Customer's facility must contain a conference room to accommodate the number of attendees, non-public wifi connection, and AV equipment for projecting OpenGov software on a screen visible to all participants.

   3.1.2. The Customer is responsible for paying travel expenses as incurred on a quarterly basis. It is estimated that the travel expenses will not exceed $2400. Written approval is required for any expenses above the estimate.

   3.2. OpenGov will use personnel and resources located across the United States, and may also include OpenGov-trained implementation partners to support the delivery of services.

4. Project Understanding

   4.1. Deviations that arise during the proposed project will be managed through the Change Order Process (as defined in Section 14), and may result in adjustments to the Project Scope, Estimated Schedule, Charges, and/or other terms.

4.2. The OpenGov Suites are not customized beyond current capacities based on the latest release of the software. Implementation of any custom modification or integration developed by OpenGov; Customer internal staff; or any third-party is not included in the scope of this project unless specifically listed in Exhibit 1.
4.3. Customer is responsible for providing appropriate time and resources to the project to meet deliverables as outlined in the project plan.
4.4. Data conversion services from other software system(s) or sources are not included in the scope of this project unless specifically listed in Exhibit 1.

5. OpenGov Responsibilities

5.1. OpenGov will provide project management for the OpenGov responsibilities in this SOW. This provides direction to OpenGov project personnel and a shared framework for project planning, communications, reporting, procedural and contractual activity.

5.2. OpenGov will review the Project Plan with Customer's Project Manager and key stakeholders to ensure alignment on agreed upon timelines.

5.3. OpenGov will maintain project communications through Customer's Project Manager.

5.4. OpenGov will establish documentation and procedural standards for deliverable materials.

5.5. OpenGov will assist Customer's Project Manager to prepare and maintain the Project Plan for the performance of this SOW which will include the activities, tasks, assignments, and project milestones identified in Exhibit 1.

6. Project Tracking and Reporting

6.1. OpenGov will review project tasks, schedules, and resources and make changes or additions, as appropriate. OpenGov will measure and evaluate progress against the Project Plan with Customer's Project Manager.

6.2. OpenGov will work with Customer's Project Manager to address and resolve deviations from the Project Plan.

6.3. OpenGov will conduct regularly scheduled project status meetings.

6.4. OpenGov will administer the Change Order Process with the Customer's Project Manager.

6.5. Deliverable Materials:

- 6.5.1. Weekly status reports
- 6.5.2. Project Plan
- 6.5.3. Project Charter, defining project plan and Go-live date
- 6.5.4. Risk, Action, Issues and Decisions Register (RAID)

6.6. Deliverable Sign-Off: OpenGov requests Sign-Offs at various deliverables during the implementation of the project. Once the Customer has signed-off on a deliverable, any additional changes requested by Customer on that deliverable will require a paid change order for additional hours for OpenGov to complete the requested changes.

7. Communication and Escalation Procedure

7.1. Active engagement throughout the implementation process is the foundation of a successful deployment. To help assess progress, address questions, and minimize risk during the course of deployment, both parties agree to the following:

7.1.1. Regular communication aligned to the agreed upon Project Plan and timing.

7.1.2. OpenGov expects our customers to raise questions or concerns as soon as they arise. OpenGov will do the same, in order to be able to address items when known.

7.2. Executive involvement

7.2.1. Executives may be called upon to clarify expectations and/or resolve confusion.

7.2.2. Executives may be needed to steer strategic items to maximize the value through the deployment.

7.3. Escalation Process

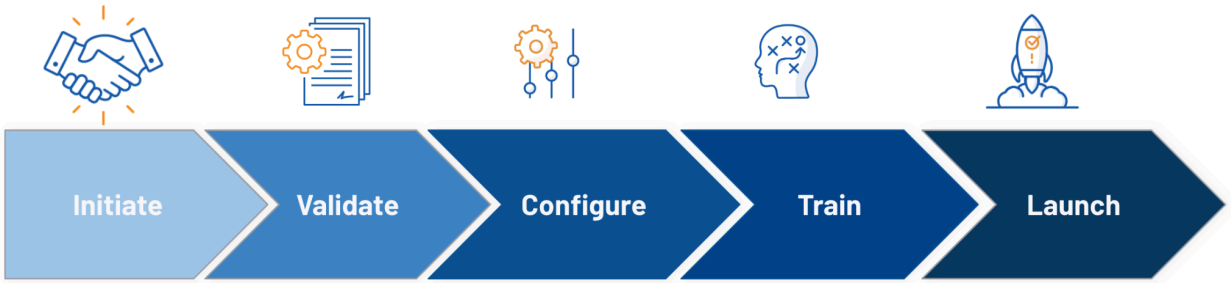
7.3.1. Identification of an issue impeding deployment progres or, outcome, that is not acceptable.

7.3.2. Customer or OpenGov Project Manager summarizes the problem statement and impasse.

7.3.3. Customer and OpenGov Project Managers jointly outline solution acceptance and OpenGov Project Manager will schedule an Executive Review Meeting, if necessary.

7.3.4. Resolution will be documented and signed off.

8. Opengov Implementation Methodology



Every OpenGov implementation will contain a structured methodology to properly plan and collaborate. The methodology consists of the following phases:

- Initiate
- Validate
- Configure
- Train
- Launch

8.1. Initiate

8.1.1. OpenGov will provide customer entity configuration.
8.1.2. OpenGov will provide system administrators creation.
8.1.3. This activity is complete when Customer has access to their site.
8.1.4. Customer will sign-off on product access to complete the Initiate Phase of the project.

8.2. Validate

8.2.1. OpenGov will create a Solution Blueprint.
8.2.2. OpenGov will confirm the Data Validation strategy.
8.2.3. This activity is complete when the Solution Blueprint is presented to Customer.
8.2.4. Customer will Sign-off on Initial Draft Solution Blueprint to complete the Validate Phase of the project.

8.3. Configure

8.3.1. OpenGov will configure the deliverables outlined in Exhibit 1.
8.3.2. This activity is complete when all deliverables in Exhibit 1 are configured.
8.3.3. Customer will provide Sign-off that all configuration deliverables have been completed and accepted. OpenGov will provide status and intermediate completion milestones as the project progresses to fully configured.

8.4. Train

8.4.1. Training will be provided in instructor-led virtual sessions unless otherwise specified in Exhibit 1.
8.4.2. OpenGov will provide Administrator training.
8.4.3. OpenGov will provide End User training (if listed in Exhibit 1).
8.4.4. Customer will Sign-off that training has been completed.

8.5. Launch

8.5.1. OpenGov will provide HyperAdopt support post Go-Live to ensure successful adoption.
8.5.2. Customer will Sign-off on the HyperAdopt phase of the project which will transition the project from active deployment to Customer Success.

9 . Customer Responsibilities

9.1. The completion of the proposed scope of work depends on the full commitment and participation of Customer's management and personnel. The Customer's Project Manager should have access to the appropriate Customer Subject Matter Expert personnel needed for the successful implementation of the project. The responsibilities listed in this section are in addition to the responsibilities specified in the Agreement and are to be provided at no charge to OpenGov. OpenGov's performance is predicated upon the following responsibilities being managed and fulfilled by Customer. Delays in performance of these responsibilities may result in a change order and/or delay of the completion of the project.
9.2. Provide the required data to OpenGov within five (5) days of the requests being made from the OpenGov Project Manager. The Customer will be responsible for any potential charges from third parties to access and provide the data.
9.3. Maintain the same format and access to data on an ongoing basis. Any changes to the underlying data or data source may require a change order or charge in the future.

10. Customer's Project Manager

10.1. Create, with OpenGov's assistance, the Project Charter for the performance of this SOW which will include the activities, tasks, assignments, milestones and estimates.

10.2. Manage Customer personnel and responsibilities for this project (for example: ensure personnel complete any self-paced training sessions, configuration, validation or user acceptance testing).

10.3. Identify and assign Subject Matter Experts (SME).

10.4. Serve as the communication liaison between OpenGov and Customer representatives participating in the project.

10.5. Participate in project status meetings.

10.6. Obtain and provide information, data, and decisions within ten (10) business days of OpenGov's request unless Customer and OpenGov agree in writing to a different response time.

10.7. Resolve deviations from the estimated schedule.

10.8. Help resolve project issues and escalate issues within Customer's organization, as necessary.

10.9. Administer the Change Order Process with the Project Manager, if applicable.

11. Acceptance Procedure

11.1. The completed items in Exhibit 1 will be submitted to the Customer's Project Manager.
11.2. Customer's Project Manager will have decision authority to approve/reject all

Project Criteria, Phase Acceptance and Engagement Acceptance.

11.3. Within five (5) business days of receipt, the Customer's Project Manager will either accept the Deliverable Material or provide OpenGov's Project Manager a written list of requested revisions. If OpenGov receives no response from the Customer's Project Manager within five (5) business days, then the Deliverable Material will be deemed accepted. The process will repeat for the requested revisions until acceptance.

11.4. All acceptance milestones and associated review periods will be tracked on the Project Plan.

11.5 Both OpenGov and Customer recognize that failure to complete tasks and respond to open issues may have a negative impact on the Project.

11.6. For any tasks not yet complete, OpenGov and/or Customer will provide sufficient resources to expedite completion of tasks to prevent negatively impacting the Project.

11.7. Excluding delays caused by a force majeure event, if OpenGov in good faith reasonably determines that Customer's personnel or contractors are not completing Customer's responsibilities described in the applicable SOW timely or accurately, OpenGov may place the Professional Services on hold after providing a minimum of seven days written notice to Customer. If OpenGov places a Customer on hold, OpenGov will ensure that Customer is made aware of its obligations necessary for OpenGov to continue performing the Professional Services in the on hold notice. Upon placing a customer on hold, OpenGov may, without penalty, suspend Professional Services to the Customer and reallocate resources until the Customer has fulfilled its obligations. OpenGov shall bear no liability or otherwise be responsible for delays in the provision of the Professional Services occasioned by Customer's failure to complete Customer's responsibilities.

12. Estimated Schedule

12.1. OpenGov will schedule resources after the signature of the order form is received. Unless specifically noted, the OpenGov assigned Project Manager will work with Customer Project Manager to develop the Project Charter for all requested deliverables under this SOW. OpenGov reserves the right to adjust the schedule based on the availability of OpenGov resources and/or Customer resources, and the timeliness of deliverables provided by the Customer.

12.2. The Services are currently estimated to start within two (2) weeks but no later than four (4) weeks from signatures on Order Forms.

13. Illustrative Project Timelines

13.1. The typical project timelines are for illustrative purposes only and may not reflect Customer's use cases. The order of delivery of the suite(s) will be determined during the project planning activities in the Initiate Phase.

EAM

Phase 1	Deliverable	Month 1	Month 2	Month 3	Month 4	Month 5	Month 6	Month 7	Month 8
Initiate	Project Preparation and Kick Off								
Validate	Requirements Gathering, Project Workbook								
Configure	Test conversion, Test integration, Start Up Data upload, GIS integrations								
Train	Train the Trainer, Advanced trainings, Weekly Q&A								
Launch	Go Live Readiness, Production Cut over, Go Live Support, Project Closure								
Customer is responsible for attending the kick off of each phase, providing any necessary data for each phase, participating in working sessions during active phases, and signing off on deliverables at the end of each phase.									

14. Change Order Process

14.1. This SOW and related efforts are based on the information provided and gathered by OpenGov. Customer acknowledges that changes to the scope may require additional effort or time, resulting in additional cost. Any change to scope must be agreed to in writing, by both Customer and OpenGov, and documented as such via a Change Order. No verbal agreement will be binding on OpenGov or Customer.

14.2. A Change Order is defined as work that is added to or deleted from the original scope of this SOW. Depending on the magnitude of the change, it may or may not alter the original contract amount or completion date. Changes might include but are not limited to:

14.2.1. Timeline for completion

14.2.2. Sign off process

14.2.3. Cost of change and/or invoice timing

14.2.4. Amending the SOW to correct an error

14.2.5 Extension of work as the complexity identified exceeds what was expected by Customer or OpenGov

14.2.6. Change in type of OpenGov resources to support the SOW

14.3.The approval process for a Change Order is as follows:

14.3.1.Identification and documentation of a need for modification to the scope of the project as defined in the Statement of Work and any subsequent change orders.

14.3.2. A Change Order is created and Customer and OpenGov review. The Customer will then provide Sign-off..

14.3.3. Change Order is incorporated into the Statement of Work and implemented.

Exhibit 1: Implementation Activities

Enterprise Asset Management

Use Cases Build for Enterprise Asset Management:

- Electrical

Initiate

OpenGov will:

- Setup a hosted, sandbox and production OpenGov Asset Management environment.
- Provide an overview, up to two (2) hours, of OpenGov and ArcGIS Online user-based logins and User/Role functionality.
- Provide a template file to be utilized by Customer staff to populate Roles and Users to be utilized for OpenGov Asset Management.
- Utilize the template to create users and roles in OpenGov Asset Management. (Note: Subsequent User and/or Role changes will be Customer administrator's responsibility.)
- Provide documentation and guidance, up to four (4) hours, for Customer technical GIS staff to configure Esri Basemap Services for OpenGov Asset Management integration. Guidance will be geared towards OpenGov Asset Management/Esri integration functionality and requirements.
- Setup the OpenGov Asset Management Platform, including the Request, Work, Resource, and Asset Management areas of the software. *Asset Management solutions will be setup for all solutions referenced in the Assets section of the scope unless otherwise noted.*
- Implement identity provider initiated SSO for Microsoft ADFS, Microsoft Azure AD, or Okta.

OpenGov Assumptions:

- OpenGov assumes that the customer is responsible for performing quality control measures on its data in EAM.

Completion Criteria:

- Project kicked off with an initial project timeline delivered.

Validate

OpenGov will:

- Provide a remote, up to twenty (20) hours, requirement gathering workshop to increase our understanding of Customer business and functional goals. Through workshops and interviews, OpenGov will identify best fit scenarios for OpenGov

Asset Management and provide a brief including any challenges as well as recommendations for OpenGov Asset Management best practices relevant to Customer implementation.

Completion Criteria:

- Completion of requirements gathering workshop.

Configure

Configurations

OpenGov will:

- Provide configuration services, including:
  - Up to ten (10) custom fields and up to two (2) custom layouts per asset type listed in the Assets section below
  - Up to thirty (30) custom fields and up to ten (10) custom layouts to be utilized in any of the shared areas of the system, such as Tasks
  - Up to twenty (20) automations
  - Up to twenty (20) preventative maintenance plans

OpenGov Assumptions:

- Implementation of any custom modification developed by OpenGov; your internal staff; or any third-party is not included in the scope of this project unless specifically listed above.

Data Services

OpenGov will:

- Provide one sandbox and one production data load service through standard import/export functionality. OpenGov will provide template documents for data population. Once populated by Customer staff, OpenGov will load the data into Customer sandbox or production OpenGov Asset Management environment. Data loads may include data such as:
  - Parent level asset records
  - Asset location (spatial x/y) attributes
  - Parent level resource (Labor, Equipment Material, Vendor) records
  - Resource Rate (Labor, Equipment, Material) records
  - Standard system libraries

OpenGov Assumptions:

- OpenGov assumes that the customer is responsible for performing quality control measures on its data in EAM.
- Data conversion services from other software system(s) or sources (including Navigator databases) are not included in the scope of this project unless specifically listed above.

Integrations

- OpenGov will provide a bi-directional integration service between 811 and OpenGov. The integration includes the following:
    - 811 Tickets (formatted as XML text files) are requested from a Google Gmail account.
    - Tasks are created in OpenGov from 811 Ticket Data.
    - This integration only adds Task records. Records are never updated.
    - When Tasks are completed in OMS the Positive Response will be updated in your 811 system
    - Integration Fields
        - Ticket Number→ OpenGov 811 Ticket
        - Ticket RevNum → OpenGov 811 Revision
        - District Code→ OpenGov 811 Member
        - Printable Text Information → OpenGov 811 Details
            - All values contained the XML ticket file will be:
        - Aggregated into printable text information and stored in 811 Details
        - Stored in HTML format version and attached to the record in OMS
        - OpenGov 811 Response Code → Positive Response
        - OpenGov 811 Response Comment (If required by state) à Positive Response Comment
        - 811 Response Status (Positive Response) →OpenGov 811 Response Status
        - 811 Response Results (Positive Response) → OpenGov 811 Response Results
        - OpenGov Fields set by Integration by default
            - Task ID: <ticket>-<revision>-<District Code>-<year>
            - Asset Type: Non-Asset
            - Activity: Utility Locates
            - Department: 811
            - Shape: Polygon if available, otherwise centroid.
            - Address Number: <TickAddress> \<Number>
            - Street: <TickAddress> \<Street> if already in Streets library.
            - Intersecting Street: <TickAddress> \<NearInt>, if already in Streets library.
            - Location Description: (doesn't require values to be in OMS libraries)
                - Address: 3330 TEMPLETON GAP RD Cross: CHAIN DR
                - Place: COLORADO SPRINGS County: EL PASO
                - Grids: 13S066W32NE 13S066W33NW
        - OpenGov Attachments
            - Original Ticket
            - Map URL if available in the ticket
            - Printable text as HTML
    - Errors are handled as such:
        - Any files with errors are skipped. The error files are moved to a folder labeled Other within the Gmail account for manually processing.
        - Errors can be reported via email using the standard 'If an automation fails send a notification' automation template within OMS.
        - All files not designated as 811 tickets are skipped but will not produce an error.
        - Duplicate records cause an error

- OpenGov will provide all services remotely via audio, video, and web conferences unless otherwise noted.
- The following service items are not included in the scope of this project:
  - Implementation of any custom modification or integration developed by OpenGov, your internal staff, or any third-party is not included in the scope of this project unless specifically listed above.
  - Data conversion services from other software system(s) or sources (including OpenGov Navigator databases) are not included in the scope of this project unless specifically listed above.
  - Any service items discussed during demonstrations, conference calls, or other events are not included in the scope of this project unless specifically listed above.

OpenGov Assumptions:

- If an API integration is included in scope, Customer is responsible for providing access to a test instance of the third party API including a URL, authentication credentials, and relevant documentation.
- Implementation of any custom modification or integration developed by OpenGov; your internal staff; or any third-party is not included in the scope of this project unless specifically listed above.

Assets

OpenGov will:

- Provide installation and training on the following asset types:
  - Up to 38 Custom Asset Type(s) to be determined during Requirements Gathering.

Completion Criteria:

- Customer sign-off on ability to login and access to the sandbox.

Train

Foundational Training

- Provide remote train-the-trainer training, up to two (2) hours, on overall system navigation and functionality to help familiarize Customer staff with the software environment and its common functions. Training topics include:
  - Dashboards
  - Standard KPI/ROI Gadgets
  - Logins/Permission
  - Layers
  - Filters
  - Maps

    - Grids
    - System Navigation
    - Views (List & Detail)
    - Standard Reports
    - Attachments
    - Requests, Work, Assets, Resources, Reports, and Administrator Tabs

- Provide remote train-the-trainer training, up to one (1) hour, for an overview of Preventative Maintenance Plans.

- Provide remote train-the-trainer training, up to one (1) hour, for an overview of Asset Condition Manager and Advanced Inspections.

- Provide remote train-the-trainer training, up to two (2) hours, for an overview of Reporting.

- Provide remote train-the-trainer training, up to two (2) hours, on OpenGov Asset Management Esri integration functionality. Training topics include:
    - OpenGov Asset Management Esri integration configuration options
    - Integration functionality (basemap and feature)
    - Overall Esri integration requirements, considerations, and OpenGov recommended best practices

- Provide remote train-the-trainer training, up to two (2) hours, on OpenGov Asset Builder. Training topics include:
    - OpenGov Asset Management Administrator
        - Structure Manager
        - Library Manager
        - Layout Manager
        - User/Role Configurations
    - OpenGov recommended best practices for expanding the system's use and/or building assets

OpenGov assumptions:

- OpenGov assumes that the customer is responsible for testing its workflows, automations, integrations, and configurations within the EAM and will update the configurations as part of its testing and training activities.

Train the Trainer Training Event

- Provide a two-day (2-day) onsite "train-the-trainer" training event. The training agenda will be defined and agreed upon by both OpenGov and Customer project manager. To avoid redundancy, and to utilize service time efficiently, training may cover a subset of the assets listed in the Asset section of the scope. Topics may include any of the following:
    - Request Management:
        - Requests

        - Requesters
        - Task Creation from Requests
        - Issue library (including settings such as Applies to Asset and Non-Location)
        - OpenGov recommended best practices for Request and Requester Management
    - Work Management:
        - Create Task(s)(Asset/Non-Asset)
        - Assignments (Add, Edit, Remove)
        - Task Menu Actions
        - Related Work Items
        - Create Work Order
        - Associate Task to WO
        - Repeat Work Orders
        - Work Order Menu Actions
        - Enter Resources
        - Timesheets
        - Activity library (including settings such as Applies to Asset, Inspection, Key Dates, Cost, and Productivity)
        - OpenGov recommended best practices for Work Management
    - Asset Management:
        - Asset Details
        - Preventative Maintenance Plans
        - Inspections
        - Linked assets (if applicable)
        - Container/Component Relationships (if applicable)
        - OpenGov recommended best practices for Asset Management
    - Resource Management:
        - Resource Details
        - Labor/Equipment Rates
        - Material Management (Stock, Usage, Adjustments)
        - Vendor Price Quotes
        - OpenGov recommended best practices for Resource Management
    - OpenGov Mobile:
        - Overall system functionality (Navigation, Interface, Maps, Attachments, Sorting)
        - Work Management
            - Create and Update Tasks (Asset/Non-Asset)
            - Assign Tasks
            - Enter Resources
            - Inspections
        - Asset Management
            - Create and Update Assets
        - Request Management
            - View and Update Requests
            - View Requester information

            - Create Task from Request
        - OpenGov recommended best practices for mobile device use
    - Administrator:
        - Administrator:
            - User Administration, Role Administration, Asset Administration, Record Filter Administration, Import/Export, Scheduled Process Log, Error Log
        - Settings:
            - System Settings, Map Administration, Geocode Settings, GIS Integration settings, Asset Color Manager
        - Manager:
            - Layout Manager, Library Manager, Preventative Maintenance, Asset Condition Manager, Notification Manager, Structure Manager, Automation
            - Manager

Core Training:

- Provide Preventative Maintenance Plans remote train-the-trainer training, up to three (3) hours. Training topics include:
    - Preventative Maintenance
    - OpenGov recommended best practices for proactive asset management
- Provide Advanced Inspections, Asset Condition Manager, and Asset Risk remote train-the-trainer training, up to four (4) hours. Training topics include:
    - Performance Management
        - Prediction Groups
        - Minimum Condition Groups
        - Activities and Impacts
        - Criticality Factor
        - Install/Replaced Dates
    - Business Risk Exposure
        - Risk
        - Consequence of Failure
        - Probability of Failure
    - OpenGov recommended best practices for Asset Risk Functionality , advanced inspections and condition management
- Provide Advanced Material Management and Material Planning remote train-the-trainer training, up to twelve (12) hours. Training topics include:
    - Material Locations
    - Material Transfers
    - Material Orders
    - Settings:
        - Vendor Price Quotes
        - Re-order points
    - Material Planning

    - Status Default
    - Workflow Setup
    - Notifications
- OpenGov recommended best practices for advanced material management and Material Planning.

Completion Criteria

- Core Training and train-the-trainer has been conducted.

Launch

OpenGov will:

- Provide up to remote, up to eight (8) hours, of working sessions to answer any questions following solution acceptance.

Completion Criteria:

- Go Live Support has been conducted.

An Enterprise Asset Management System (EAMS) is an information management system designed to enable organizations to track work history and asset lifecycles with the expressed goals of:

- Making data-driven decisions
- Fostering collaboration and information sharing across all departments
- Improving operational efficiency
- Tracking estimated and actual costs
- Predicting asset performance
- Managing/prioritizing maintenance activities
- Improving community safety/reducing liability
- Maximizing existing budget dollars and helping plan future budgets
- Extending the life of the infrastructure
- Communicating planned and completed maintenance and inspections throughout the city

The last 15 years have seen the proliferation of asset management systems in response to changes in how governments operate. These changes have occurred as a result of:

- Deterioration of infrastructure
- Deferred maintenance
- Decreased maintenance budgets
- Better informed and active public
- Emerging and affordable technology

More acutely, in the last few years, added emphasis has been placed on better resource management and generating greater results with lower levels of funding. Fortunately, advances in mobile computing and web technology have delivered:

- Better software-based decision support capabilities
- Real-time field data collection
- Increased citizen engagement
- EAMS's that are easier to use for staff at all levels

When an EAMS is implemented properly, it will be tightly integrated with the City's GIS to allow the City to:

- Share information between divisions and departments
- Leverage the City's investment to generate interactive maps
- Visualize EAMS data to facilitate understanding and analysis
- Overlay asset management data with information from other departments
- Manage the location and condition of assets effectively

What will EAMS do for the City?

- Minimize risk
- Produce higher levels of service
- Provide comprehensive, data-driven reports
- One place for data collection, single source of truth
- Information sharing between departments, divisions, and other stakeholders

• More accessible information (other than file cabinets and spreadsheets)

Savings
As asset management operations have evolved and become more complex, the number of software applications being used to manage the various operational areas of the City has increased. It requires many hours of staff time to update and maintain these systems, and having multiple systems presents significant challenges in consolidating data across the City. Additionally, many of the systems are old, outdated and nearing the end of their expected lifespans.

Other systems will be integrated into the new EAMS, such as ArcGIS as the foundational integration and data repository, and MN 811 (811 locate tickets) to provide a single source of truth and avoid the need to log into several systems on a daily basis to access information.

As the City implements the OpenGov software, and as new features and functions are added as part of updates to the integrated system, staff will continue to evaluate opportunities to consolidate and eliminate additional applications. Staff will also work to integrate other existing systems with OpenGov so that they can function together.

Total cost of infrastructure being managed
Chaska manages infrastructure with an asset valuation worth well over $1million dollars. Each of these assets has a lifespan and requires some form of maintenance (proactive maintenance vs. reactive maintenance). In order to best minimize the risk of several thousand assets, a more robust EAMS is needed to facilitate accurate asset tracking, manage asset lifecycles, and ensure assets are well-maintained, compliant, and optimally utilized throughout their lifecycle.

Better information for capital budgeting
The City is limited in the capability of capital planning and budgeting, requiring the use of spreadsheets and other means for this task. Having a single source of truth to drive asset management decisions would optimize these efforts by showing the total cost of asset ownership over its lifespan, including its maintenance costs.

Higher quality long-term maintenance
Asset management in maintenance involves a systematic and strategic approach to overseeing, planning, tracking, and optimizing assets for peak efficiency throughout their entire lifecycle. It spans activities like condition monitoring and maintenance planning, with an attempt to avoid reactive repairs which tend to be more costly. By maximizing asset performance, extending lifespans, and minimizing disruptions, effective asset management improves productivity, reduces costs, and aligns with the City's priority of a well-maintained infrastructure. The current process used provides little to no value in preventative, predictive, or prescriptive maintenance. Effective lifecycle management ensures that assets deliver value throughout their operational life and that decisions related to maintenance, upgrades, or replacement are well-informed and aligned with organizational values and objectives.

Accountability
An EAMS software package ensures that supervisory staff can manage staff time and workflows to make data-driven decisions. From routine maintenance to emergency repairs, management can easily create, assign, and track any type of task or work order in the software. In just a few clicks, they can know who did what, where the work was done, when it was performed, which resources they used, and how much it all cost.

Accountability to the EPA (Environmental Protection Agency) and other state and federal agencies have increased in recent years. They require detailed annual reports to keep in compliance with City permits and licenses. Specific documentation of inspections, maintenance, and repairs of City infrastructure must be provided. This EAMS software will provide the tools necessary for documenting these activities, generating reports, and conducting audits which will significantly reduce the risk of non-compliance.

Market saturation
Some of the local cities, counties, and other agencies that put their trust in OpenGov as an industry leader include the City of Minneapolis, Chanhassen, Mankato, Savage, Prior Lake, Minnetrista, Hopkins, St. Louis Park, Plymouth, Golden Valley and Maple Grove, MN amongst others.

Phone calls, Zoom meetings, and email exchanges to some of these agencies confirm proven results and satisfaction with this solution.

Risk management and prevention of catastrophic failures
An effective EAMS brings all the required information together so that staff can make informed decisions regarding capital planning and purchasing through asset tracking, cost analysis, inventory, inspections, preventative maintenance planning and monitoring of key performance indicators. Rather than waiting for a well, lift station, or water treatment plant pump to fail, data analytics can help predict this type of failure to reduce any catastrophic disaster. Predictive maintenance can leverage historical data and algorithms to predict or anticipate when an asset is likely to fail. This is especially helpful for identifying and prioritizing high-risk assets, such as a water main near a hospital, to ensure they receive the necessary attention.

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **MnDOT Cooperative Construction and Joint Powers Agreements for County State Aid Highway 10 (Engler Boulevard)**

Prepared By: **Matthew Clark, City Engineer**

Carver County, in collaboration with MnDOT and Chaska, have been planning for transportation system improvements on Highway 10 from Bavaria Road to Park Ridge Drive in the City of Chaska. The project stems from a two-year transportation study that identified highway 10 as a top priority within the Chaska community for transportation growth in Carver County. The County highway provides connections to multiple communities and accommodates vehicles, pedestrians, bicycles, transit, and freight traffic alike. The primary purpose of the project is to improve the safety, capacity, and travel time on Highway 10 at the Highway 41/10 intersection for both vehicles and non-motorized users both today and into the future.

Over the last three years Carver County and their consultants have held several public informational meetings, engaged in public feedback, and have worked closely with the school district and business community to develop the design and construction phasing for the project. Also, over that time County staff have been coordinating approvals of the final design and right-of-way acquisitions necessary for the project. While the overall project is anticipated to extend over a two-year timeline, the highway closure period has been reduced to allow for only one year. County highway closure areas are planned to begin in the spring of 2025. The major work to the state highway has been coordinated with the school district to accommodate the school year. The state highway portion of the project will occur after school is out and reopening in advance of the calendar date for students return. The project phasing has also been coordinated with the timeline for the new City of Chaska public safety campus build.

In 2020 the city partnered with Carver County on multiple grant solicitations which ultimately lead to the overall project being awarded over $12.47 Million in State and Federal Grants. The total project costs are estimated at just over $32.5 Million dollars. The sources to meet project costs are listed in the following table, including City, County, MnDOT contributions with various federal and state grants. The City's portion of the overall project costs is estimated at $7.1 Million.

PROJECT FUNDING SOURCES	PROJECT FUNDING SOURCE AMOUNT	TOTAL PROJECT %
Met Council Regional Solicitation (FEDERAL FUNDS)	***$5,289,600.00***	16%
Federal PROTECT	***$1,710,400.00***	5%
Met Council Regional Solicitation (FEDERAL Safe Routes To School TH41)	***$933,000.00***	3%
Met Council Regional Solicitation (FEDERAL Safe Routes To School CSAH 10)	***$825,520.00***	2%
MnDOT LPP (State Local Partnership Program)	***$710,000.00***	2%
MnDOT TED (State Transportation Economic Development)	***$3,000,000.00***	9%
County Sales Tax	***$4,478,023.03***	14%
County CSAH	***$8,426,089.53***	28%
City of Chaska MSAS (State Municipal State Aid)	***$3,810,835.29***	12%
City of Chaska Trunk Water Main (Utlity Operating Fund)	***$3,280,209.29***	9%
Funding Estimate to Complete:	***$32,463.677.14***	100%

A map is attached to the report labeled Project Information exhibit. The overall project consists of a combination of highway maintenance, expansion, and modernization improvements. The two "maintenance" sections of the project are being funded by Carver County. The western portion will begin at MnDOT TH 212 extending to near the Bavaria Road intersection. The eastern portion will begin at Park Ridge Drive and end at Audobon Road (CSAH 15). The maintenance portion of the project includes overlaying a new blacktop surface, restriping, and a minor expansion from Victoria Drive to just west of Bavaria Road. The expansion area is being done to accommodate an additional westbound lane to complement the major reconstruction and modernization portion of the project.

The "modernization" portion is the primary focus of the project that includes a City and County cost share agreement. This section includes the major reconstruction of the County Highway from Bavaria Road to Park Ridge Drive including the TH 41 intersection. The project plans include reconstructing Highway 10 (Engler Boulevard) into a four-lane highway (two lanes in each direction) with a center median from Bavaria Road to Crest Drive. Some of the key

highlights of the project include expansion of the highway with new roundabouts, pedestrian tunnels at the TH 41 intersection, and a regional trail extension connecting near the Community Center to the Brandondale neighborhood and Ravoux Road. Landscaping is included within the section along with the replacement of a primary link of City trunk water main system.

To accommodate future growth and reduce vehicle delays, the highway will be expanded from two lanes to four with new multi lane roundabouts installed at the primary local streets as well as the trunk highway. The County cost share policy provides the City participation in costs relating to the local streets, urbanization of the highway, and fifty percent of the regional trail which is estimated at $3.8M. The City's portion of the total project costs are planned to be financed and reimbursed through state funding received annually through Chaska's Municipal State Aid account. It should be noted that the city is not contributing to any project costs related to the trunk highway. State and County funding is pledged for all costs related to the TH 41/CSAH 10 intersection improvements.

For pedestrian safety two new pedestrian tunnels will be installed under Engler Boulevard and the trunk highway connecting the regional trail networks under TH 41. The new pedestrian tunnels are being funded through federal funds received through the Metropolitan Council. The project has been designed to complement the new City of Chaska Public Safety Campus with overhead lighting to accommodate for emergency response vehicle entry and exits.

The trail system that exists along the Engler corridor is a designated County "Linking Regional" trail. The improvements plan to reconstruct the entire existing trail from just west of Bavaria Road to Park Ridge Drive. A new section of regional trail along with a segment of retaining wall will be constructed between Park Ridge Drive and Ravoux Road. The City received $825K in grant funds through Met Council for the new trail extension. The unfunded portion of the trail extension is proposed to be shared between Carver County and the City of Chaska.

Landscaping is planned within the modernization area to increase aesthetics and improve the visual appeal of the corridor. New trees will be installed along the trail to provide a buffer from the highway. Plantings with new irrigation will be installed within areas designated by City maintenance to provide community enhancement and visual buffer for drivers navigating the area. The landscaping is being funded by a combination MnDOT cost share proceeds with the remaining cost being funded by the City and County.

Exhibit(s) C in the draft joint power's agreement summarizes Chaska's cost participation towards the overall project cost. Again, the items mentioned previously such highway modernization, regional trail extension, local streets, landscaping, property acquisition, City utilities, as well as a percentage of professional services, design, construction are all components of the City costs.

As a part of the project's approval, Chaska is required to provide municipal consent for the proposed improvements and project cost share. A draft Carver County Joint Powers Agreement and MnDOT Cooperative agreement are attached for Council's consideration. On December 12, 2024, Carver County received bids on the project. The low bid received in the amount of $22,998,205.07 was received from Hoffman Construction Company which is lower than the estimated construction costs. Based on the information provided, City staff recommend the Council approve the draft Joint Powers and Cooperative between the City, Carver County, and the State of Minnesota. Further, to authorize the mayor and City administrator to fully execute

when the agreements are in final form. With the agreements in draft form, should there be significant changes impacting City commitments the agreements will be brought back for further consideration.

CITY COUNCIL ACTION REQUESTED

Motion to adopt Resolution 2024-111 approving the Joint Powers Agreement with Carver County and Resolution 2024-110 MnDOT Cooperative Construction Agreement for the construction on County State Aide Highway/County Highway 10 Engler Boulevard and approve the Bid Award to Hoffman Construction Company in the low bid amount of $22,998,205.07.

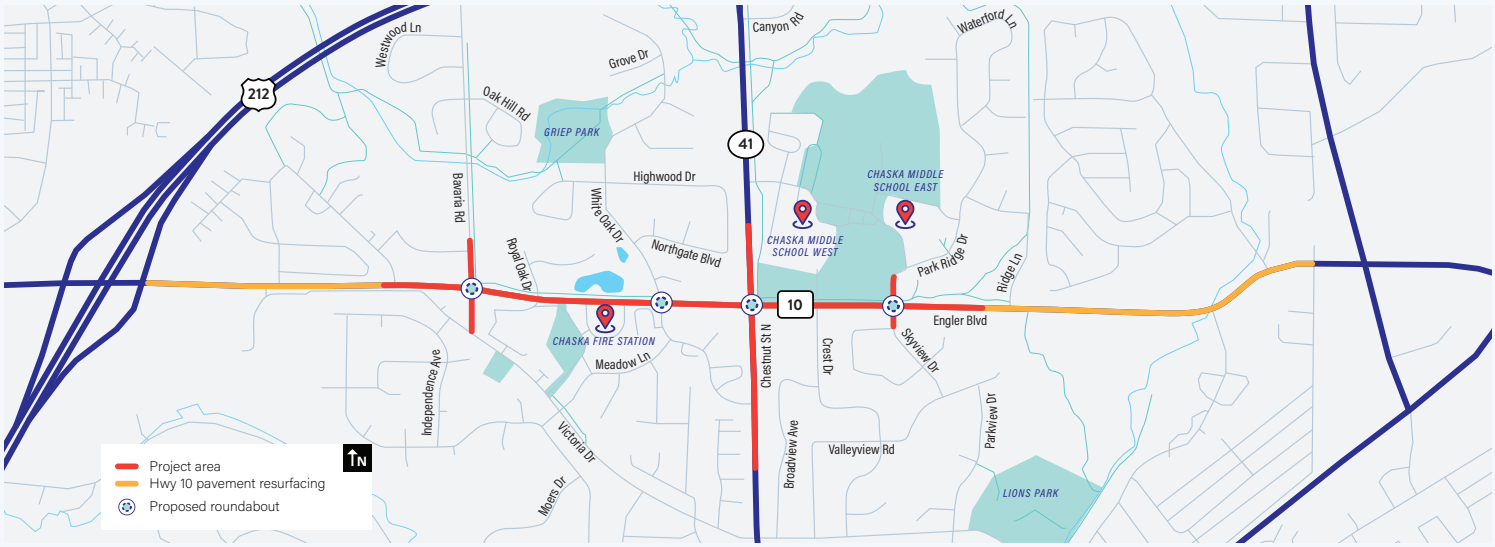
HIGHWAY 41/10 PROJECT

Carver County, in collaboration with MnDOT and the City of Chaska, is developing improvements along Highway 10/Engler Boulevard from Bavaria Road to Park Ridge Drive in Chaska. This project will improve safety, traffic flow, and travel time along Highway 10 and at the Highway 41/10 intersection for vehicles, pedestrians, and bicyclists.

Carver County will reconstruct Highway 10 into a four-lane highway (two lanes in each direction) with a center median from Bavaria Road to Crest Drive.

Other improvements include:

- Roundabouts at Bavaria Road, White Oak Drive, Highway 41/10, and Park Ridge Drive
- Pavement resurfacing from the Highway 212 interchange to Old Audubon Road
- Trail connections along Highway 10, including from the Chaska Community Center to Ravoux Road
- New City of Chaska Public Safety Campus



PROJECT BENEFITS

- Safer road that separates oncoming traffic
- Improved traffic flow
- Better access to and from Highway 10
- More travel lanes to handle traffic today and into the future
- More predictable travel time
- More walking and bicycling options in the area

Rendering of the Highway 41/10 intersection improvements.

PROJECT CONTACT

Darin Mielke

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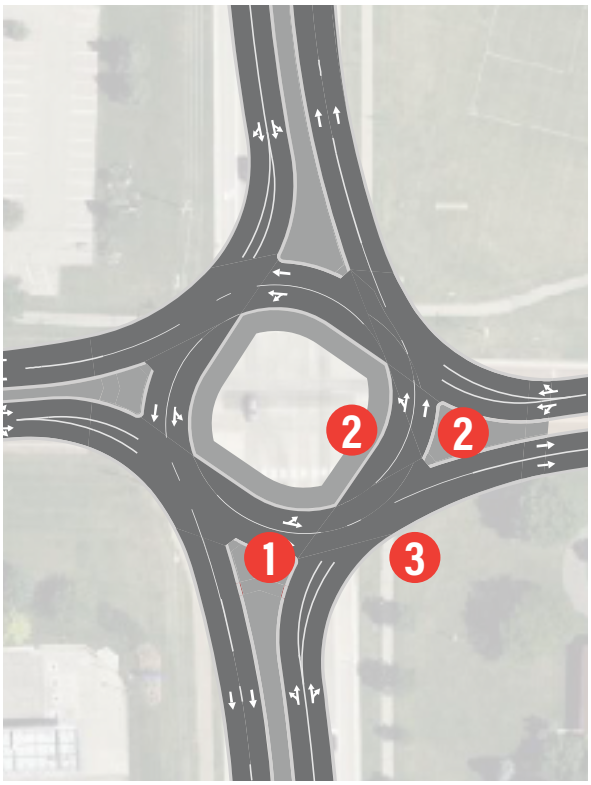
dmielke@co.carver.mn.us

www.co.carver.mn.us/highway-10-41-project

HIGHWAY 41/10 PROJECT



HOW TO NAVIGATE A MULTILANE ROUNDABOUT

The multilane roundabout will move vehicles in an outward direction to better guide motorists through the intersection.

Overhead signage and pavement markings will help motorists choose the correct lane prior to entering the roundabout.

1 Motorists turning left at the intersection will use the inside or left lane

2 Motorists continuing straight through the intersection can use either lane

3 Motorists turning right at the intersection will use the outside or right lane

SCHEDULE AT-A-GLANCE

Underway

Right-of-Way Acquisition & Final Design

Fall 2024

Utility Relocation

Fall 2024 - Early Spring 2025

Tree Clearing

Spring 2025 - Summer 2026

Road Construction

Brandondale Trail Construction

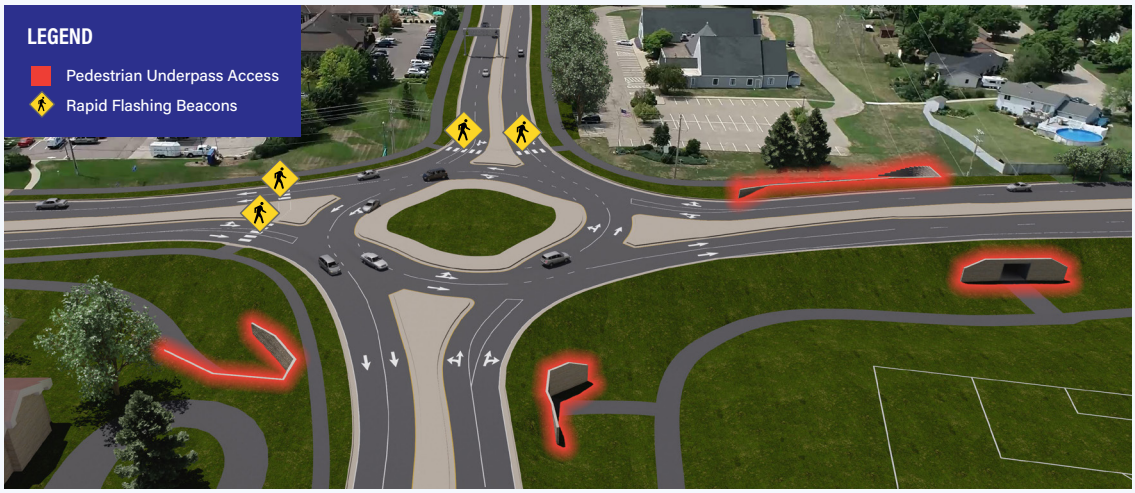
Highway 10/ Engler Blvd Pavement Resurfacing & Landscaping

Watch for an invite in late summer/early fall 2024 to learn more about the road construction starting in spring 2025. In fall 2024, short-term traffic impacts such as road shoulder closures may occur as part of the utility relocation and other preconstruction work.

PEDESTRIAN IMPROVEMENTS

The project will include underpasses, updated signage, rapid flashing beacons, painted crosswalks, and refuge islands (medians) on Highway 41 and Highway 10 to provide safer crossing opportunities.

The project team used the findings from the Highway 10 Corridor Study as a baseline for assessing possible safety and travel improvements at the Highway 41/10 intersection. Following further technical evaluations, the project team is recommending to reconstruct this intersection into a multilane roundabout.



PROJECT CONTACT

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STATE OF MINNESOTA
DEPARTMENT OF TRANSPORTATION
AND
CARVER COUNTY
AND
CITY OF CHASKA
COOPERATIVE CONSTRUCTION AGREEMENT

State Project Number (SP):	**1008-106**
Trunk Highway Number (TH):	**41=260**
State Project Number:	**010-610-056**
State Project Number:	**010-591-002**
State Project Number:	**196-020-015**
Federal Project:	**STBG-PRO-TA 1024(281)**
Roundabout Lighting Feed Point:	**10F1**
Pedestrian Lighting Feed Point:	**B**

Original Amount Encumbered
$3,710,000.00

This Agreement is between the State of Minnesota, acting through its Commissioner of Transportation ("State") and the City of Chaska, acting through its City Council ("City"), and Carver County, acting through its Board of Commissioners ("County").

Recitals

1. The County will perform grading, bituminous and concrete surfacing, ADA improvements, retaining walls, lighting, Box Culvert No. 10X24, and Box Culvert No. 10J58 construction and other associated construction upon, along, and adjacent to Trunk Highway No. 41 from 700 feet south of County State Aid Highway (CSAH) 10 to 520 feet north of CSAH 10 and on CSAH 10 from 590 feet west of Bavaria Road to 510 feet east of Park Ridge Drive according to County-prepared plans, specifications, and special provisions designated by the City as SP 196-020-015, by the County as SP 010-610-056 and SP 010-591-002, and by the State as SP 1008-106 (TH 41=260) ("Project"); and
2. The County requests the State participate in the costs of the roundabout construction and the State is willing to participate in the costs of said construction and associated construction engineering; and
3. The City and County will perform Project maintenance as described in this Agreement; and
4. The County has applied for funding through the Minnesota Statutes §174.12 Transportation Economic Development (TED) Program allowing State Trunk Highway funds to be used for up to 70 percent of the total project costs, based on MnDOT's Cost Participation Policy. Additional State Road Construction (SRC) funds have been awarded to this project to pay for eligible Trunk Highway construction and construction engineering costs. The combination of TED and SRC funds cannot exceed 70 percent of the total project costs or the eligible trunk highway total project costs, whichever is less; and
5. A separate agreement between the City and the County will address trail and pedestrian trail bridge underpass maintenance responsibilities shared between the City and the County; and

6. Minnesota Statutes § 161.20, subdivision 2 authorizes the Commissioner of Transportation to make arrangements with and cooperate with any governmental authority for the purposes of constructing, maintaining, and improving the trunk highway system.

Agreement

1. Term of Agreement; Survival of Terms; Plans; Incorporation of Exhibits

1.1. ***Effective Date.*** This Agreement will be effective on the date the State obtains all signatures required by Minnesota Statutes § 16C.05, subdivision 2.

1.2. ***Expiration Date.*** This Agreement will expire when all obligations have been satisfactorily fulfilled.

1.3. ***Survival of Terms.*** All clauses which impose obligations continuing in their nature and which must survive in order to give effect to their meaning will survive the expiration or termination of this Agreement, including, without limitation, the following clauses: 2.4. State Ownership of Improvements; 5. Maintenance by the City; 6. Maintenance by the City and County; 7. Maintenance by the County; 13. Liability; Worker Compensation Claims; Insurance; 16. State Audits; 17. Government Data Practices; 18. Governing Law; Jurisdiction; Venue; and 20. Force Majeure.

1.4. ***Plans, Specifications, and Special Provisions.*** State-approved County plans, specifications, and special provisions designated by the City as SP 196-020-015, by the County as SP 010-610-056 and SP 010-591-002, and by the State as State Project No. 1008-106 (TH 41=260) are on file in the office of the City Engineer, the County's Public Works Director, and incorporated into this Agreement by reference (Project Plans).

1.5. ***Exhibits.*** Preliminary Schedule "I" is attached and incorporated into this Agreement. Exhibit A – Drainage Exhibit, Exhibit B- Landscaping Exhibit, and Exhibit C- Irrigation Exhibit is on file in the office of the State's Cooperative Agreements Engineer at Saint Paul and incorporated into this Agreement by reference.

2. Right-of-Way Use

2.1. ***Limited Right to Occupy.*** The State grants to the County (and its contractors and consultants) the right to occupy Trunk Highway Right-of-Way as necessary to perform the work described in the Project Plans. This right is limited to the purpose of constructing the Project, and administering such construction, and may be revoked by the State at any time, with or without cause. Cause for revoking this right of occupancy includes, but is not limited to, breaching the terms of this or any other agreement (relevant to this Project) with the State, failing to provide adequate traffic control or other safety measures, failing to perform the construction properly and in a timely manner, and failing to observe applicable environmental laws or terms of applicable permits. The State will have no liability to the County (or its contractors or consultants) for revoking this right of occupancy.

2.2. ***State Access; Suspension of Work; Remedial Measures.*** The State's District Engineer or assigned representative retains the right to enter and inspect the Trunk Highway Right-of-Way (including the construction being performed on such right-of-way) at any time and without notice to the County or its contractor. If the State determines (in its sole discretion) that the construction is not being performed in a proper or timely manner, or that environmental laws (or the terms of permits) are not being complied with, or that traffic control or other necessary safety measures are not being properly implemented, then the State may notify and require the County (and its contractors and consultants) to suspend their operations until the County (and its contractors and consultants) take all necessary actions to rectify the situation to the satisfaction of the State. The State will have no liability to the County (or its contractors or consultants) for exercising or failing to exercise its rights under this provision.

2.3. ***Traffic Control; Worker Safety.*** While the County (and its contractors and consultants) are occupying the State's Right-of-Way, they must comply with the approved traffic control plan, and with applicable provisions of the Work Zone Field Handbook (*http://www.dot.state.mn.us/trafficeng/workzone/index.html*). All County, contractor, and consultant personnel occupying the State's Right-of-Way must be provided with required reflective clothing and hats.

2.4. ***State Ownership of Improvements.*** The State will retain ownership of its Trunk Highway Right-of-Way, including any improvements made to such right-of-way under this Agreement, unless otherwise noted. The warranties and guarantees made by the County's contractor with respect to such improvements (if any) will flow to the State. The County will assist the State, as necessary, to enforce such warranties and guarantees, and to obtain recovery from the County's consultants, and contractor (including its sureties) for non-performance of contract work, for design errors and omissions, and for defects in materials and workmanship. Upon request of the State, the County will undertake such actions as are reasonably necessary to transfer or assign contract rights to the State and to permit subrogation by the State with respect to claims against the County's consultants and contractors.

2.5. ***Utility Relocation.*** The State authorizes the County to issue Notices and Orders for utility relocation in accordance with Minnesota Statutes §161.45 and Minnesota Rules Part 8810.3100 through 8810.3600.

3. Contract Award and Construction

3.1. ***Bids and Award.*** The County will receive bids and award a construction contract to the lowest responsible bidder (or best value proposer), subject to concurrence by the State in that award, according to the Project Plans. The contract construction will be performed according to the Project Plans.

3.2. ***Bid Documents Furnished by the County.*** The County will, within seven days of opening bids for the construction contract, submit to the State Aid Agreements Engineer a copy of the low bid and an abstract of all bids together with the County's request for concurrence by the State in the award of the construction contract. The County will not award the construction contract until the State advises the County in writing of its concurrence.

3.3. ***Rejection of Bids.*** The County may reject and the State may require the County to reject any or all bids for the construction contract. The party rejecting or requiring the rejection of bids must provide the other party written notice of that rejection or requirement for rejection no later than 30 days after opening bids. Upon the rejection of all bids, a party may request, in writing, that the bidding process be repeated. Upon the other party's written approval of such request, the County will repeat the bidding process in a reasonable period of time, without cost or expense to the State.

3.4. ***Contract Terms.*** The County's contract with its construction contractor(s) must include the following terms:

A. A clause making the State of Minnesota, acting through its Commissioner of Transportation, an intended third-party beneficiary of the contract with respect to the portion of work performed on the State's Right-of-Way; and

B. A clause requiring the State to be named as an additional insured on any insurance coverage which the contractor is required to provide; and

C. A clause stating that any warranties provided by the contractor, for the work performed on the trunk highway, will flow to, and be enforceable by, the State as the owner of such improvements.

3.5. ***Direction, Supervision, and Inspection of Construction***

A. The contract construction will be under the direction of the County and under the supervision of a registered professional engineer; however, the State participation construction covered under this Agreement will be open to inspection by the State District Engineer's authorized representatives. The County will give the State Aid Agreements Engineer at Roseville five days' notice of its intention to start the contract construction.

B. Responsibility for the control of materials for the contract construction will be on the County and its contractor and will be carried out according to Specifications No. 1601 through and including No. 1609 in the State's current *Standard Specifications for Construction*.

3.6. ***Contaminated Soils and Groundwater within the State's Cost Participation Limits***

A. ***24 Hour Notification.*** The County will notify the State District Engineer's authorized representative a minimum of 24 hours prior to the contractor beginning the excavation and removal of any contaminated soils that have been identified within the Project limits.

B. ***Immediate Notification.*** The County will notify the State District Engineer's authorized representative immediately upon the contractor encountering contaminated soils and/or groundwater in areas that are within the Project limits. The County will confer with the State as to the handling, disposal, and any other issues related to contaminated materials found on State Right-of-Way or import of materials onto State Right-of-Way.

C. ***Environmental Consultant.*** The County will provide for an Environmental Consultant to be on site to observe and document the excavation, handling and disposal of contaminated soils that have been identified within the Project limits. If the contractor encounters contaminated materials in areas not previously identified and upon notification by the County to the State, the County hired Environmental Consultant will be provided to collect and analyze soil and/or groundwater samples to determine contaminant levels, work with the landfill for disposal of the soil waste, and provide oversight of any soil and groundwater handling and disposal. The County will not allow the contractor to excavate any contaminated soil unless the Environmental Consultant is present.

3.7. ***Completion of Construction.*** The County will cause the contract construction to be started and completed according to the time schedule in the construction contract special provisions. The completion date for the contract construction may be extended, by an exchange of letters between the appropriate County official and the State District Engineer's authorized representative, for unavoidable delays encountered in the performance of the contract construction.

3.8. ***Plan Changes.*** The State will not participate in the cost of any contract construction that is in addition to the State participation construction covered under this Agreement unless the following conditions have been met:

A. The necessary State funds have been encumbered.

B. All changes in the Project Plans and all addenda, change orders, supplemental agreements, and work orders entered into by the County and its contractor for State participation construction are approved in writing by the State District Engineer's authorized representative.

3.9. ***Compliance with Laws, Ordinances, and Regulations.*** The County will comply and cause its contractor to comply with all Federal, State, and Local laws, and all applicable ordinances and regulations. With respect only to that portion of work performed on the State's Trunk Highway Right-of-Way, the County will not require the contractor to follow local ordinances or to obtain local permits.

4. Right-of-Way; Easements; Permits

4.1. The County will obtain all rights-of-way, easements, construction permits, and any other permits and sanctions that may be required in connection with the local and trunk highway portions of the contract construction. Before payment by the State, the County will furnish the State with certified copies of the documents for rights-of-way and easements, construction permits, and other permits and sanctions required for State participation construction covered under this Agreement.

4.2. The County will convey to the State by quit claim deed, all newly acquired rights needed for the continuing operation and maintenance of the Trunk Highway, if any, upon completion of the Project, at no cost or expense to the State.

4.3. The County will comply with Minnesota Statutes § 216D.04, subdivision 1(a), for identification, notification, design meetings, and depiction of utilities affected by the contract construction.

4.4. The City will submit to the State's Utility Engineer an original permit application for all utilities owned by the City to be constructed upon and within the Trunk Highway Right-of-Way. Applications for permits will be made on State form "Application for Utility Permit on Trunk Highway Right-of-Way" (Form 2525).

4.5. The State authorizes the City and County to enter upon State Right-of-Way to perform the maintenance activities described in this Agreement. The City or County must notify and coordinate with the State's District Maintenance Engineer prior to accessing State Right-of-Way. While the City or County is occupying the State's Right-of-Way, they must comply with the approved traffic control plan, and with applicable provisions of the Work Zone Field Handbook (http://www.dot.state.mn.us/trafficeng/workzone/index.html). All City personnel occupying the State's Right-of-Way must be provided with required reflective clothing and hats.

4.6. The City or County will not dispose of any materials regulated by any governmental or regulatory agency onto the ground, or into any body of water, or into any container on the State's Right-of-Way. In the event of spillage of regulated materials, the City or County will immediately notify the State's Authorized Representative in writing and will provide for cleanup of the spilled material and any materials contaminated by the spillage in accordance with all applicable federal, state, and local laws and regulations, at the sole expense of the City or County.

4.7. ***Limited Use Permit.*** The City will obtain and maintain, through the District's Right-of-Way Area Manager, a Limited Use Permit, currently Limited Use Permit No. 1008-0036, to cover the City's liability responsibilities of the trail to be constructed upon the State's Right-of-Way.

5. Maintenance by the City

Upon completion of the Project, the City will provide the following without cost or expense to the State:

5.1. ***Roundabout on TH 41***

A. ***Roundabout Landscaping and Irrigation.*** Maintenance and ownership of any landscaping and irrigation in the TH 41 at CSAH 10 roundabout shown in Exhibit B and Exhibit C. Maintenance includes, but is not limited to: maintaining all landscape and irrigation features (sprinklers, grass, flowers, shrubs, trees, etc.), mowing, watering, weeding, fertilizing, trimming/pruning to ensure health of the vegetation, removal of diseased plants/trees, full replacement and/or removal, seasonal irrigation maintenance, sprinkler repair or replacement, and any other maintenance activities necessary to perpetuate the landscaping in a safe, usable, and aesthetically pleasing condition.

The City will be responsible for trimming and or the removal of Ivory Silk Japanese Lilac, Autumn Brilliance Serviceberry, and Prairie Gold Quaking Aspen trees that pose a safety hazard, including

sightline obstructions or clear zone hazard, based on State's discretion. If any proposed Ivory Silk Japanese Lilac, Autumn Brilliance Serviceberry, or Prairie Gold Quaking Aspen trees exceeds a 4" trunk diameter, the City will remove said tree. If the landscaping is removed, it must be replaced with hardscape.

5.2. ***Municipal Utilities.*** Maintenance of any municipal-owned utilities construction, without cost or expense to the State.

5.3. ***Sidewalks.*** Maintenance of any sidewalk construction, including stamped and colored concrete sidewalk (if any) and pedestrian ramps. Maintenance includes, but is not limited to, snow, ice and debris removal, patching, crack repair, panel replacement, cross-street pedestrian crosswalk markings, vegetation control of boulevards (if any), and any other maintenance activities necessary to perpetuate the sidewalks in a safe, useable, and aesthetically acceptable condition.

5.4. ***Retaining Walls E, F, G, and H.*** Maintenance and ownership of Retaining Wall E, F, G, and H construction. The City will perform routine and non-routine maintenance. Routine maintenance includes graffiti removal, repair and/or replacement of ornamental metal railing, and any other maintenance activities necessary to perpetuate the walls in a safe, usable, and aesthetically acceptable condition. Non-routine maintenance includes retaining wall replacement.

5.5. ***Pedestrian Lighting.*** Maintenance and ownership of any pedestrian lighting facilities construction. Maintenance of electrical lighting systems includes everything within the system, from the point of attachment to the power source or utility, to the last light on the feed point, including but not limited to re-lamping of lighting units or replacing of LED luminaires, repair or replacement of all damaged luminaire glassware, loose connections, luminaires when damaged or when ballasts fail, photoelectric control on luminaires, defective starter boards or drivers, damaged fuse holders, blown fuses, knocked down poles including wiring within the poles, damaged poles, pull boxes, underground wire, damaged foundations, equipment pad, installation of approved splices or replacement of wires, repair or extending of conduit, lighting cabinet maintenance including photoelectric cell, electrical distribution system, Gopher State One Call (GSOC) locates, and painting of poles and other equipment. The City will be responsible for the hook up cost and application to secure an adequate power supply to the service pad or pole and will pay all monthly electrical service expenses necessary to operate the pedestrian lighting facility.

5.6. ***Roundabout Lighting.*** Maintenance of lighting at and approaching the roundabout, including all legs and within the roundabout, will be shared between the State and the City. The City will be responsible for the hook up cost and application to secure an adequate power supply to the service pad or pole and will pay all monthly electrical service expenses necessary to operate the lighting facility. The City will be responsible for minor maintenance, including, but not limited to re-lamping or LED luminaire replacement, repair or replacement of all damaged luminaire glassware, luminaires when damaged or when ballasts fail, photoelectric control on luminaires, and painting of poles and other equipment, if applicable, for the entire system. The State will be responsible for major maintenance, including, but not limited to Gopher State One Call (GSOC) locates, knocked down poles including wiring within the poles, damaged poles, pull boxes, underground wire, loose connections, damaged foundations, defective starter boards or drivers, damaged fuse holders, and blown fuses for the entire system.

6. Maintenance by the City and County

Upon completion of the Project, the City and County will provide the following without cost or expense to the State:

6.1. ***Trail.*** The City will own and provide for routine and minor maintenance of the trail on TH 41 Right-of-Way. Routine and minor maintenance may include, but are not limited to, snow and ice control/removal,

sweeping and debris removal, patching, crack repair, replacement of failing section(s) of pavement, vegetation control, signing, pavement markings, and any other maintenance activities necessary to perpetuate the trail in a safe, usable, and aesthetically acceptable condition as determined by the State's District Maintenance Engineer and all applicable laws including, but not limited to, the Americans with Disabilities Act ("ADA"). If the City fails to perform its maintenance services under this Agreement in compliance with applicable laws, the State will provide the City with a notice of non-compliance. Within three business days of sending the notice of non-compliance, the State's District Maintenance Engineer and the City Engineer will meet to discuss the City performance of maintenance and decide upon next steps to remedy any non-compliant performance. If the parties cannot agree upon a remedy, the State may perform such obligation and the City will reimburse the State for the cost thereof, plus 10 percent of such cost for overhead and supervision within 30 days of receipt of the State's invoice. The County and the City agree that full pavement replacement is outside of routine and minor maintenance, and the County and the City will share in the cost of pavement replacement.

6.2. ***Retaining Walls A, B, C, and D.*** Routine maintenance, non-routine maintenance, and ownership of Retaining Wall A, B, C, and D construction. The City will perform routine maintenance and the City and the County will share in non-routine maintenance. Routine maintenance includes graffiti removal, repair and/or replacement of ornamental metal railing, and any other maintenance activities necessary to perpetuate the walls in a safe, usable, and aesthetically acceptable condition. Non-routine maintenance includes retaining wall replacement.

6.3. ***Pedestrian Trail Bridge 10X24 Under TH 41.*** Maintenance, repair, and reconstruction of pedestrian trail Bridge 10x24. The City and County will share in major maintenance of the pedestrian trail bridge. The City will perform all minor maintenance including, but not limited to, snow and ice control/removal, sweeping and debris removal, patching, crack repair, pavement replacement, graffiti removal, signing, pavement markings, ornamental railing anchor and panel repair, painting and/or replacement of damaged ornamental metal railing panels, and any other maintenance activities necessary to perpetuate the pedestrian trail bridge in a safe, usable, and aesthetically acceptable condition. The State will perform periodic safety inspections of the pedestrian trail bridge, invoice the County for inspection costs, and inform the City and County of any needed maintenance or repair.

6.4. ***Pedestrian Trail Bridge 10J58 Under CSAH 10.*** Ownership, maintenance, repair, and reconstruction of pedestrian trail Bridge 10J58. The City and County will share in ownership responsibilities. The City will perform major maintenance of the pedestrian trail bridge. The City will perform all minor maintenance including, but not limited to, snow and ice control/removal, sweeping and debris removal, patching, crack repair, pavement replacement, graffiti removal, signing, pavement markings, ornamental railing anchor and panel repair, painting and/or replacement of damaged ornamental metal railing panels, and any other maintenance activities necessary to perpetuate the pedestrian trail bridge in a safe, usable, and aesthetically acceptable condition. The County will perform periodic safety inspections of the pedestrian trail bridge and inform the City of any needed maintenance or repair.

6.5. ***Additional Drainage.*** No party to this Agreement will drain any additional drainage volume into the storm sewer facilities constructed under the construction contract that was not included in the drainage for which the storm sewer facilities were designed, without first obtaining written permission to do so from the other party.

6.6. ***Related Traffic Signal Agreement.*** This Agreement will terminate the signal operation and maintenance terms of Agreement No. 80592, dated November 28, 2000, between the parties for the intersection of TH 41 at CSAH 10.

7. Maintenance by the County

Upon completion of the Project, the County will provide the following without cost or expense to the State:

7.1. ***Roundabout on TH 41***

A. ***Roundabout Approaches.*** Maintenance of CSAH 10 approaches up to the curb line of the outer circle of the TH 41 roundabout. Maintenance includes, but is not limited to, snow, ice and debris removal, resurfacing, seal coating, and any other maintenance activities according to accepted County maintenance practices.

B. ***Roundabout Circle.*** Maintenance of the roundabout circle on TH 41 at CSAH 10. The State and County will provide for snow, ice and debris removal of the roadway portion of the roundabout circle in conjunction with ongoing maintenance activities of their respective roadway approaches to the roundabout circle. The State will provide for resurfacing, seal coating, and any other maintenance activities necessary to perpetuate the roadway portion of the roundabout circle in a safe and usable condition.

7.2. ***Storm Sewers.*** Routine maintenance of any storm sewer facilities construction shown in Exhibit A. Routine maintenance includes, but is not limited to, removal of sediment, debris, vegetation, and ice from grates and catch basins, and any other maintenance activities necessary to preserve the facilities and to prevent conditions such as flooding, erosion, or sedimentation, this also includes informing the District Maintenance Engineer of any needed repairs.

8. Pedestrian Crosswalk Flasher System Power, Ownership, Operation, Maintenance, and Compliance

Power, ownership, operation, maintenance, and compliance responsibilities will be as follows for the new Pedestrian Crosswalk Flasher Systems on TH 41 at CSAH 10:

8.1. ***Power.*** The flasher system is solar powered and will have no upfront hookup or ongoing power costs. If the system is replaced in the future, any upfront and ongoing costs associated with providing power to the system are the responsibility of the City. The City will own and be responsible for the solar panel to operate the flasher system.

8.2. ***Ownership, Operation, and Maintenance.*** Upon completion of this project, the City will own the Pedestrian Crosswalk Flasher System. The City will operate and maintain the Pedestrian Crosswalk Flasher System, perform all Gopher State One Call locating, and be responsible for future system replacement, all at the City's cost and expense. The maintenance includes, but is not limited to, snow, ice, and debris removal at the pedestrian landings and ramps, associated signing, crosswalk pavement markings, solar panel cleaning or replacement, battery replacement, and lighting without cost or expense to the State. The City will perform all system maintenance in a timely manner.

8.3. ***Compliance.*** The City will also be responsible for replacement or upgrades to meet compliance with current and future ADA requirements without cost or expense to the State. If the City fails to comply with the maintenance terms or ADA requirements, or if a safety issue develops, the State may require the City to remove the Pedestrian Crosswalk Flasher System or the State may remove it at the City's cost.

8.4. ***Right-of-Way Access.*** The City will submit to the State form "Application for Miscellaneous Work on Trunk Highway Right-of-Way" (Form 1723) in order to perform TH 41 pedestrian crosswalk marking maintenance as described in Article 8.2.

9. Basis of State Cost

9.1. ***Available Funding.*** TED Program funds allow State Trunk Highway funds to be used for up to 70 percent of the total project costs based on MnDOT's Cost Participation Policy. Additional SRC funds have been

awarded to this project to pay for eligible Trunk Highway construction and construction engineering costs. The combination of TED and SRC funds cannot exceed 70 percent of the total project costs or the eligible trunk highway total project costs, whichever is less.

A. Encumbrance by the State of the State's total estimated construction cost share, the construction engineering cost share, and the contingency amount, as shown in the Revised Schedule "I."

9.2. ***Schedule "I".*** The Preliminary Schedule "I" includes anticipated State participation construction items and the construction engineering cost share covered under this Agreement.

9.3. ***Capped Funds.*** State TED funds available for this Project are capped at **$3,000,000.00**. State funds (Local Partnership Program Funds) available for this Project are capped at **$710,000.00**.

9.4. ***State Participation Construction.*** The State will participate in the following at the percentages indicated. The construction includes the State's proportionate share of item costs for mobilization, field office, and traffic control.

A. 100 Percent will be the State's rate of cost participation in all of the roundabout construction up to the capped amounts. The construction includes, but is not limited to, those construction items tabulated on Sheet No. 2 through No. 6 of the Preliminary Schedule "I."

9.5. ***Construction Engineering Costs.*** The State will pay a construction engineering charge equal to 8 percent of the total State participation construction covered under this Agreement up to the capped amounts.

9.6. ***Addenda, Change Orders, Supplemental Agreements, and Work Orders.*** The State will share in the costs of construction contract addenda, change orders, supplemental agreements, and work orders that are necessary to complete the State participation construction covered under this Agreement and are approved in writing by the State District Engineer's authorized representative.

9.7. ***Liquidated Damages.*** All liquidated damages assessed the County's contractor in connection with the construction contract will result in a credit shared by each party in the same proportion as their total construction cost share covered under this Agreement is to the total contract construction cost before any deduction for liquidated damages.

10. State Cost and Payment by the State

10.1. ***State Cost.*** **$3,710,000.00** is the State's estimated share of the costs of the contract construction, which includes the construction engineering cost share and a contingency amount as shown in the Preliminary Schedule "I." The Preliminary Schedule "I" was prepared using anticipated construction items and estimated quantities and unit prices and may include any credits or lump sum costs. Upon review of the construction contract bid documents described in Article 3.2, the State will decide whether to concur in the County's award of the construction contract and, if so, prepare a Revised Schedule "I" based on construction contract construction items, quantities, and unit prices, which will replace and supersede the Preliminary Schedule "I" as part of this Agreement. The contingency amount is provided to cover the cost difference between the Preliminary Schedule "I" and the Revised Schedule "I," overruns of the Project Plans' estimated quantities of State participation construction, and State approved additional construction including construction engineering costs.

10.2. ***Conditions of Payment.*** The State will pay the County the State's total estimated construction cost share, which does not include the construction engineering cost share or the contingency amount, as shown in the Revised Schedule "I," after the following conditions have been met:

A. Approval by the State's Land Management Director at Saint Paul of certified documentation, submitted by the County, for all right-of-way and easement acquisitions required for the contract construction.

B. Execution of this Agreement and transmittal to the County, including a letter advising of the State's concurrence in the award of the construction contract.

C. The State's receipt of a written request from the County for the advancement of funds. The request will include certification by the County that all necessary parties have executed the construction contract. The State will make payment according to following payment schedule:

Payment Schedule for TED Funds

1st Payment = 50 Percent of the State's total TED-funded cost share amount upon award of the construction contract.

2nd Payment = The remainder of State's total TED-funded cost share amount upon completion of 50 percent of the contract construction.

10.3. ***Limitations of State Payment; No State Payment to Contractor.*** The State's participation in the contract construction is limited to the State participation construction shown in Article 9, and the State's participation will not change except by a mutually agreed written amendment to this Agreement. The State's payment obligation extends only to the County. The County's contractor is not intended to be and will not be deemed to be a third party beneficiary of this Agreement. The County's contractor will have no right to receive payment from the State. The State will have no responsibility for claims asserted against the County by the County's contractor.

10.4. ***Construction Costs Exceeding Encumbered Amount.*** Whenever it appears the cost of the State participation construction covered under this Agreement is about to exceed the current amount of encumbered State funds, the County will notify the State District Engineer's authorized representative in writing prior to performance of the additional State participation construction. Notification will include an estimate in the amount of additional funds necessary to complete the State participation construction including construction engineering costs and the reason(s) why the current amount encumbered will be exceeded. The State will, upon its approval of the additional State participation construction, encumber the necessary additional funds. That action will have the effect of amending this Agreement so as to include the State's share of the costs of the additional construction.

Should the County cause the performance of additional contract construction which would otherwise qualify for State participation construction covered under this Agreement, but for which the State has not previously encumbered funds, that additional contract construction is done at the County's own risk. The County will notify the State District Engineer's authorized representative in writing of the additional State participation construction. Notification will include an estimate in the amount of additional funds necessary to cover the additional State participation construction including construction engineering costs and the reason(s) why the current amount encumbered was exceeded. If the State District Engineer's authorized representative approves the additional State participation construction, the County's claim for compensation along with a request for encumbrance of the necessary additional funds will be submitted to the State's Budget Section for review of compliance with Minnesota Statutes § 16A.15, subdivision 3, but no guarantee is made that the claim will be approved by the State's Budget Section. If the claim for compensation and the request for encumbrance of the necessary additional funds are approved by the State's Budget Section, that action will have the effect of amending this Agreement so as to include the State's share of the costs of the additional construction.

10.5. ***Records Keeping and Invoicing by the County.*** The State will provide the County with a Payment Processing Package containing a Modified Schedule "I" form, instructions, and samples of documents for processing final payment of the State participation construction covered under this Agreement.

The County will keep records and accounts that enable it to provide the State with the following prior to final payment:

A. A copy of the Modified Schedule "I" which includes final quantities of State participation construction.

B. Copies of the County contractor's invoice(s) covering all contract construction.

C. Copies of the endorsed and canceled County warrant(s) or check(s) paying for final contract construction, or computer documentation of the warrant(s) issued, certified by an appropriate County official that final construction contract payment has been made.

D. Copies of all construction contract change orders, supplemental agreements, and work orders.

E. A certification form, attached to a copy of the Final Schedule "I," both provided by the State. The certification form will be signed by the County's Engineer in charge of the contract construction attesting to the following:

i. Satisfactory performance and completion of all contract construction according to the Project Plans.

ii. Acceptance and approval of all materials furnished for the contract construction relative to compliance of those materials to the State's current *Standard Specifications for Construction*.

iii. Full payment by the County to its contractor for all contract construction.

F. When requested, copies certified by the County's Engineer, of material sampling reports and material testing results for the materials furnished for the contract construction.

G. A copy of the "as built" plan sent to the State Aid Agreements Engineer.

H. A formal invoice (original and signed) in the amount due the County as shown in the Final Schedule "I."

10.6. ***Final Payment by the State.*** Upon completion of all contract construction, the State will prepare a Final Schedule "I" according to the procedures detailed in the Payment Processing Package and submit a copy to the County. The Final Schedule "I" will be based on final quantities, and include all State participation construction items and the construction engineering cost share covered under this Agreement. If the final cost of the State participation construction exceeds the amount of funds advanced by the State, the State will pay the difference to the County without interest. If the final cost of the State participation construction is less than the amount of funds advanced by the State, the County will refund the difference to the State without interest.

The State and the County waive claims for any payments or refunds less than $5.00 according to Minnesota Statutes § 15.415.

10.7. ***Reporting of Economic Benefits.*** The County will provide an annual report on the economic benefits that have materialized, including the increase in jobs, in tax base and property development. This report must be provided annually on January 1st of each year for a period of five years after the completion of construction. This report will be provided to the Transportation Economic Development Coordinator at MnDOT.

11. Authorized Representatives

Each party's Authorized Representative is responsible for administering this Agreement and is authorized to give and receive any notice or demand required or permitted by this Agreement.

11.1. The State's Authorized Representative will be:

Name, Title:	Malaki Ruranika, Cooperative Agreements Engineer (or successor)
Address:	395 John Ireland Boulevard, Mailstop 682, Saint Paul, MN 55155
Telephone:	(651) 366-4634
Email:	malaki.ruranika@state.mn.us

11.2. The City's Authorized Representative will be:

Name, Title:	Matt Clark, City Engineer (or successor)
Address:	1 City Hall Plaza, Chaska, MN 55318
Telephone:	(952) 227-7522
Email:	mclark@chaskamn.gov

11.3. The County's Authorized Representative will be:

Name, Title:	Lyndon Robjent, Public Works Director (or successor)
Address:	11360 Highway 212, Suite 1, Cologne, MN 55322
Telephone:	(952) 466-5200
Email:	lrobjent@carvercountymn.gov

12. Assignment; Amendments; Waiver; Contract Complete

12.1. ***Assignment.*** No party may assign or transfer any rights or obligations under this Agreement without the prior consent of the other party and a written assignment agreement, executed and approved by the same parties who executed and approved this Agreement, or their successors in office. The foregoing does not prohibit the City or County from contracting with a third-party to perform City or County maintenance responsibilities covered under this Agreement.

12.2. ***Amendments.*** Any amendment to this Agreement must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original Agreement, or their successors in office.

12.3. ***Waiver.*** If a party fails to enforce any provision of this Agreement, that failure does not waive the provision or the party's right to subsequently enforce it.

12.4. ***Contract Complete.*** This Agreement contains all prior negotiations and agreements between the State, the City, and the County. No other understanding regarding this Agreement, whether written or oral, may be used to bind either party.

13. Liability; Worker Compensation Claims; Insurance

13.1. Each party is responsible for its own acts, omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of others and the results thereof. Minnesota Statutes § 3.736 and other applicable law govern liability of the State. Minnesota Statutes Chapter 466 and other applicable law govern liability of the City and County. Notwithstanding the foregoing, the City and County will indemnify, hold harmless, and defend (to the extent permitted by the Minnesota Attorney General) the State against any claims, causes of actions, damages, costs (including reasonable attorney's fees), and expenses arising in connection with the Project covered by this Agreement, regardless of whether such claims are asserted by the City’s or County's contractor(s) or consultant(s) or by a third party because of an act or omission by the City, the County, or their contractor(s) or consultant(s).

13.2. Each party is responsible for its own employees for any claims arising under the Workers Compensation Act.

13.3. The County may require its contractor to carry insurance to cover claims for damages asserted against the County's contractor.

14. Nondiscrimination

Provisions of Minnesota Statutes § 181.59 and of any applicable law relating to civil rights and discrimination are considered part of this Agreement.

15. Title VI/Nondiscrimination Assurances

The City and the County agree to comply with all applicable US DOT Standard Title VI/Non-Discrimination Assurances contained in DOT Order No. 1050.2A, and in particular Appendices A and E, which can be found at: https://edocs-public.dot.state.mn.us/edocs_public/DMResultSet/download?docId=11149035. If federal funds are included in this Agreement, the City and the County will ensure the appendices and solicitation language within the assurances are inserted into contracts as required. The State may conduct a review of the City's and County's compliance with this provision. The City and County must cooperate with the State throughout the review process by supplying all requested information and documentation to the State, making City and County staff and officials available for meetings as requested, and correcting any areas of non-compliance as determined by the State.

16. State Audits

Under Minnesota Statutes § 16C.05, subdivision 5, the City's and County's books, records, documents, accounting procedures, and practices relevant to this Agreement are subject to examination by the State and the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the end of this Agreement.

17. Government Data Practices

The City, County and State must comply with the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13, as it applies to all data provided under this Agreement, and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the City and County under this Agreement. The civil remedies of Minnesota Statutes §13.08 apply to the release of the data referred to in this clause by either the City, the County, or the State.

18. Governing Law; Jurisdiction; Venue

Minnesota law governs the validity, interpretation, and enforcement of this Agreement. Venue for all legal proceedings arising out of this Agreement, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

19. Termination; Suspension

19.1. ***By Mutual Agreement.*** This Agreement may be terminated by mutual agreement of the parties or by the State for insufficient funding as described below.

19.2. ***Termination for Insufficient Funding.*** The State may immediately terminate this Agreement if it does not obtain funding from the Minnesota Legislature, or other funding source; or if funding cannot be continued at a level sufficient to allow for the payment of the services covered here. Termination must be by written or fax notice to the City and County. The State is not obligated to pay for any services that are provided after notice and effective date of termination. However, the County will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed to the extent that funds are available. The State will not be assessed any penalty if this Agreement is terminated because of the decision of the Minnesota Legislature, or other funding source, not to appropriate funds.

19.3. ***Suspension.*** In the event of a total or partial government shutdown, the State may suspend this Agreement and all work, activities, performance, and payments authorized through this Agreement. Any work performed during a period of suspension will be considered unauthorized work and will be undertaken at the risk of non-payment.

20. Force Majeure

No party will be responsible to the other for a failure to perform under this Agreement (or a delay in performance) if such failure or delay is due to a force majeure event. A force majeure event is an event beyond a party's reasonable control, including but not limited to, unusually severe weather, fire, floods, other acts of God, labor disputes, acts of war or terrorism, or public health emergencies.

(The remainder of this page has been intentionally left blank.)

STATE ENCUMBRANCE VERIFICATION

Individual certifies that funds have been encumbered as required by Minnesota Statutes § 16A.15 and 16C.05.

Signed: _____

Date: _____

SWIFT Purchase Order: 3000764615

CARVER COUNTY

The undersigned certify that they have lawfully executed this contract on behalf of the Governmental Unit as required by applicable charter provisions, resolutions, or ordinances.

By: _____

Title: _____

Date: _____

By: _____

Title: _____

Date: _____

DEPARTMENT OF TRANSPORTATION

Recommended for Approval:

By: _____
(District Engineer)

Date: _____

Approved:

By: _____
(State Design Engineer)

Date: _____

COMMISSIONER OF ADMINISTRATION

By: _____
(With Delegated Authority)

Date: _____

INCLUDE COPY OF RESOLUTION APPROVING THE AGREEMENT AND AUTHORIZING ITS EXECUTION.

CITY OF CHASKA

The undersigned certify that they have lawfully executed this contract on behalf of the Governmental Unit as required by applicable charter provisions, resolutions, or ordinances.

By: _____

Title: _____

Date: _____

By: _____

Title: _____

Date: _____

INCLUDE COPY OF RESOLUTION APPROVING THE AGREEMENT AND AUTHORIZING ITS EXECUTION.

PRELIMINARY SCHEDULE "I"
Agreement No. 1055714
Carver County

SP 1008-106 (TH 41=260) Preliminary: August 23, 2024
SP 010-610-056, 010-591-002
SP 196-020-015
Fed. Proj. STBG-PRO-TA 1024(281)

Grading, bituminous and concrete surfacing, ADA improvements, retaining walls, lighting, box culverts (10X24, 10J58) construction performed under County contract with ____
located on TH 41 from 700 feet south of CSAH 10 to 520 feet north of CSAH 10
and on CSAH 10 from 590 feet west of Bavaria Road to 510 feet east of Park Ridge Drive

STATE COST PARTICIPATION

	State TED	State LPP	Totals
SP 1008-106 (From Sheet No. 6)	3,000,000.00	225,559.30	3,225,559.30
(1) Subtotal			$3,225,559.30
Construction Engineering (8%)		258,044.74	258,044.74
Subtotal	3,000,000.00	483,604.04	$3,483,604.04
(2) Contingency Amount			226,395.96
Encumbered Amount			**$3,710,000.00**

(1) Amount of advance payment as described in Article 10 of the Agreement (estimated amount)
(2) For the State's use only as described in Article 10.1 of the Agreement

STATE PAYMENT SCHEDULE

Payment 1 (100% of LPP construction + 50% TED construction upon award)	$1,725,559.30
Payment 2 (50% TED construction upon 50% Project completion)	$1,500,000.00
Final Payment (Remaing State Cost)	$258,044.74
Total State Payment	**$3,483,604.04**

Data is considered Non-public prior to project award under the
Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13.

ITEM NUMBER	SP 1008-106 WORK ITEM		UNIT	QUANTITY	UNIT PRICE	COST (1)
2011.601	AS BUILT		LUMP SUM	1.00	10,500.00	10,500.00
2016.601	TOPSOIL MANAGEMENT		LUMP SUM	0.30	20,000.00	6,000.00
2021.501	MOBILIZATION		LUMP SUM	0.14	1,250,000.00	175,000.00
2031.502	FIELD OFFICE		EACH	0.14	25,000.00	3,500.00
2051.501	MAINT & RESTORATION OF HAUL ROADS		LUMP SUM	0.14	4,000.00	560.00
2104.502	REMOVE SIGN		EACH	13.00	60.00	780.00
2104.502	REMOVE SIGNAL SYSTEM		EACH	0.50	15,000.00	7,500.00
2104.502	SALVAGE SIGN		EACH	3.00	60.00	180.00
2104.502	SALVAGE SIGN PANEL		EACH	1.00	55.00	55.00
2104.503	SAWING CONCRETE PAVEMENT (FULL DEPTH)		LIN FT	1,014.00	5.00	5,070.00
2104.503	REMOVE SEWER PIPE (STORM)		LIN FT	915.00	23.00	21,045.00
2104.503	REMOVE CURB & GUTTER		LIN FT	3,327.00	6.00	19,962.00
2104.504	REMOVE CONCRETE PAVEMENT		SQ YD	7,434.00	8.00	59,472.00
2104.504	REMOVE BITUMINOUS PAVEMENT		SQ YD	80.00	7.00	560.00
2104.518	REMOVE BITUMINOUS WALK		SQ FT	5,504.00	2.00	11,008.00
2104.518	REMOVE CONCRETE WALK		SQ FT	104.00	2.00	208.00
2104.518	REMOVE CONCRETE MEDIAN		SQ FT	3,654.00	5.00	18,270.00
2104.601	REMOVE CABLES		LUMP SUM	1.00	3,200.00	3,200.00
2106.507	EXCAVATION - COMMON	(P)	CU YD	2,993.00	14.00	41,902.00
2106.507	EXCAVATION - SUBGRADE	(P)	CU YD	2,861.00	16.00	45,776.00
2106.507	SELECT GRANULAR EMBANKMENT (CV)	(P)	CU YD	3,616.00	20.00	72,320.00
2106.507	COMMON EMBANKMENT (CV)	(P)	CU YD	4,850.00	9.00	43,650.00
2211.507	AGGREGATE BASE (CV) CLASS 5	(P)	CU YD	1,632.00	35.00	57,120.00
2301.502	DOWEL BAR		EACH	3,066.00	15.00	45,990.00
2301.504	CONCRETE PAVEMENT 10.0"	(P)	SQ YD	5,252.00	140.00	735,280.00
2301.508	SUPPLEMENTAL PAVEMENT REINFORCEMENT		POUND	7,331.00	4.00	29,324.00
2360.509	TYPE SP 9.5 WEARING COURSE MIX (4,C)		TON	10.00	70.00	700.00
2360.509	TYPE SP 12.5 NON WEAR COURSE MIX (4,B)		TON	20.00	80.00	1,600.00
2360.509	TYPE SP 12.5 WEARING COURSE MIX (4,C)		TON	10.00	100.00	1,000.00
2411.507	STRUCTURE EXCAVATION CLASS U		CU YD	313.00	18.00	5,634.00
2452.601	EARTH RETENTION SYSTEM (TEMPORARY)		LUMP SUM	0.90	500,000.00	450,000.00
2502.503	4" PERF TP PIPE DRAIN		LIN FT	1,468.00	16.00	23,488.00
2503.503	15" RC PIPE SEWER DES 3006 CL V		LIN FT	1,886.00	90.00	169,740.00
2503.503	21" RC PIPE SEWER DES 3006		LIN FT	40.00	105.00	4,200.00

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ITEM NUMBER	SP 1008-106 WORK ITEM		UNIT	QUANTITY	UNIT PRICE	COST (1)
2503.503	21" RC PIPE SEWER DES 3006 CL IV		LIN FT	165.00	115.00	18,975.00
2503.503	24" RC PIPE SEWER DES 3006 CL IV		LIN FT	218.00	150.00	32,700.00
2503.602	CONNECT TO EXISTING STORM SEWER		EACH	3.00	1,500.00	4,500.00
2503.603	PLUG FILL & ABANDON PIPE SEWER		LIN FT	45.00	50.00	2,250.00
2506.502	CASTING ASSEMBLY		EACH	36.00	1,100.00	39,600.00
2506.502	ADJUST FRAME & RING CASTING		EACH	2.00	1,100.00	2,200.00
2506.503	CONST DRAINAGE STRUCTURE DESIGN F		LIN FT	45.10	700.00	31,570.00
2506.503	CONST DRAINAGE STRUCTURE DESIGN G		LIN FT	25.30	700.00	17,710.00
2506.503	CONST DRAINAGE STRUCTURE DESIGN H		LIN FT	45.40	600.00	27,240.00
2506.503	CONST DRAINAGE STRUCTURE DES 48-4020		LIN FT	92.40	850.00	78,540.00
2506.503	CONST DRAINAGE STRUCTURE DES 54-4020		LIN FT	16.60	1,050.00	17,430.00
2506.503	CONST DRAINAGE STRUCTURE DES 60-4020		LIN FT	8.40	1,300.00	10,920.00
2506.602	CONNECT INTO EXISTING DRAINAGE STRUCTURE		EACH	1.00	1,800.00	1,800.00
2521.518	4" CONCRETE WALK		SQ FT	14,523.00	8.00	116,184.00
2521.518	6" CONCRETE WALK		SQ FT	2,060.00	13.00	26,780.00
2521.518	7" CONCRETE WALK	(P)	SQ FT	3,906.00	9.50	37,107.00
2521.518	4" BITUMINOUS WALK		SQ FT	1,125.00	4.00	4,500.00
2521.602	DRILL & GROUT REINF BAR (EPOXY COATED)		EACH	87.00	35.00	3,045.00
2521.618	CONCRETE CURB RAMP WALK		SQ FT	1,080.00	18.00	19,440.00
2531.503	CONCRETE CURB & GUTTER DESIGN B624		LIN FT	1,400.00	29.00	40,600.00
2531.503	CONCRETE CURB & GUTTER DESIGN D424		LIN FT	1,160.00	28.00	32,480.00
2531.503	CONCRETE CURB & GUTTER DESIGN R424		LIN FT	400.00	30.00	12,000.00
2531.503	CONCRETE CURB & GUTTER DESIGN S524		LIN FT	1,060.00	27.00	28,620.00
2531.618	TRUNCATED DOMES		SQ FT	66.00	55.00	3,630.00
2533.503	PORTABLE PREC CONC BAR DES 8337-ANCHORED		LIN FT	898.00	47.00	42,206.00
2545.502	LIGHTING UNIT TYPE 9-40		EACH	7.00	4,800.00	33,600.00
2545.502	LIGHT FOUNDATION DESIGN E		EACH	7.00	1,400.00	9,800.00
2545.502	SERVICE CABINET -TYPE L1		EACH	1.00	8,350.00	8,350.00
2545.502	EQUIPMENT PAD B		EACH	1.00	1,500.00	1,500.00
2545.503	2" NON-METALLIC CONDUIT		LIN FT	82.00	8.00	656.00
2545.503	3" NON-METALLIC COND (DIRECTIONAL BORE)		LIN FT	254.00	26.00	6,604.00
2545.503	UNDERGROUND WIRE 1/C 2 AWG		LIN FT	415.00	6.00	2,490.00
2545.503	DIRECT BURIED LIGHTING CABLE 4/C 4 AWG		LIN FT	1,238.00	13.00	16,094.00
2550.502	SERVICE FOUNDATION		EACH	1.00	1,200.00	1,200.00

Data is considered Non-public prior to project award under the
Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13.

ITEM NUMBER	SP 1008-106 WORK ITEM		UNIT	QUANTITY	UNIT PRICE	COST (1)
2550.502	CCTV FOUNDATION		EACH	1.00	4,100.00	4,100.00
2550.502	FIBEROPTIC SPLICE VAULT		EACH	1.00	8,000.00	8,000.00
2550.502	OUTDOOR FIBER SPLICE ENCLOSURE		EACH	1.00	2,600.00	2,600.00
2550.502	BURIED CABLE SIGN		EACH	8.00	160.00	1,280.00
2550.502	CCTV CABINET		EACH	1.00	5,300.00	5,300.00
2550.502	SERVICE CABINET		EACH	1.00	4,000.00	4,000.00
2550.503	1.5" NON-METALLIC CONDUIT		LIN FT	1,155.00	9.00	10,395.00
2550.503	2" NON-METALLIC CONDUIT		LIN FT	150.00	7.00	1,050.00
2550.503	POWER CABLE 1 CONDUCTOR NO 6		LIN FT	145.00	2.00	290.00
2550.503	POWER CABLE 3 CONDUCTOR NO 14		LIN FT	185.00	1.00	185.00
2550.601	TEMPORARY COMMUNICATION SYSTEM		LUMP SUM	1.00	18,000.00	18,000.00
2550.601	FIBER OPTIC CABLE TESTING		LUMP SUM	1.00	6,000.00	6,000.00
2550.602	CCTV HARDWARE		EACH	1.00	33,000.00	33,000.00
2550.602	FIBER OPTIC PIGTAIL TERMINATION		EACH	1.00	1,400.00	1,400.00
2550.602	FIBER OPTIC CABLE SPLICING		EACH	3.00	1,700.00	5,100.00
2550.602	PULL VAULT		EACH	2.00	2,500.00	5,000.00
2550.603	ARMORED FIBER OPTIC PIGTAIL CABLE 6SM		LIN FT	105.00	2.00	210.00
2550.603	FIBER OPTIC TRUNK CABLE 48SM		LIN FT	5,420.00	2.00	10,840.00
2554.502	ANCHORAGE ASSEMBLY - TYPE 31		EACH	2.00	1,800.00	3,600.00
2554.502	END TREATMENT-TANGENT TERMINAL		EACH	2.00	3,600.00	7,200.00
2554.503	TRAFFIC BARRIER DESIGN TYPE 31		LIN FT	50.00	40.00	2,000.00
2563.601	TRAFFIC CONTROL		LUMP SUM	0.14	650,000.00	91,000.00
2563.601	ALTERNATE PEDESTRIAN ROUTE		LUMP SUM	0.30	9,000.00	2,700.00
2563.601	ACCESS MANAGEMENT PLAN		LUMP SUM	0.30	6,000.00	1,800.00
2563.602	LINEAR DELINEATION PANEL		EACH	36.00	10.00	360.00
2563.602	PORTABLE BARRIER DELINEATOR		EACH	36.00	8.00	288.00
2563.613	PORTABLE CHANGEABLE MESSAGE SIGN		UNIT DAY	320.00	100.00	32,000.00
2563.613	PORTABLE SIGNAL SYSTEM		UNIT DAY	300.00	160.00	48,000.00
2563.615	TEMPORARY IMPACT ATTENUATOR		ASSEMBLY	2.00	3,200.00	6,400.00
2564.502	INSTALL SIGN PANEL		EACH	1.00	310.00	310.00
2564.602	INSTALL SIGN		EACH	3.00	400.00	1,200.00
2564.602	DELINEATOR / MARKER PANEL		EACH	4.00	110.00	440.00
2564.607	CONCRETE FOOTING (MONOTUBE)		CU YD	20.00	2,300.00	46,000.00
2564.608	STRUCTURAL STEEL - MONOTUBE SIGN	(P)	POUND	28,829.00	4.60	132,613.40

ITEM NUMBER	SP 1008-106 WORK ITEM		UNIT	QUANTITY	UNIT PRICE	COST (1)
2564.618	SIGN		SQ FT	278.00	60.00	16,680.00
2564.618	SIGN PANEL		SQ FT	510.00	43.00	21,930.00
2565.616	PEDESTRIAN CROSSWALK FLASHER SYSTEM		SYSTEM	1.00	25,000.00	25,000.00
2571.502	DECIDUOUS TREE 2.5" CAL B&B		EACH	2.00	850.00	1,700.00
2571.502	ORNAMENTAL TREE 6' HT B&B		EACH	5.00	500.00	2,500.00
2571.502	DECIDUOUS SHRUB NO 2 CONT		EACH	242.00	70.00	16,940.00
2571.502	PERENNIAL NO 1 CONT		EACH	303.00	20.00	6,060.00
2573.501	STABILIZED CONSTRUCTION EXIT		LUMP SUM	0.40	10,000.00	4,000.00
2573.501	EROSION CONTROL SUPERVISOR		LUMP SUM	0.30	7,800.00	2,340.00
2573.502	CULVERT END CONTROLS		EACH	1.00	140.00	140.00
2574.505	SUBSOILING	(P)	ACRE	1.00	250.00	250.00
2574.505	SOIL BED PREPARATION	(P)	ACRE	2.00	200.00	400.00
2574.507	BOULEVARD TOPSOIL BORROW		CU YD	378.00	50.00	18,900.00
2574.508	FERTILIZER TYPE 1		POUND	272.00	2.00	544.00
2575.504	ROLLED EROSION PREVENTION CATEGORY 25		SQ YD	137.00	4.00	548.00
2575.505	SEEDING	(P)	ACRE	1.00	290.00	290.00
2575.505	DISK ANCHORING	(P)	ACRE	1.00	90.00	90.00
2575.505	MOWING		ACRE	2.00	65.00	130.00
2575.505	WEED SPRAYING		ACRE	1.00	200.00	200.00
2575.506	WEED SPRAY MIXTURE		GALLON	1.00	90.00	90.00
2575.509	MULCH MATERIAL TYPE 1		TON	2.00	250.00	500.00
2575.608	SEED SOUTHERN BOULEVARD		POUND	124.00	7.00	868.00
2581.503	6" REMOVABLE PREFORM PAVEMENT MARKING TAPE WR		LIN FT	3,196.00	1.90	6,072.40
2582.503	4" SOLID LINE MULTI COMP GR IN (WR) CONT		LIN FT	2,054.00	2.70	5,545.80
2582.503	6" SOLID LINE MULTI COMP GR IN (WR) CONT		LIN FT	1,467.00	2.80	4,107.60
2582.503	24" SOLID LINE MULTI COMP GR IN (WR) CONT		LIN FT	41.00	20.00	820.00
2582.503	4" BROKEN LINE MULTI COMP GR IN (WR) CONT		LIN FT	169.00	1.90	321.10
2582.503	4" DOTTED LINE PREF THERMO GR IN CONT		LIN FT	436.00	7.50	3,270.00
2582.503	18" DOTTED LINE PREF THERMO GR IN CONT		LIN FT	93.00	16.00	1,488.00
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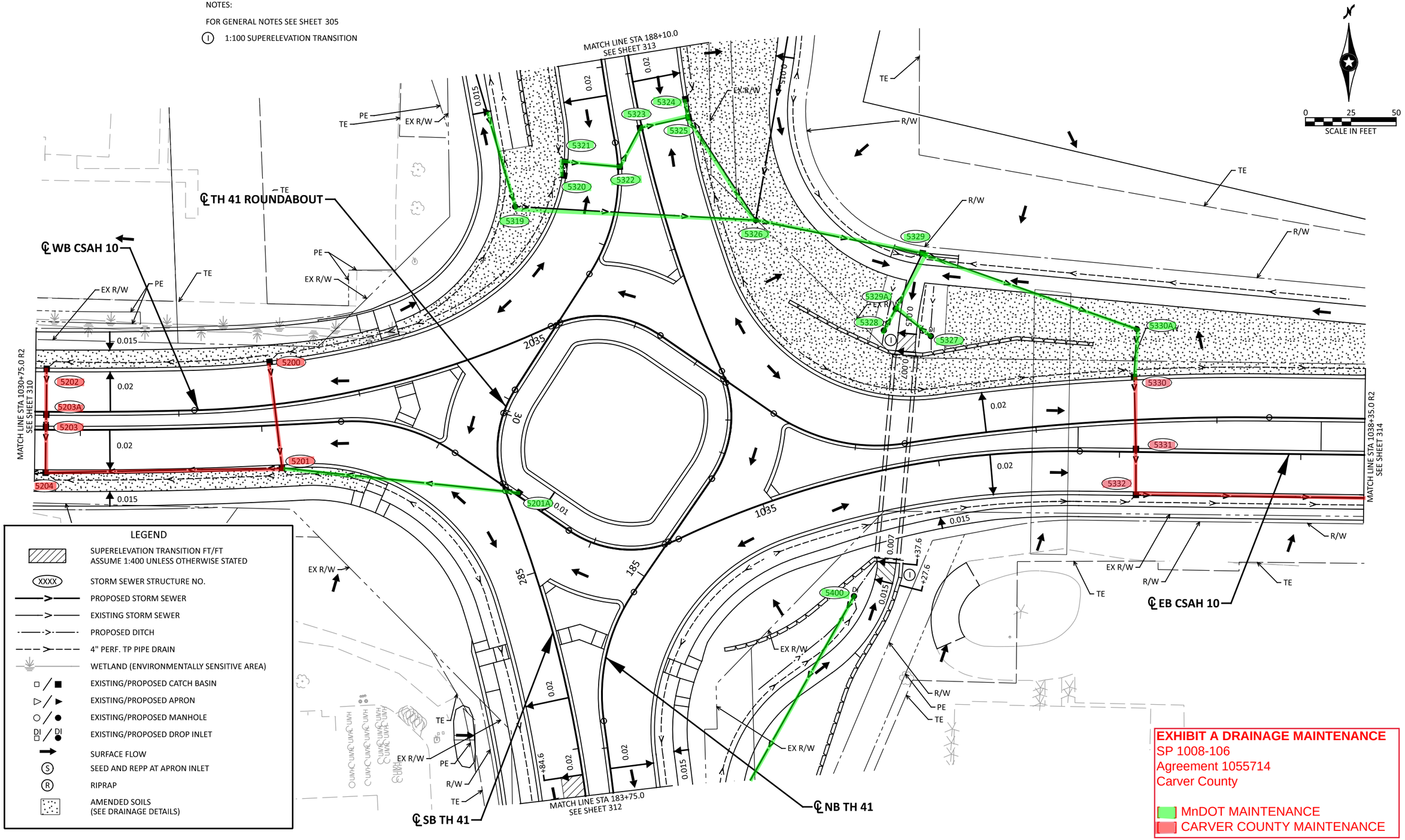
ITEM NUMBER	SP 1008-106 WORK ITEM	UNIT	QUANTITY	UNIT PRICE	COST (1)
2582.518	PAVT MSSG PREF THERMO GR IN CONT	SQ FT	424.00	34.00	14,416.00
2582.518	CROSSWALK PREF THERMO GR IN CONT ESR	SQ FT	192.00	21.00	4,032.00
				TOTAL	$3,225,559.30
	(1) **100% STATE TED**	**$3,000,000.00**	(capped at $3,000,000.00)		
	100% STATE LPP	**$225,559.30**	(capped at $710,000.00)		
	BALANCE COUNTY	$0.00			

NOTES:

FOR GENERAL NOTES SEE SHEET 305

(1) 1:100 SUPERELEVATION TRANSITION



LEGEND

- SUPERELEVATION TRANSITION FT/FT ASSUME 1:400 UNLESS OTHERWISE STATED
- XXXX — STORM SEWER STRUCTURE NO.
- PROPOSED STORM SEWER
- EXISTING STORM SEWER
- PROPOSED DITCH
- 4" PERF. TP PIPE DRAIN
- WETLAND (ENVIRONMENTALLY SENSITIVE AREA)
- EXISTING/PROPOSED CATCH BASIN
- EXISTING/PROPOSED APRON
- EXISTING/PROPOSED MANHOLE
- EXISTING/PROPOSED DROP INLET
- SURFACE FLOW
- (S) SEED AND REPP AT APRON INLET
- (R) RIPRAP
- AMENDED SOILS (SEE DRAINAGE DETAILS)

EXHIBIT A DRAINAGE MAINTENANCE
SP 1008-106
Agreement 1055714
Carver County

MnDOT MAINTENANCE
CARVER COUNTY MAINTENANCE

NO	DATE	BY	CKD	APPR	REVISION

14612_dr06.dgn

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

Print Name: DUSTIN D. ANDERSON

Date 06/03/2024 License # 58745

STATE PROJ. NO.
1008-106 (TH 41)

STATE AID PROJ. NO.
010-610-056
010-591-002
196-020-015

CITY PROJ. NO.

DRAWN BY
D. ANDERSON

DESIGNED BY
D. ANDERSON

CHECKED BY
B. LEBA

COMM. NO. 0014612

SRF

CARVER COUNTY

DRAINAGE AND SUPERELEVATION PLANS
CSAH 10/TH 41 RECONSTRUCTION

SHEET 311 OF 502

8:32:15 AM
6/5/2024
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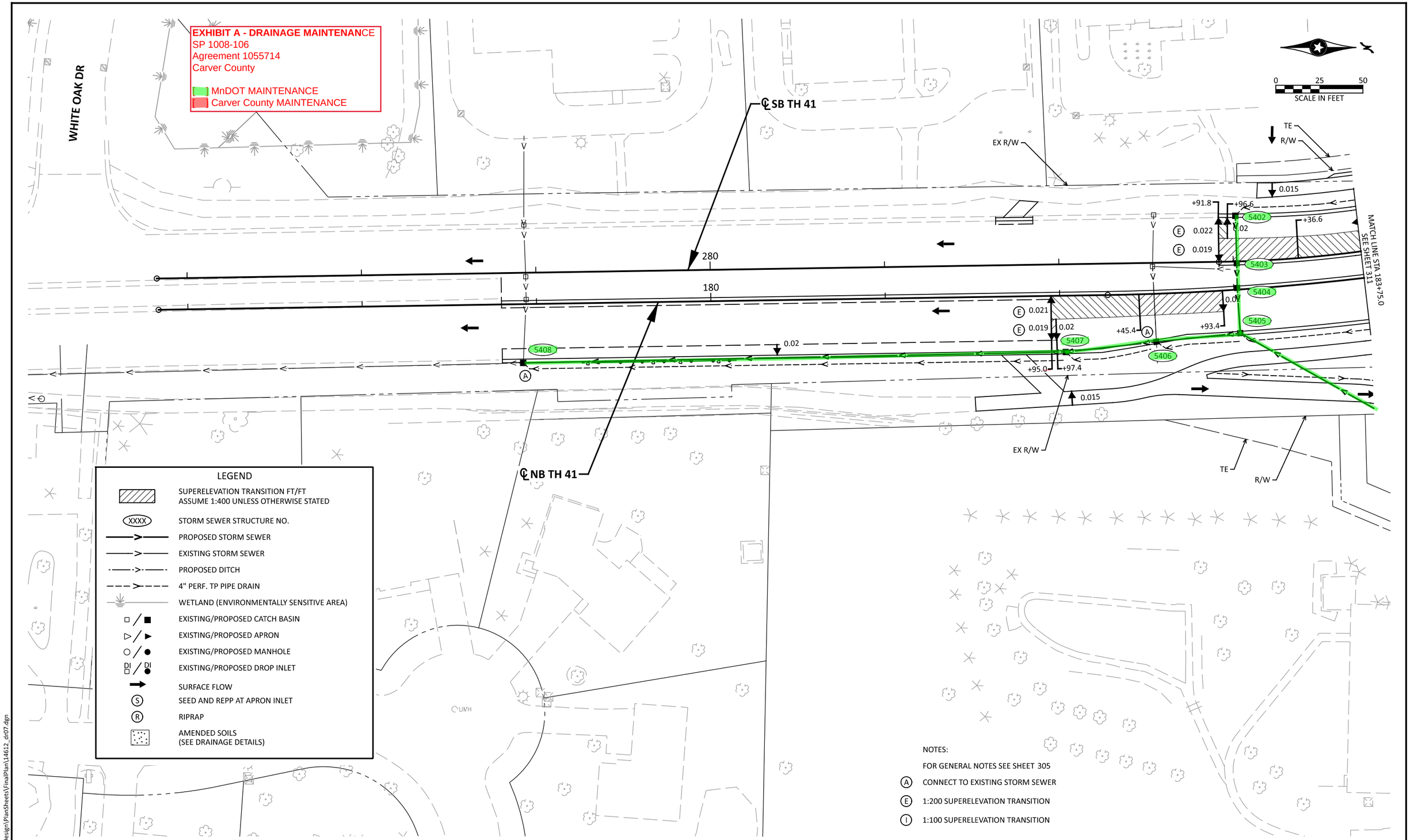

NO	DATE	BY	CKD	APPR	REVISION

14612_dr07.dgn

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

Print Name: DUSTIN D. ANDERSON

Date 06/03/2024 License # 58745

STATE PROJ. NO. 1008-106 (TH 41)

STATE AID PROJ. NO. 010-610-056 010-591-002 196-020-015

CITY PROJ. NO.

DRAWN BY D. ANDERSON

DESIGNED BY D. ANDERSON

CHECKED BY B. LEBA

COMM. NO. 0014612

SRF

CARVER COUNTY

DRAINAGE AND SUPERELEVATION PLANS

CSAH 10/TH 41 RECONSTRUCTION

SHEET 312 OF 502

8:32:55 AM
6/5/2024
H:\Projects\14000\14612\Design\PlanSheets\FinalPlan\14612_dr07.dgn

EXHIBIT A - DRAINAGE MAINTENANCE
SP 1008-106
Agreement 1055714
Carver County

[ ] MnDOT MAINTENANCE
[ ] Carver County MAINTENANCE

NOTES:

FOR GENERAL NOTES SEE SHEET 305

(A) CONNECT TO EXISTING STORM SEWER
(C) CONNECT TO EXISTING DRAINAGE STRUCTURE
(E) 1:200 SUPERELEVATION TRANSITION
(I) 1:100 SUPERELEVATION TRANSITION

0 25 50
SCALE IN FEET

℄ SB TH 41
℄ NB TH 41
EX R/W
PE
R/W
TE
5318
5318A
5300
6000
5303
5304
5306
5307
5302
5310
5312
5313
5311
5314
5315
+48.1
+58.1
+58.3
+60.7
+15.1
+67.1
+11.4
+59.4
+54.0
+05.0
+72.7
+82.7
0.015
0.007
0.02
0.021
0.019
0.020
0.043
290
190
MATCH LINE STA 188+10.0
SEE SHEET 311

LEGEND

- SUPERELEVATION TRANSITION FT/FT ASSUME 1:400 UNLESS OTHERWISE STATED
- (XXXX) STORM SEWER STRUCTURE NO.
- PROPOSED STORM SEWER
- EXISTING STORM SEWER
- PROPOSED DITCH
- 4" PERF. TP PIPE DRAIN
- WETLAND (ENVIRONMENTALLY SENSITIVE AREA)
- EXISTING/PROPOSED CATCH BASIN
- EXISTING/PROPOSED APRON
- EXISTING/PROPOSED MANHOLE
- DI EXISTING/PROPOSED DROP INLET
- SURFACE FLOW
- (S) SEED AND REPP AT APRON INLET
- (R) RIPRAP
- AMENDED SOILS (SEE DRAINAGE DETAILS)

NO	DATE	BY	CKD	APPR	REVISION

14612_dr08.dgn

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

Print Name: DUSTIN D. ANDERSON
Date 06/03/2024 License # 58745

STATE PROJ. NO. 1008-106 (TH 41)
STATE AID PROJ. NO. 010-610-056 010-591-002 196-020-015
CITY PROJ. NO.

DRAWN BY D. ANDERSON
DESIGNED BY D. ANDERSON
CHECKED BY B. LEBA
COMM. NO. 0014612

SRF

CARVER COUNTY
DRAINAGE AND SUPERELEVATION PLANS
CSAH 10/TH 41 RECONSTRUCTION

SHEET 313 OF 502

8:33:27 AM
6/5/2024
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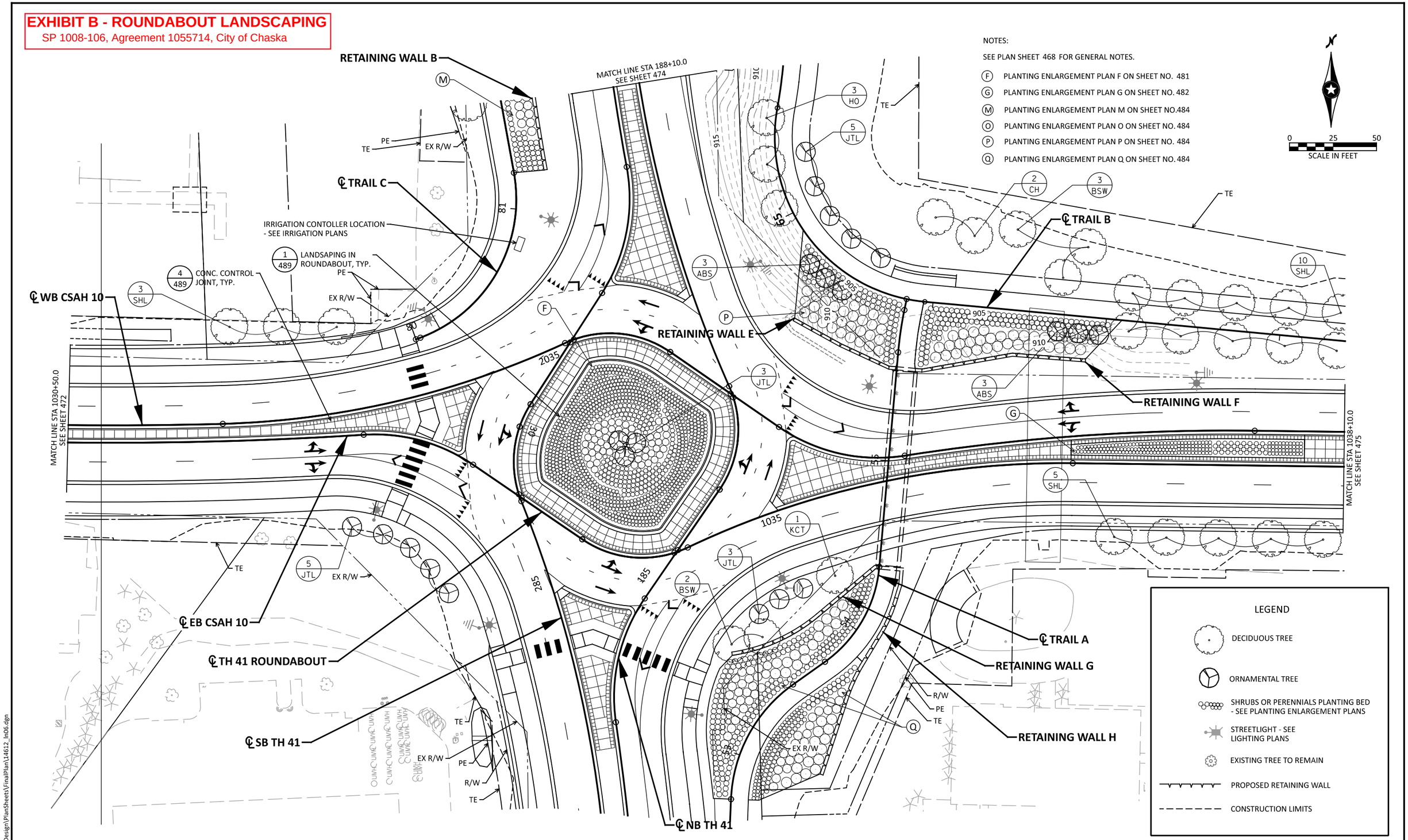
EXHIBIT B - ROUNDABOUT LANDSCAPING

SP 1008-106, Agreement 1055714, City of Chaska



NO	DATE	BY	CKD	APPR	REVISION

14612_ln06.dgn

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

Print Name: SEAN C. JERGENS

Date 06/03/2024 License # 47256

STATE PROJ. NO. 1008-106 (TH 41)

STATE AID PROJ. NO. 010-610-056 010-591-002 196-020-015

CITY PROJ. NO.

DRAWN BY S. JERGENS

DESIGNED BY S. JERGENS

CHECKED BY S. CROSBY

COMM. NO. 0014612

SRF

CARVER COUNTY

LANDSCAPE PLANS

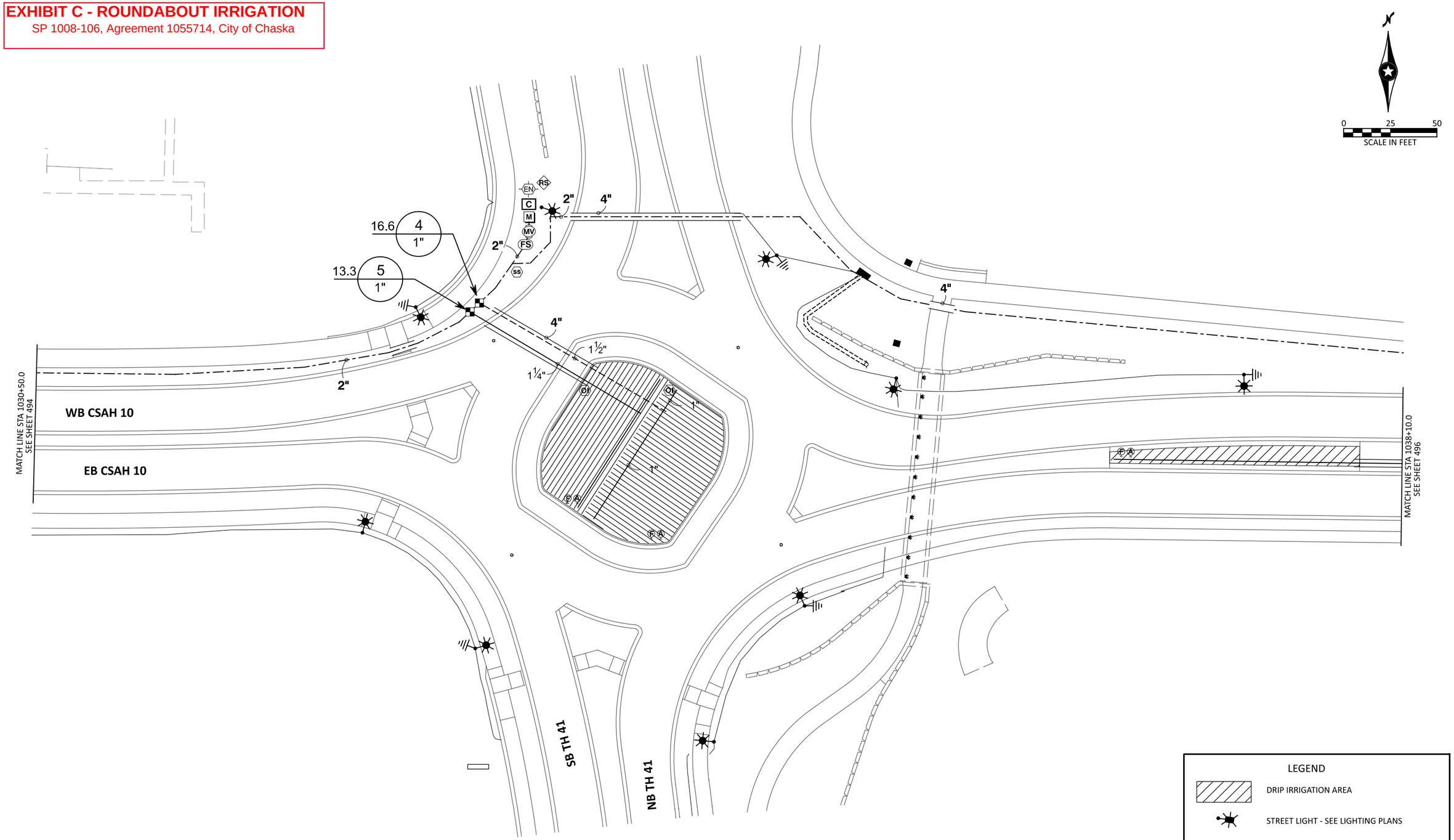
CSAH 10/TH 41 RECONSTRUCTION

SHEET 473 OF 502

5:19:17 PM 6/3/2024 H:\Projects\14000\14612\Design\PlanSheets\FinalPlan\14612_ln06.dgn

EXHIBIT C - ROUNDABOUT IRRIGATION

SP 1008-106, Agreement 1055714, City of Chaska



LEGEND

DRIP IRRIGATION AREA

STREET LIGHT - SEE LIGHTING PLANS

SEE IRRIGATION SCHEDULE AND GENERAL NOTES ON SHEET 490

SEE IRRIGATION DETAILS ON SHEET 498

NO	DATE	BY	CKD	APPR	REVISION

14612_ir06.dgn

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

Print Name: SEAN C. JERGENS

Date 06/03/2024 License # 47256

STATE PROJ. NO.	1008-106 (TH 41)
STATE AID PROJ. NO.	010-610-056 010-591-002 196-020-015
CITY PROJ. NO.	
DRAWN BY	S. JERGENS
DESIGNED BY	S. JERGENS
CHECKED BY	S. CROSBY
COMM. NO.	0014612

CARVER COUNTY

IRRIGATION PLANS

CSAH 10/TH 41 RECONSTRUCTION

SHEET 495 OF 502

9:20:05 AM
6/5/2024
H:\Projects\14000\14612\Design\PlanSheets\FinalPlan\14612_ir06.dgn

CITY OF CHASKA

RESOLUTION

IT IS RESOLVED that the City of Chaska enter into MnDOT Agreement No. 1055714 with the State of Minnesota, Department of Transportation for the following purposes:

To provide for maintenance by the City upon, along, and adjacent to Trunk Highway No. 41 from 700 feet south of CSAH 10 to 520 feet north of CSAH 10 and on CSAH 10 from 590 feet west of Bavaria Road to 510 feet east of Park Ridge Drive under State Project No. 1008-106, the limits of which are defined in said Agreement.

IT IS FURTHER RESOLVED that the Mayor and the _____
(Title)
are authorized to execute the Agreement and any amendments to the Agreement.

CERTIFICATION

I certify that the above Resolution is an accurate copy of the Resolution adopted by the Council of the City of Chaska at an authorized meeting held on the _____ day of _____, 20__, as shown by the minutes of the meeting in my possession.

Subscribed and sworn to me this
_____ day of _____, 20____

Notary Public _____

My Commission Expires _____

_____
(Signature)

_____
(Type or Print Name)

_____
(Title)

CARVER COUNTY

RESOLUTION

IT IS RESOLVED that Carver County enter into MnDOT Agreement No. 1055714 with the State of Minnesota, Department of Transportation for the following purposes:

To provide for payment by the State to the County of the State's share of the costs of the roundabout construction and other associated construction to be performed upon, along, and adjacent to Trunk Highway No. 41 from 700 feet south of CSAH 10 to 520 feet north of CSAH 10 and on CSAH 10 from 590 feet west of Bavaria Road to 510 feet east of Park Ridge Drive under State Project No. 1008-106.

IT IS FURTHER RESOLVED that the _____
(Title)

and the _____
(Title)

are authorized to execute the Agreement and any amendments to the Agreement.

CERTIFICATION

I certify that the above Resolution is an accurate copy of the Resolution adopted by the Board of Commissioners of Carver County at an authorized meeting held on the _____ day of _____, 20__, as shown by the minutes of the meeting in my possession.

Subscribed and sworn to me this
_____ day of _____, 20____

Notary Public _____

My Commission Expires _____

_____
(Signature)

_____
(Type or Print Name)

_____
(Title)

JOINT POWERS AGREEMENT FOR CONSTRUCTION ON COUNTY STATE AID HIGHWAY/COUNTY HIGHWAY 10

THIS AGREEMENT FOR CONSTRUCTION ON COUNTY STATE AID HIGHWAY/COUNTY HIGHWAY 10, ("Agreement") shall be in effect from the date of execution and shall continue until the completion of the Project, by and between the City of Chaska ("City"), and the County of Carver ("County") (each sometimes hereinafter called "Party" and both sometimes collectively "Parties") the Parties being governmental and political subdivisions of the State of Minnesota.

WITNESSETH:

WHEREAS, each of the Parties has the authority to construct, maintain, repair, and improve public streets within their respective jurisdictions; and

WHEREAS, County State Aid Highway/County Highway 10 (CSAH 10) is a duly dedicated public street, located within the corporate limits of City; and

WHEREAS, the Parties desire to undertake a joint project involving bridge construction, retaining walls, grading, aggregate base, pavement surfacing, curb and gutter, sidewalk, trail, storm sewer, and other incidentals, and to share the costs of such improvement as herein provided; and

WHEREAS, the authority of the Parties to enter into this Agreement is provided by Minnesota Statutes, Section 471.59.

NOW, THEREFORE, in consideration of the mutual promises and covenants of each to the other contained in this Agreement and other good and valuable consideration, receipt of which is hereby acknowledged, the Parties hereto do covenant and agree as follows:

ARTICLE I
THE AGREEMENT

Section 1.01. Purposes. The purpose of this Agreement is to define the rights and obligations of the City and the County with respect to the Project and the sharing of the costs of the Project.

Section 1.02. Cooperation. The City and the County shall cooperate and use their best efforts to ensure the most expeditious implementation of the various provisions of this Agreement. The Parties agree in good faith to undertake resolution of disputes, if any, in an equitable and timely manner. The Project will be open to inspection of duly authorized representatives of the Parties at any time during normal business hours and as often as reasonably deemed necessary.

Section 1.03. Relationship To Other Contracts. The City and the County acknowledge that Contract Documents will be entered into by the County on behalf of the Parties with respect to the Project, and that Change Orders or other documents may be entered into by the County on behalf of the Parties, with respect to the Project. This Agreement shall be construed so as to give

the fullest effect to its provisions, consistent with the provisions of the other contracts and documents referred to above.

Section 1.04. Term. The term of this Agreement shall be for a period commencing on the date of execution and terminating on the date the Project is completed, accepted by the Parties and all amounts owed by one Party to the other have been paid in full.

Section 1.05. Recitals. The above recitals are true and correct as of the date hereof and constitute a part of this Agreement.

Section 1.06 Enabling Authority. Minnesota Statutes, Section 471.59, authorizes two or more governmental units to jointly exercise any power common to the contracting Parties.

ARTICLE II
DEFINITIONS

Section 2.01. Definitions. In this Agreement the following terms shall have the following meanings unless the context requires otherwise:

(a) **Agreement:** this Agreement, as it may be amended, supplemented, or restated from time to time.

(b) **Change Order:** a work change order to the Contractor approved in writing, which may be electronic, and signed by the County Representative, or their designee, authorizing a change in the work included within the Contract Documents and/or an adjustment in the price and/or an adjustment in the construction schedule, issued after execution of the contract for the construction of the Project.

(c) **City:** the City of Chaska.

(d) **City Representative:** Matt Clark, City Engineer

(e) **City/County Costs:** the direct and indirect costs of City and County employees performing services on behalf of the Project, and other incidentals.

(f) **Construction Phase Professional Services Costs:** the fees and costs for all professional services performed in Construction Phase Activities for the Project.

(g) **Contract Documents:** drawings; Engineers Estimate; specifications; general and special conditions; addenda, if any; Change Orders; and the construction contract for the Project; approved by the Parties, or their respective representatives.

(h) **Contractor:** the person or entity that is awarded the contract for the construction of the Project.

(i) **County:** Carver County.

(j) **County Costs:** the direct and indirect costs of City and County employees performing services on behalf of the Project, and other incidentals.

(j) **County Representative:** Lyndon Robjent, P.E., Carver County Engineer.

(k) **Design Phase Professional Services Costs:** the fees and costs for all professional services performed in Design Phase Activities for the Project.

(l) **Engineers Estimate:** the professional engineer's opinion of probable cost prior to the bidding of the Project, which encompasses all projected costs tabulated for each Party.

(m) **Project:** box culvert construction, grading, aggregate base, concrete surfacing, bituminous surfacing, curb & gutter, sidewalk, trail, storm sewer, retaining walls, landscaping and other incidentals and identified as Carver County project numbers 178820 and 228962.

(n) **Project Costs:** all costs for and associated with the construction of the Project, excluding Design Phase Professional Services Costs, Construction Phase Professional Services Costs, and City/County Costs.

(o) **Project Location:** CSAH 10 from the Trunk Highway 212 Interchange Bridge to Old Audubon Road, as generally depicted in **Exhibit A**.

(p) **Uncontrollable Circumstances:** the occurrence or non-occurrence of acts or events beyond the reasonable control of the Party relying thereon, and not the result of willful or negligent action or inaction of the Party claiming the event as an Uncontrollable Circumstance, that materially adversely affects the performance of the Party claiming the event as an Uncontrollable Circumstance including but not limited to the following:

(1) Acts of God, including, but not limited to floods, ice storms, blizzards, tornadoes, landslides, lighting and earthquakes (but not including reasonably anticipated weather conditions for the geographic area), riots insurrections, war or civil disorder affecting the performance of work, blockades, power or other utility failure, and fires or explosions.

(2) The adoption of or change in any federal, state, or local laws, rules, regulations, ordinances, permits, or licenses, or changes in the interpretation of such laws, rules, regulations, ordinances, permits, or licenses by a court or public agency having appropriate jurisdiction after the date of the execution of this Agreement.

(3) A suspension, termination, interruption, denial, or failure of renewal of any permit, license, consent, authorization, or approval essential to the

construction of the Project.

(4) Orders and/or judgment of any federal, state, or local court, administrative agency, or governmental body, provided, however, that the contesting in good faith by such Party of any such order and/or judgment shall not constitute or be construed to constitute a willful or negligent action or inaction of such Party.

(5) Strikes or other such labor disputes shall not be considered an Uncontrollable Circumstance, unless such strike or labor dispute involves persons with whom the Parties have no employment relationship and the Parties, or either of them, cannot, using best efforts, obtain substitute performance.

ARTICLE III
ALLOCATION OF DUTIES

Section 3.01. Design Phase Activities. Design phase activities, including, but not limited to, field surveys, right of way plats, design, engineering, right of way acquisition, and other matters, shall be completed by the Parties as follows:

See attached **Exhibit B – Allocation of Duties**

Section 3.02. Construction Phase Activities. Construction phase activities, including, but not limited to, the bid process, preparation of contract documents, awarding of contract, construction inspection and surveying and other matters, shall be completed by the Parties as follows:

See attached **Exhibit B – Allocation of Duties**

Section 3.03. Contract Award. The Contract Documents shall be approved in writing, which may be electronic, by the Parties prior to the solicitation of bids. In accordance with the applicable provisions of Minnesota Statutes, County will cause bids to be received by it for the construction of the Project and, subject to approval by the City if the low responsible bidder is more than the Engineers Estimate for the City's cost share, shall award the contract for the construction of the Project to the lowest responsible bidder.

Section 3.04. Project Construction. Subject to Uncontrollable Circumstances, the County shall cause the Project to be constructed in accordance with the Contract Documents. The City shall have the right to review and approve of any proposed changes to the plans and specifications prior to the work being performed.

Section 3.05. Maintenance Upon Project Completion and Final Acceptance. Highway maintenance shall be completed by the Parties, upon project completion and final acceptance of the Project, as follows:

The Parties agree to enter into a separate highway maintenance agreement for routine highway maintenance responsibilities, as may be amended from time to time. The City will perform all

maintenance responsibilities on all streets under the City jurisdiction.

City will own, operate, repair and maintain all features of the specialty electronic emergency vehicle warning system included in the construction plan in support of the City of Chaska Public Safety Facility that will be installed as part of this Project.

City will own, operate, and maintain all features of the specialty electronic pedestrian crossing systems for crosswalks that cross over Trunk Highway (TH) 41.

County will own, operate, and maintain all features of the specialty electronic pedestrian crossing systems for crosswalks that cross over CSAH 10, except that the local agency shall have the specific duties to maintain and pay for the power, lighting and painting for said systems for pedestrian crossings.

County will manage and oversee repairs due to damages from crashes, over the life-cycle of the specialty electronic pedestrian crossing systems for crosswalks that cross over CSAH 10. Where a pedestrian crossing system requires replacement or reconstruction due to age or end of life and/or engineering or legal standards, the cost to modify, update, or completely reconstruct the specialty crossing systems will be cost shared at the same percentage as the original installation.

If the City does not adequately fulfill the said requirements to maintain the specialty electronic pedestrian warning systems, specialty electronic emergency vehicle systems and lighting systems related to a pedestrian crossing within a reasonable time and upon written notice to the local agency, County has the authority to make such proper remedies and the City shall reimburse Carver for all costs incurred to perform this work.

ARTICLE IV
PROJECT COST SHARING

Section 4.01. Allocation.

(a) The Project Costs for all items shall be divided between the City and County as follows:

See attached **Exhibit C – Project Cost Sharing**

(b) The Design Phase Professional Services Costs for all items shall be divided between the Parties as follows:

See attached **Exhibit C – Project Cost Sharing**

(c) The Construction Phase Professional Services Costs for all items shall be divided between the Parties as follows:

See attached **Exhibit C – Project Cost Sharing**

(d) All other costs including, but not limited to City/County Costs, shall be allocated between the Parties as follows:

See attached **Exhibit C – Project Cost Sharing**

Section 4.02. Payments to Contractor. The County shall make partial progress payments to the Contractor and, upon approval of both Parties hereto, the final payment to the Contractor in accordance with the Contract Documents. The designated City Representative shall have the right to approve of any Change Orders prepared by the County that affect the City's share of the construction cost.

The City further agrees that it will participate in the settlement of any claim from the County's contractor for the Project that involve delays attributable to unreasonable delays in approval by the City for plan or specification changes deemed necessary by the County Engineer or staff. The amount of the City's participation in any such claim shall be commensurate with the percentage of delay directly attributable to City's actions.

Section 4.03. Adjustments and Reconciliation. To the extent that the actual value of any item included in an invoice cannot be accurately determined at the time of submission of the invoice, such item shall be invoiced on an estimated basis and an adjustment shall be made to reflect the difference between such estimated amount and the actual amount of such item on the next invoice after determination of the actual amount.

Prior to final acceptance of the Project, the designated County representative shall provide City with a reconciliation of all costs for the Project and the respective contributions of the Parties for the review and approval of the Parties.

Section 4.04. Exclusive Responsibility. All aspects of application for State of Minnesota for State and Federal Funds and the grant thereof by the State, are the exclusive responsibility of the County, including but not limited to the investment, expenditure, and allocation of such funds. It is specifically agreed that any interest on the investment of any such funds is the sole property of the County, to use as the County shall see fit.

Section 4.05. Payment to County. The City agrees to reimburse the County for costs incurred, pursuant to Section 4.01. Unless previously deposited as provided herein, the City is responsible to pay these monies to the County within thirty (30) days of being invoiced for costs incurred or services performed. Costs will be invoiced at end of each calendar month and upon final acceptance of the Project by the Parties, unless an alternate schedule is mutually agreed upon in writing by the authorized representatives of the Parties.

Section 4.06. Payment to City. The County agrees to reimburse the City for costs incurred, pursuant to Section 4.01. The County is responsible to pay these monies to the City within thirty (30) days of being invoiced for costs incurred or services performed. Costs will be invoiced at the completion of each Project phase and upon final acceptance of the Project by the Parties, unless an alternate schedule is mutually agreed upon in writing by the authorized representatives of the Parties.

ARTICLE V
GENERAL PROVISIONS

Section 5.01. Notices. All notices or communications required or permitted pursuant to this Agreement shall be either hand delivered or mailed to City and County, certified mail, return-receipt requested, at the following address:

City: Matt Clark
City Engineer
City of Chaska
1 City Hall Plaza
Chaska, MN 55318

County: Lyndon Robjent, PE
County Engineer
Carver County Public Works
11360 Hwy 212 West, Suite 1
Cologne, MN 55322

Either Party may change its address or authorized representative by written notice delivered to the other Party pursuant to this Section 5.01.

Section 5.02. Counterparts. This Agreement may be executed in more than one counterpart, each of which shall be deemed to be an original but all of which taken together shall be deemed a single instrument.

Section 5.03. Survival of Terms, Representations and Warranties. The representations, warranties, covenants, and agreements of the Parties under this Agreement, and the remedies of either Party for the breach of such representations, warranties, covenants, and agreements by the other Party shall survive the execution and termination of this Agreement. The terms of Sections 3.05, 5.14, 5.15, 5.16 and 5.17 shall survive the expiration, termination or withdrawal from this Agreement.

Section 5.04. Non-Assignability. Neither the City nor the County shall assign any interest in this Agreement nor shall transfer any interest in the same, whether by subcontract, assignment or novation, without the prior written consent of the other Party. Such consent shall not be unreasonably withheld.

Section 5.05. Alteration. It is understood and agreed that the entire Agreement between the Parties is contained herein and that this Agreement supersedes all oral agreements and negotiations between the Parties relating to the subject matter hereof. All items referred to in this Agreement are incorporated or attached and are deemed to be part of this Agreement. Any alteration, variation, modification or waiver of the provisions of the Agreement shall be valid only after it has been reduced to writing and duly signed by all Parties.

Section 5.06. Waiver. The waiver of any of the rights and/or remedies arising under the terms of this Agreement on any one occasion by any Party hereto shall not constitute a waiver or any rights and/or remedies in respect to any subsequent breach or default of the terms of this Agreement. The rights and remedies provided or referred to under the terms of this Agreement are cumulative and not mutually exclusive.

Section 5.07. Severability. The provisions of this Agreement are severable. If any paragraph, section, subdivision, sentence, clause or phrase of this Agreement is for any reason held to be contrary to law, or contrary to any rule or regulation having the force and effect of law, such decision shall not affect the remaining portions of this Agreement.

Section 5.08. Interpretation According to Minnesota Law. The Laws of the State of Minnesota shall apply to this Agreement.

Section 5.09. Final Payment. Before final payment is made to the Contractor, the Contractor shall provide a certificate of compliance from the Commissioner of Revenue certifying that the Contractor and any out-of-state subcontractors have complied with the provisions of Minnesota Statutes, Section 290.92.

Section 5.10. Headings. The headings to the various sections of this Agreement are inserted only for convenience of reference and are not intended, nor shall they be construed, to modify, define, limit, or expand the intent of the Parties as expressed in this Agreement.

Section 5.11. Further Actions. The Parties agree to execute such further documents and take such further actions as may reasonably be required or expedient to carry out the provisions and intentions of this Agreement, or any agreement or document relating hereto or entered into in connection herewith.

Section 5.12. Parties in Interest. This Agreement shall be binding upon and inure solely to the benefit of the Parties hereto and their permitted assigns, and nothing in this Agreement, express or implied, is intended to confer upon any other person any rights or remedies of any nature under or by reason of this Agreement.

Section 5.13. Employees. It is further agreed that any and all full-time employees of County and all other employees of said County engaged in the performance of any work or services required or provided for herein to be performed by the County shall be considered employees of County only and not of City and that any and all claims that may or might arise under Workman's Compensation Act of the State of Minnesota on behalf of said employees while so engaged and any and all claims made by any third Parties as a consequence of any act or omission on the part of County employees while so engaged on any of the work or services provided to be rendered herein shall be the sole obligation and responsibility of County.

It is further agreed that any and all full-time employees of City and all other employees of said City engaged in the performance of any work or services required or provided for herein to be performed by City shall be considered employees of City only and not of County and that any and all claims that may or might arise under Workman's Compensation Act of the State of

Minnesota on behalf of said employees while so engaged and any and all claims made by any third Parties as a consequence of any act or omission on the part of said City employees which so engaged on any of the work or services to be rendered herein shall be the sole obligation and responsibility of City.

Section 5.14. Indemnification. The Parties' total liability under this Agreement shall be governed by Minn. Statutes, Section 471.59, Subd. 1a.

Each Party agrees that it will be responsible for the acts or omissions of its officials, agents, and employees, and the results thereof, in carrying out the terms of this Agreement, to the extent authorized by law and shall not be responsible for the acts/omissions of the other Party and the results thereof. For purposes of determining total liability for damages, the participating governmental units are considered to be a single governmental unit, the total liability of which shall not exceed the limits for a single governmental unit as provided in Minn. Statutes, Section 466.04, Subd. 1.

Each Party agrees to defend, hold harmless, and indemnify the other Party, its officials, agents, and employees, from any liability, loss, or damages the other Party may suffer or incur as the result of demands, claims, judgments, or cost arising out of or caused by the indemnifying Party's negligence in the performance of its respective obligations under this Agreement. This provision shall not be construed nor operate as a waiver of any applicable limitation of liability, defenses, immunities, or exceptions by statute or common law.

To the full extent permitted by law, actions by the Parties pursuant to this Agreement are intended to be and shall be construed as a "cooperative activity" and it is the intent of the Parties that they shall be deemed a "single governmental unit" for the purposes of liability, all as set forth in Minnesota Statutes, Section 471.59, Subd. la(a); provided further that for purposes of that statute, each Party to this Agreement expressly declines responsibility for the acts or omissions of the other Party.

The Parties of this Agreement are not liable for the acts or omissions of the other participants to this Agreement except to the extent to which they have agreed in writing to be responsible for acts or omissions of the other Parties.

Section 5.15. Records – Availability and Access

A. Pursuant to Minnesota Statutes, Section 16C.05, Subd. 5, the City agrees that the County, the State Auditor, or any of their duly authorized representatives at any time during normal business hours and as often as they may reasonably deem necessary, shall have access to and the right to examine, audit, excerpt, and transcribe any books, documents, papers, records, etc., which are pertinent to the accounting practices and procedures of the City and involve transactions relating to this Agreement.

   City agrees to maintain these records for a period of six years from the date of termination of this Agreement.

B. Pursuant to Minnesota Statutes, Section 16C.05, Subd. 5, the County agrees that the City, the State Auditor, or any of their duly authorized representatives at any time during normal business hours and as often as they may reasonably deem necessary, shall have access to and the right to examine, audit, excerpt, and transcribe any books, documents, papers, records, etc., which are pertinent to the accounting practices and procedures of the County and involve transactions relating to this Agreement.

   County agrees to maintain these records for a period of six years from the date of termination of this Agreement.

Section 5.16. Data Practices. Each Party, its employees, agents, owners, partners, and subcontractors agree to abide by the provisions of the Minnesota Government Data Practices Act, Minnesota Statutes, Chapter 13 and implementing regulations, if applicable, and all other applicable state and federal laws, rules, regulations and orders relating to data privacy or confidentiality, and as any of the same may be amended.

Section 5.17. Nondiscrimination. During the performance of this Agreement, the City and the County agree to the following: No person shall, on the grounds of race, color, religion, age, sex, disability, marital status, public assistance status, criminal record, creed or national origin be excluded from full employment right in, participation in, be denied the benefits of or be otherwise subjected to discrimination under any and all applicable Federal and State laws against discrimination.

Section 5.18. Default and Withdrawal. Default in this Agreement may occur when a Party fails to perform any of the provisions of this Agreement or so fails to administer the work as to endanger the performance of the Agreement. Unless the Party's default is excused by the non-defaulting Party, the non-defaulting Party may, upon written notice to the defaulting Party representative listed herein, cancel this Agreement in its entirety as indicated below.

Any Party may withdraw from this Agreement with or without cause by providing thirty (30) days' prior written notice to the other Parties herein. Only the governing bodies of the Participating Parties have authority to act pursuant to this provision of the Agreement.

Each Party to this agreement reserves the right to withdraw from and cancel this agreement within 30 days from the opening of bids for the project in the event either or both Parties consider any or all bids unsatisfactory; the withdrawal from or cancellation of the agreement to be accomplished by either or both Parties within 30 days of opening of bids by serving a written notice thereof upon the other, unless this right is waived by both Parties in writing.

Section 5.19. Third Party. This Agreement does not create any rights, claims or benefits inuring to any person that is not a Party hereto nor create or establish any third Party beneficiary.

IN TESTIMONY WHEREOF, The Parties hereto have caused these presents to be executed.

City of Chaska, Minnesota	***County of Carver, Minnesota***
_____	_____
Mayor	County Board Chair
Date:_____	Date:_____
Attest:	***Attest:***
_____	_____
Administrator	County Administrator
Date:_____	Date:_____
Approved As To Form:	***Approved As To Form:***
_____	_____
Attorney	County Attorney
Date:_____	Date:_____

Project Location Map

This map was created using a compilation of information and data from various City, County, State, and Federal offices. It is not a surveyed or legally recorded map and is intended to be used as a reference. Carver County is not responsible for any inaccuracies contained herein.

PR 178820

PR 228962

1 inch = 2,500 feet

CARVER COUNTY

Public Works Division
11360 Hwy 212, Suite 1
Cologne, MN 55322
(952) 466-5200
Created: 12/10/2024

Highway 41/10 Project

Exhibit B – Allocation of Duties

Design Phase Activities

County will complete all design phase activities of the Project and procure necessary Design Phase Professional Services, except that the City, through their consultant Stantec, will complete and coordinate all design phase activities for all watermain design features for inclusion into the Contract Documents.

The County agrees to include the design of the MN 41 Safe Routes to School Pedestrian Underpass Project as shown in Exhibit G within the scope of the Project.

The County agrees to include the design of the Engler Trail Gap Project as shown in Exhibit H within the scope of the Project.

The County shall notify the City, no later than fourteen (14) days, prior to county board action to approve of eminent domain if the land acquisition for the Project cannot be acquired by direct purchase. City does not object to the County, subject to authorization from its County Board, from acquiring any land that cannot be acquired by direct purchase through the eminent domain process under Minnesota Statutes Chapter 117. Subject to authorization from its County Board, City does not object to the County exercising the power of eminent domain related to the Project in the County's name. The County shall not exercise the power of eminent domain related to the Project in the City's name.

It is mutually agreed upon that City staff will need to be involved in giving direct input and direction to County's consultant for the inclusion of information in the Contract Documents for City improvements, which may include, but is not limited to, watermain, sanitary sewer, landscaping, and street lighting infrastructure.

Construction Phase Activities

County will complete all construction phase activities of the Project and procure necessary Construction Phase Professional Services, except that City will provide for the construction inspection services for all City utilities, streetscaping, landscaping, tree and other plantings and other specialty turf establishment items constructed with the Project.

It is mutually agreed that the Parties will work cooperatively on a construction administration service plan to define roles and responsibilities of County and City staff and will include consultants that need to be retained in support of the Project.

Highway 41/10 Project

Exhibit C – Project Cost Sharing

The County and City agree that items not specifically covered by this agreement will be cost shared by the parties in accordance with the current version of the Carver County Cost Participation Policy, for a **Conventional Project**, which is attached hereto as **Exhibit D**. County and City agree to cost share as follows:

Project Costs

The County and City agree to cost share Project Costs in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and augmented by the following:

1. The County has secured a state Local Partnership Project (LPP) grant through the Minnesota Department of Transportation (MnDOT) for this Project. It is mutually agreed that these funds will be used solely for construction costs within the Trunk Highway (TH) 41 right of way for Trunk Highway eligible costs as determined by MnDOT.

2. The County has secured a state Transportation Economic Development (TED) grant through MnDOT for this Project. It is mutually agreed that these funds will be used for construction costs above those covered by the LPP funding within the TH 41 right of way for Trunk Highway eligible costs as determined by MnDOT. If there is excess TED funding, the funds will be used for right of way acquisition costs, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

3. The County is currently collecting County Transportation Sales Tax Funding and this Project is identified as an eligible project to utilize said funds. The County agrees to use these funds for Trunk Highway eligible construction and right of way acquisition costs not covered by other Federal and State funding sources for the TH 41 right of way portion of the Project.

4. The County has secured a federal regional solicitation grant. It is mutually agreed that these funds will be used for eligible construction costs within the County State Aid Highway (CSAH) 10 corridor portion of the Project outside of the Trunk Highway 41 right of way. The County and City agree that these federal funds will be prorated by the eligible construction cost share items on the CSAH 10 corridor of the Project. The local funding match to these federal funds will be provided by the County and City according to the Carver County Cost Participation Policy.

5. The City has secured a federal Safe Routes to School (SRTS) grant for the pedestrian underpass under TH 41 North of the CSAH 10 intersection for the Project, and has subsequently transferred this grant to the County as shown in **Exhibit G**. It is mutually agreed that these funds will be used for eligible construction costs of the pedestrian underpass. The local funding match to these federal funds will be provided by the LPP, or TED or County Transportation Sales Tax funding.

6. The City has secured a federal SRTS grant for a trail from approximately 550 feet west of Ridge Lane to Ravoux Road, known as the Brandondale Safe Routes to School (SRTS) Project, and has subsequently transferred this grant to the County as shown in **Exhibit H**. Construction plans for the Brandondale SRTS Project will be included in the construction contract for the Project. The City and County agree to use the SRTS funding for all eligible construction costs for this tied project. The local funding match to these federal funds will be provided by the County and City according to the Carver County Cost Participation Policy. For cost sharing purposes, the trail adjacent to and parallel with CSAH 10 for this project will be considered a Linking & Regional trail.

7. The City agrees to transfer property or grant easement rights to the County of City owned property needed for the Project at no cost to the County as shown in **Exhibit E** and **Exhibit F**.

8. The County and City agree to evenly split (50% County/50% City) all right of way acquisition costs for the Project, except for the TH 41 trunk highway eligible cost portion of the Project. Right of way acquisition includes all costs related to the acquisition of property except professional services.

9. The City agrees to pay for all City requested improvements that are included in the Project, that the County does not deem necessary to carry out the scope of the Project. The Engineers Estimate and any Change Orders will show such City requested improvement costs for City approval.

10. The County pays for standard median design which is plain concrete as detailed in the Carver County Cost Participation Policy. If the City requests decorative median the City pays the additional cost above the cost of a standard median. The County agrees to contribute for costs incurred to the City towards **24,465** square feet of decorative median as shown on **Exhibit C1** and **Exhibit C2** at the bid price of the standard median of the bidder that is awarded the Project.

11. The Parties agree to evenly split (50% County/50% City) costs for costs associated with Rectangular Rapid Flash Beacons (RRFB's) that will be installed as part of this Project at all multilane pedestrian crossings of CSAH 10 (Engler Boulevard).

12. The City agrees to pay for all costs for the signs and specialty electronic warning system in support of the City of Chaska Public Safety Facility that will be installed as part of this Project.

13. The City shall be responsible for any additional or upcharge in costs related to the selection of any specific turf grasses that the County does not deem necessary to carry out the scope of the Project.

14. If future operational or safety issues arise at the new eastern driveway to the Chaska Public Safety Campus as determined by a traffic study by the County, the City agrees to reimburse the County for the future construction costs to extend the concrete median west to

approximately Eastbound Station 1021+50 of the construction plans for the Highway 41/10 Project (#178820) and to restrict the intersection at said driveway to be a CSAH 10 westbound left turn only and right turn only exit from the Chaska Public Safety Campus site.

15. The specifications for the Project include payment incentives to the contractor to complete specified work at the TH 41 and CSAH 10 intersection area by August 30 and an additional incentive to complete most of the work on the Project by November 15, 2025. The Parties agree that these incentive payments, if earned by the Contractor, will be prorated the same as Mobilization for the Project.

16. The Parties agree that **Exhibit C1** is a graphical depiction of the Carver County Cost Participation Policy and as augmented by **Exhibit C**. The Parties further agree that the cost participation table shown in **Exhibit C2** represents an estimate of the total costs for the Project and serves as a guide to how these costs will be split according to **Exhibit C** by the Parties as well as how the federal and state funds will be allocated.

Design Phase Professional Services Costs

The County and City agree to cost share Design Phase Professional Services Costs in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and augmented by the following:

1. The County has secured a state Transportation Economic Development (TED) grant through MnDOT for this Project. It is mutually agreed that if adequate TED funding remains after funding construction and right of way acquisition costs, the funds will be used for professional services costs, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

2. The County is currently collecting County Transportation Sales Tax Funding and this Project is identified as an eligible project to utilize said funds. The County agrees to use these funds for trunk highway eligible professional services costs not covered by other Federal and State funding sources for the TH 41 right of way portion of the Project, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

3. The City has secured a federal SRTS grant for a trail from approximately 550 feet west of Ridge Lane to Ravoux Road, known as the Brandondale Safe Routes to School (SRTS) Project, and has subsequently transferred this grant to the County as shown in **Exhibit H**. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the Brandondale SRTS Project.

4. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the remainder of Project, except for the TH 41 right of way portion of the Project.

5. All remaining professional services costs will be split in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and will considered the same as engineering services.

6. If future operational or safety issues arise at the new eastern driveway to the Chaska Public Safety Campus as determined by a traffic study by the County, the City agrees to reimburse the County for the future design professional services costs to extend the concrete median west to approximately Eastbound Station 1021+50 of the construction plans for the Highway 41/10 Project (#178820) and to restrict the intersection at said driveway to be a CSAH 10 westbound left turn only and right turn only exit from the Chaska Public Safety Campus site.

Construction Phase Professional Services Costs

The County and City agree to cost share Construction Phase Professional Services Costs in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and augmented by the following:

1. The County has secured a state Transportation Economic Development (TED) grant through MnDOT for this Project. It is mutually agreed that if adequate TED funding remains after funding construction and right of way acquisition costs, the funds will be used for professional services costs, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

2. The County is currently collecting County Transportation Sales Tax Funding and this Project is identified as an eligible project to utilize said funds. The County agrees to use these funds for trunk highway eligible professional services costs not covered by other Federal and State funding sources for the TH 41 right of way portion of the Project, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

3. The City has secured a federal SRTS grant for a trail from approximately 550 feet West of Ridge Lane to Ravoux Road, known as the Brandondale SRTS Project, and has subsequently transferred this grant to the County as shown in **Exhibit H**. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the Brandondale SRTS Project.

4. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the remainder of Project, except for the TH 41 right of way portion of the Project.

5. All remaining professional services costs will be split in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and will considered the same as engineering services.

6. If future operational or safety issues arise at the new eastern driveway to the Chaska Public Safety Campus as determined by a traffic study by the County, the City agrees to reimburse the County for the future construction professional services costs to extend the concrete median west to approximately Eastbound Station 1021+50 of the construction plans for the Highway 41/10 Project (#178820) and to restrict the intersection at said

driveway to be a CSAH 10 westbound left turn only and right turn only exit from the Chaska Public Safety Campus site.

Other Costs

The County and City agree to cost share Other Costs in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and augmented by the following:

1. The County has secured a state Transportation Economic Development (TED) grant through MnDOT for this Project. It is mutually agreed that if adequate TED funding remains after funding construction and right of way acquisition costs, the funds will be used for professional services costs, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

2. The County is currently collecting County Transportation Sales Tax Funding and this Project is identified as an eligible project to utilize said funds. The County agrees to use these funds for trunk highway eligible professional services costs not covered by other Federal and State funding sources for the TH 41 right of way portion of the Project, that are for a trunk highway purpose as determined by the MnDOT Cost Participation Policy.

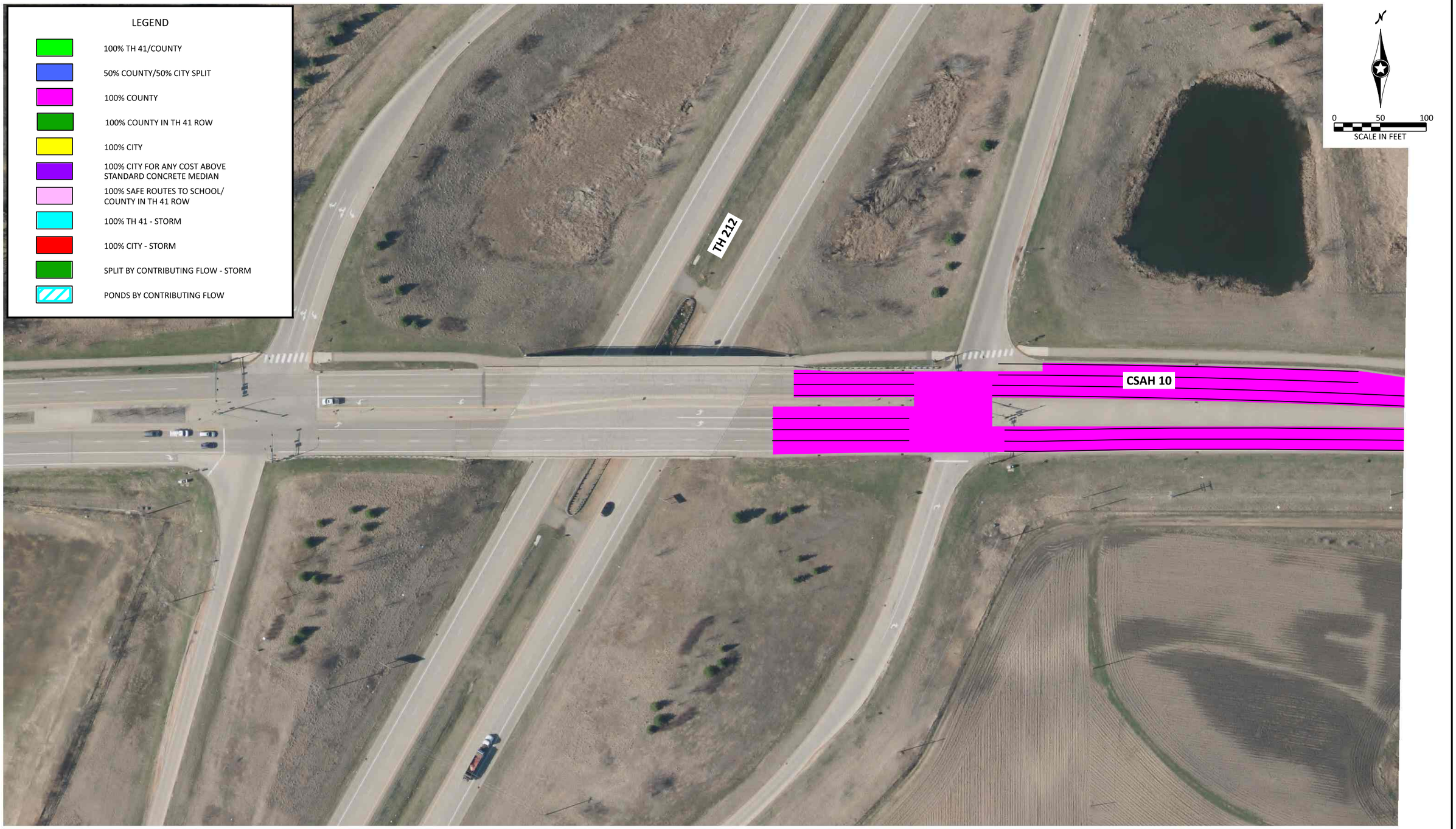
7. The City has secured a federal SRTS grant for a trail from approximately 550 feet West of Ridge Lane to Ravoux Road, known as the Brandondale SRTS Project, and has subsequently transferred this grant to the County as shown in **Exhibit H**. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the Brandondale SRTS Project.

8. The County and City agree to evenly split (50% County/50% City) all right of way professional services costs for the remainder of Project, except for the TH 41 right of way portion of the Project.

9. All remaining professional services costs will be split in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and will considered the same as engineering services.

10. All remaining County direct and indirect costs of staff and other incidental costs will be split with the City in accordance with the Carver County Cost Participation Policy (**Exhibit D**) and will considered the same as engineering services. Said County costs will include staff and other incidental expenses for construction administration, inspection and surveying in direct support of the Project. The County agrees to not bill the City for direct and indirect internal staff costs for the Project in order to support County's internal administration of the Project.

11. The City agrees to not bill County for direct and indirect internal staff costs for the Project in order to support the City administration and City utility inspection of the project for City.



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Job 16864
08/02/24

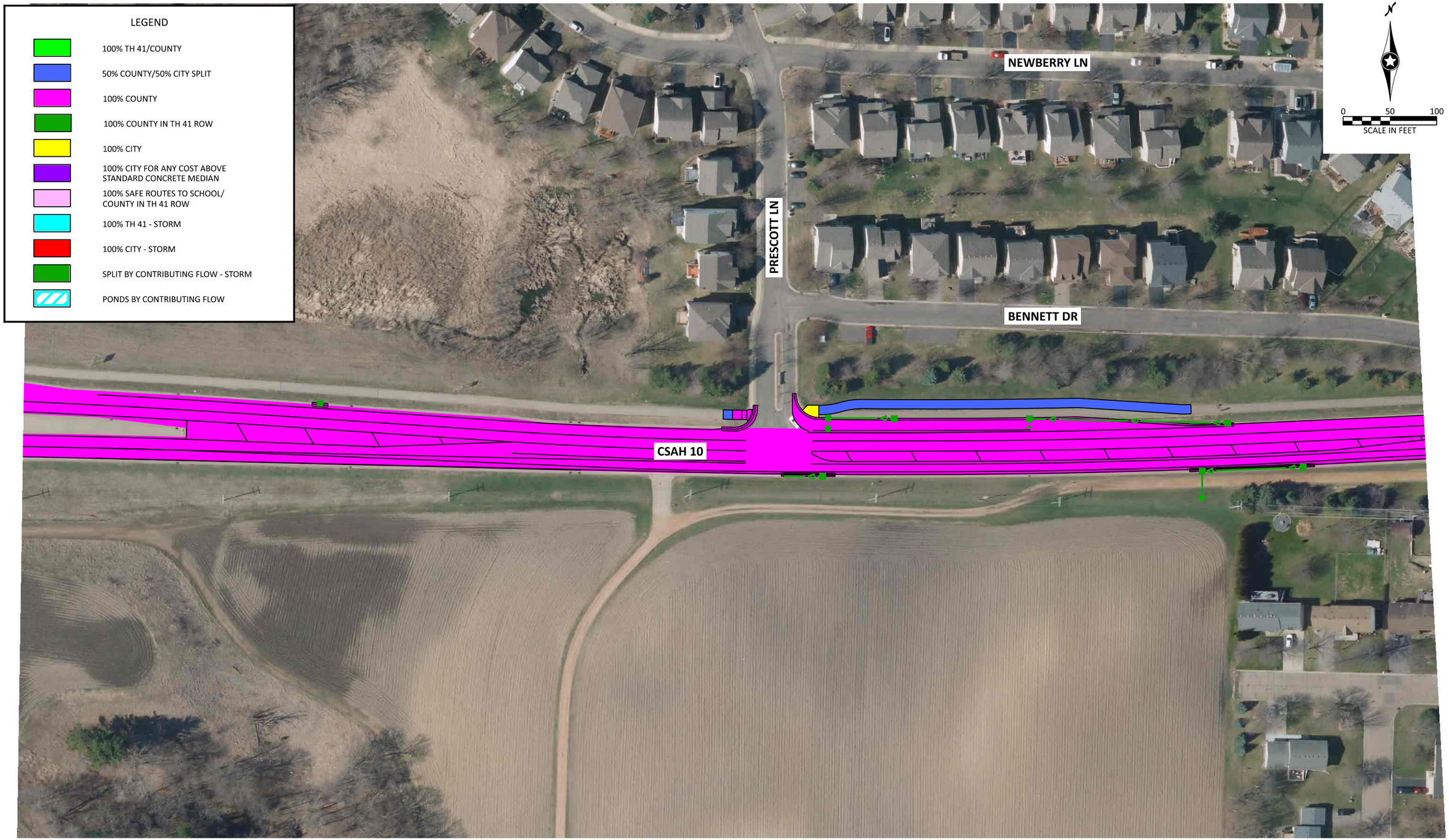
FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING
SAP 010-610-060
CAVER COUNTY

FIGURE 1

LEGEND

- 100% TH 41/COUNTY
- 50% COUNTY/50% CITY SPLIT
- 100% COUNTY
- 100% COUNTY IN TH 41 ROW
- 100% CITY
- 100% CITY FOR ANY COST ABOVE STANDARD CONCRETE MEDIAN
- 100% SAFE ROUTES TO SCHOOL/ COUNTY IN TH 41 ROW
- 100% TH 41 - STORM
- 100% CITY - STORM
- SPLIT BY CONTRIBUTING FLOW - STORM
- PONDS BY CONTRIBUTING FLOW



0 50 100
SCALE IN FEET

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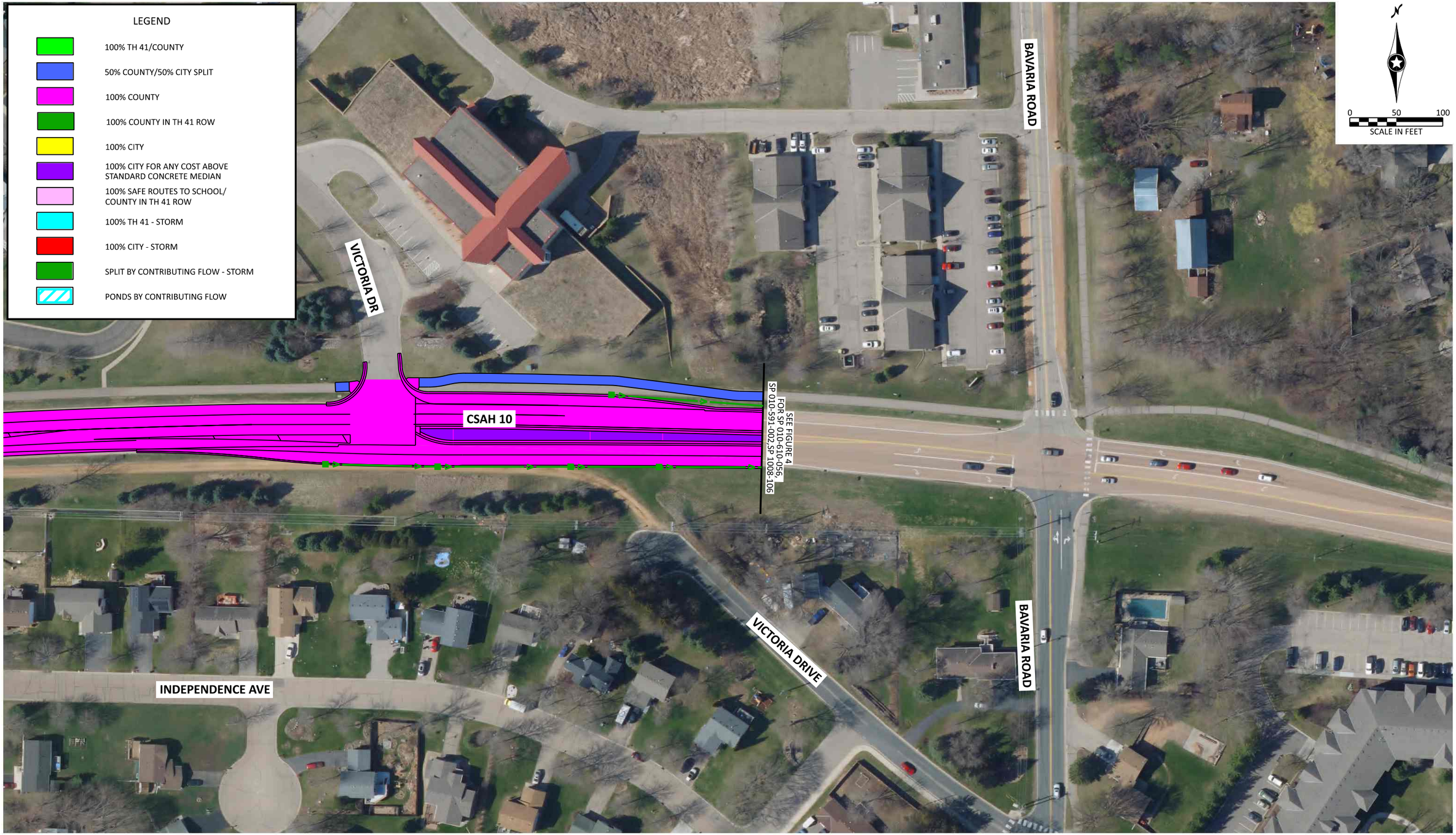
Job 16864
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING
SAP 010-610-060
CAVER COUNTY

FIGURE 2



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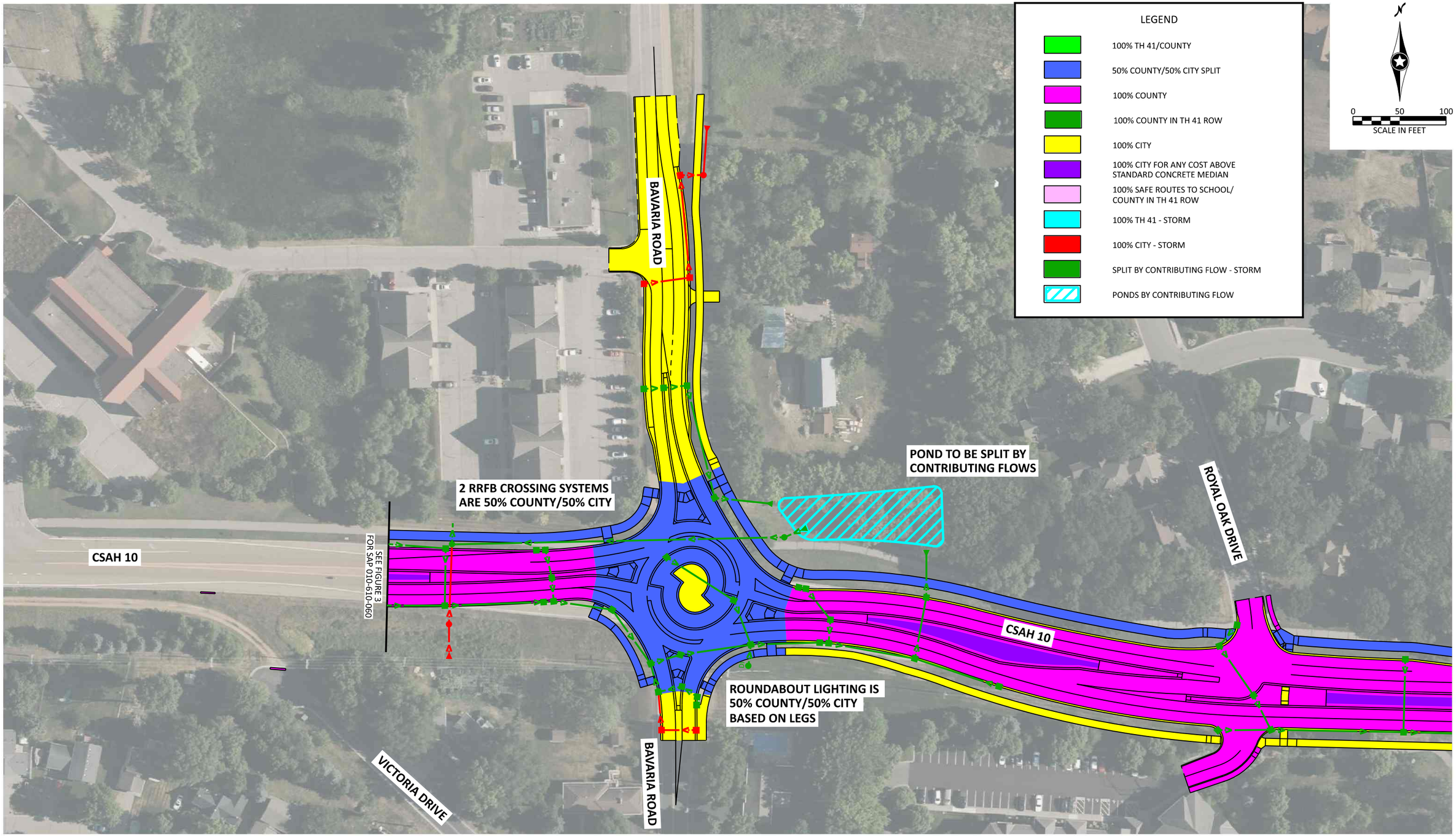
Job 16864
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING
SAP 010-610-060
CAVER COUNTY

FIGURE 3



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Job 14612
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

TH 41 / CSAH 10 RECONSTRUCTION
SP 010-610-056, SP 010-591-002, SP 1008-106
CAVER COUNTY

FIGURE 4

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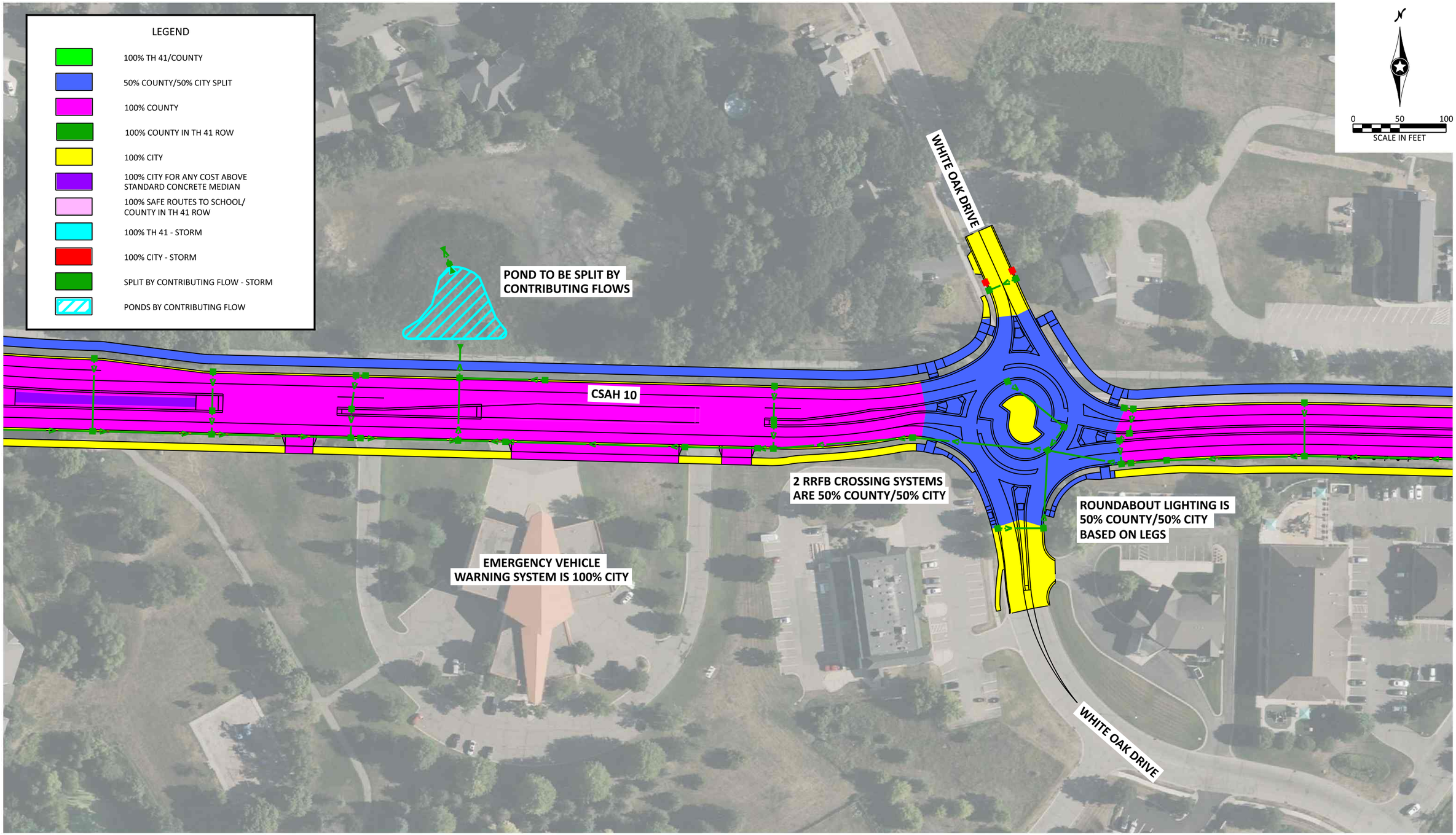
EXHIBIT C1



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Job 14612
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

TH 41 / CSAH 10 RECONSTRUCTION
SP 010-610-056, SP 010-591-002, SP 1008-106
CAVER COUNTY

FIGURE 5

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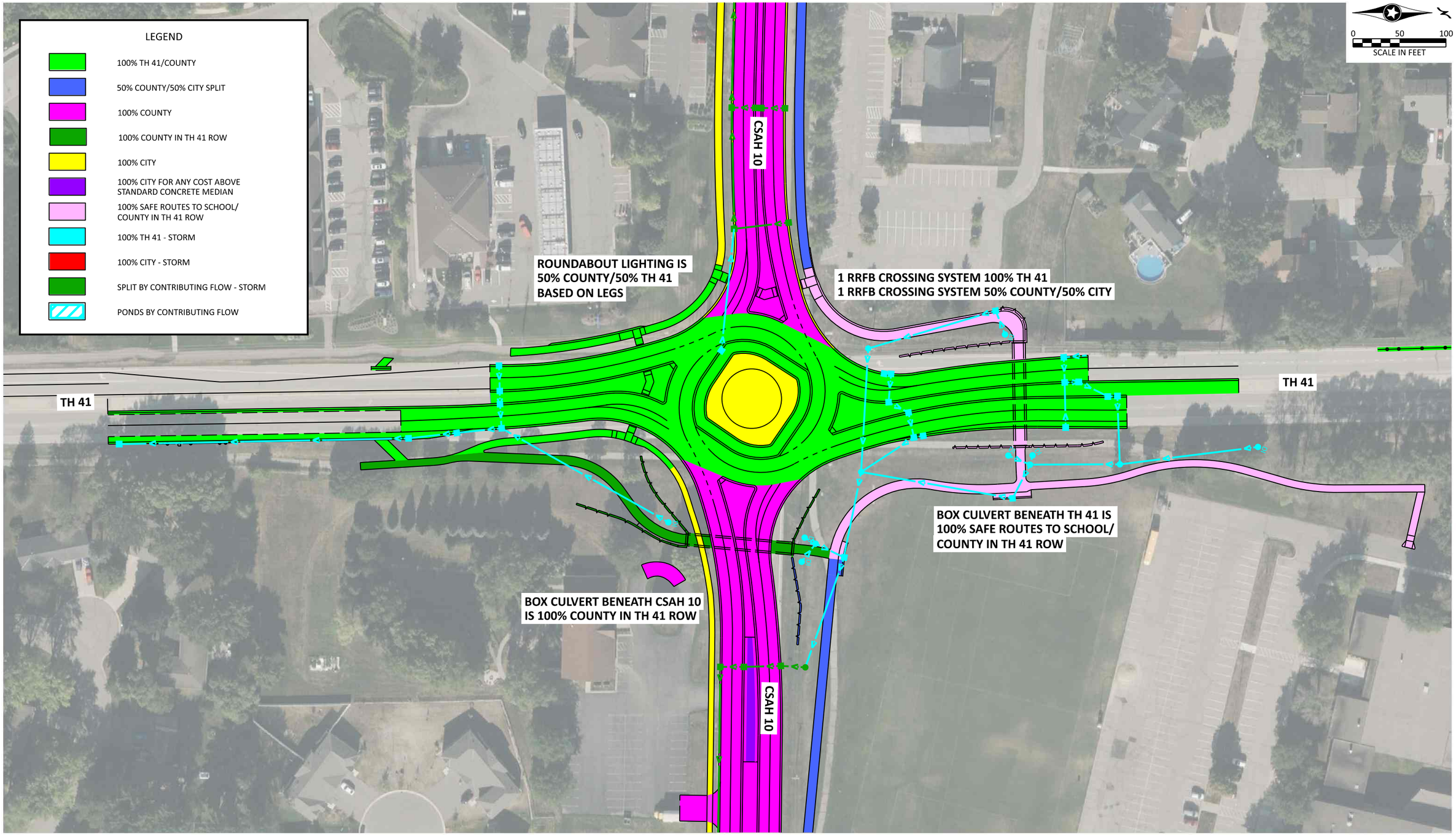

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Job 14612
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

TH 41 / CSAH 10 RECONSTRUCTION
SP 010-610-056, SP 010-591-002, SP 1008-106
CAVER COUNTY

FIGURE 6

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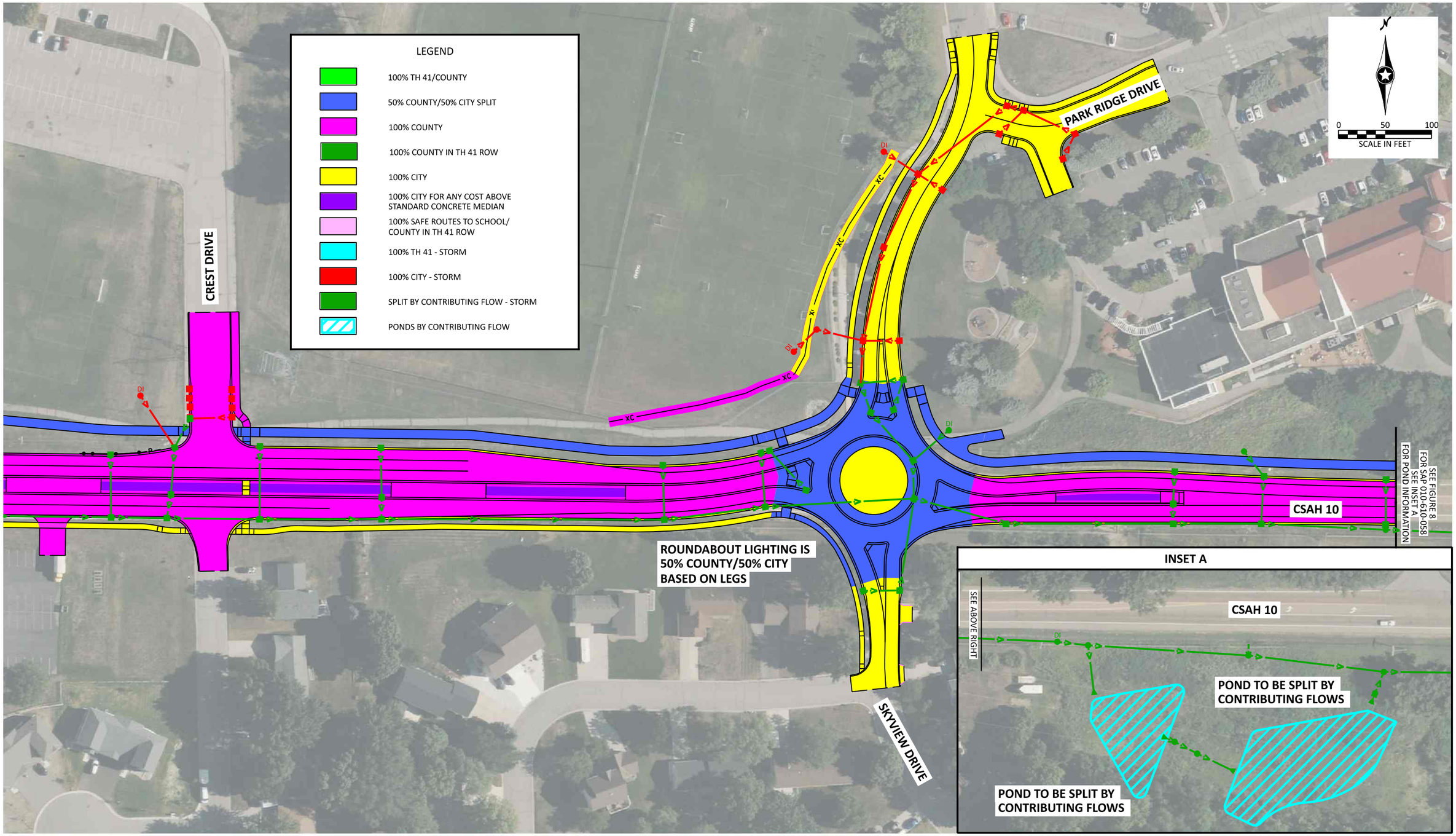

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Job 14612
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

TH 41 / CSAH 10 RECONSTRUCTION
SP 010-610-056, SP 010-591-002, SP 1008-106
CAVER COUNTY

FIGURE 7

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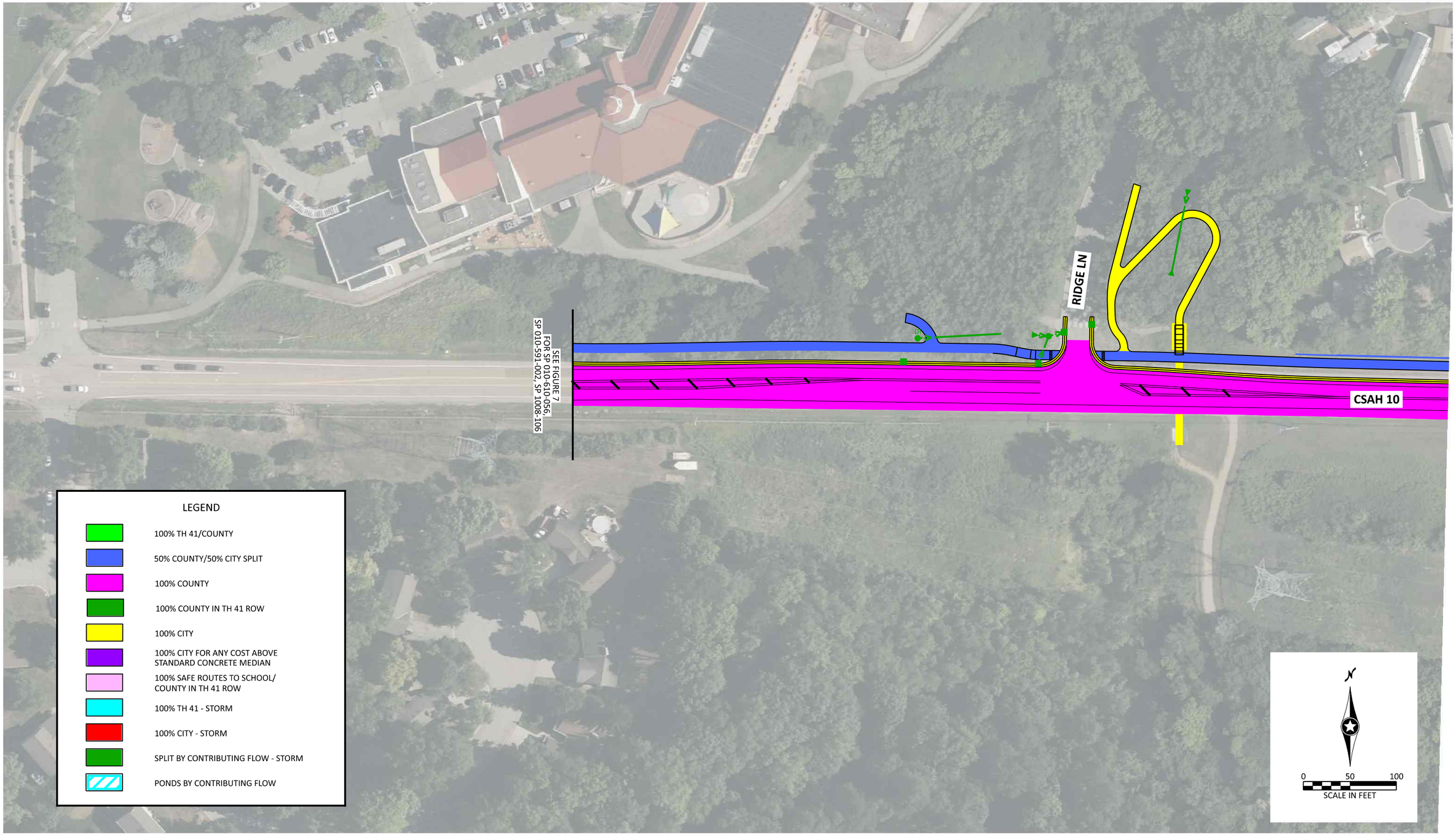

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Job 16625
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING/BRANDONDALE TRAIL
SAP 010-610-058
CAVER COUNTY

FIGURE 8

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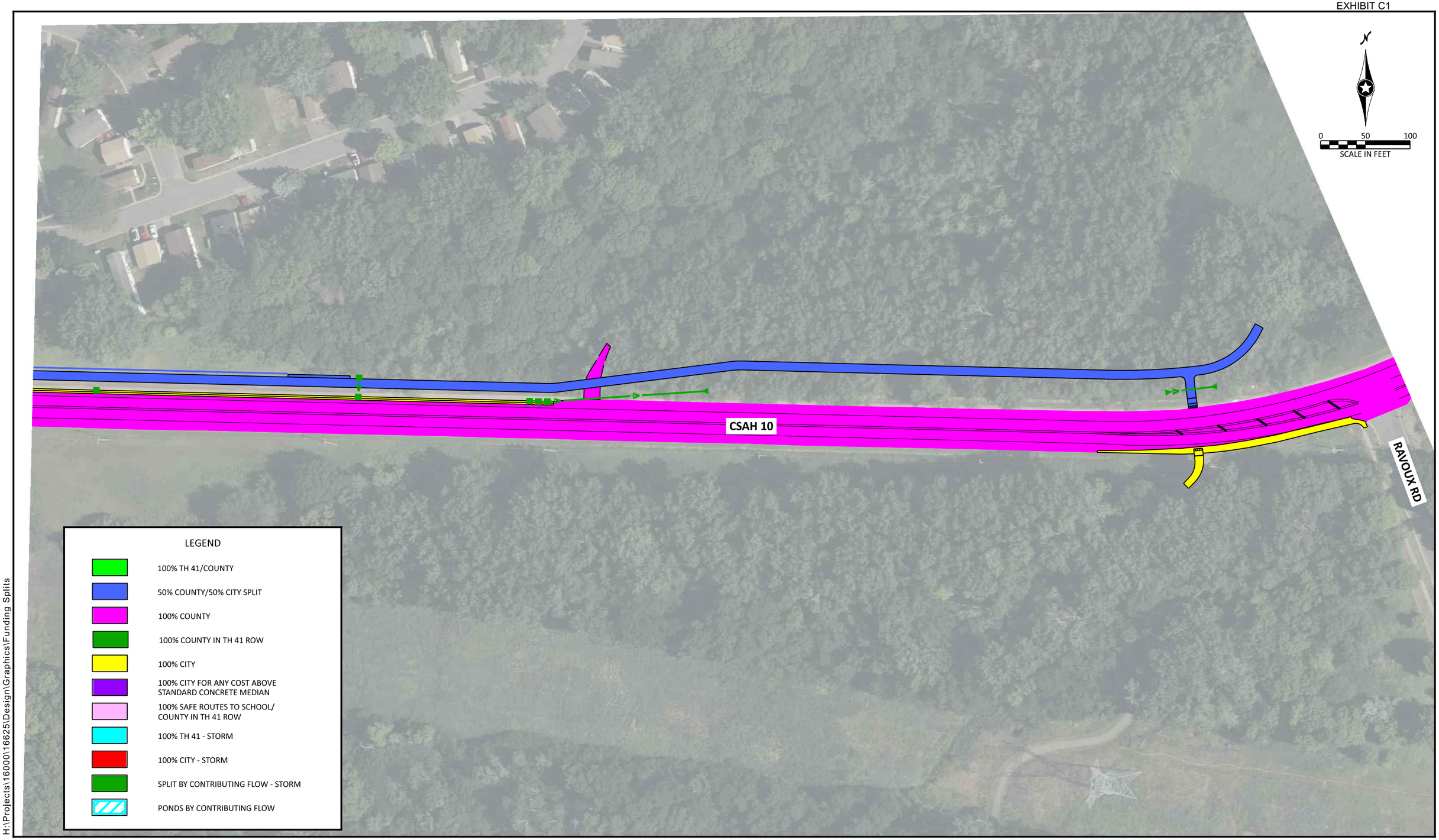
EXHIBIT C1



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Job 16625
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING/BRANDONDALE TRAIL
SAP 010-610-058
CAVER COUNTY

FIGURE 9

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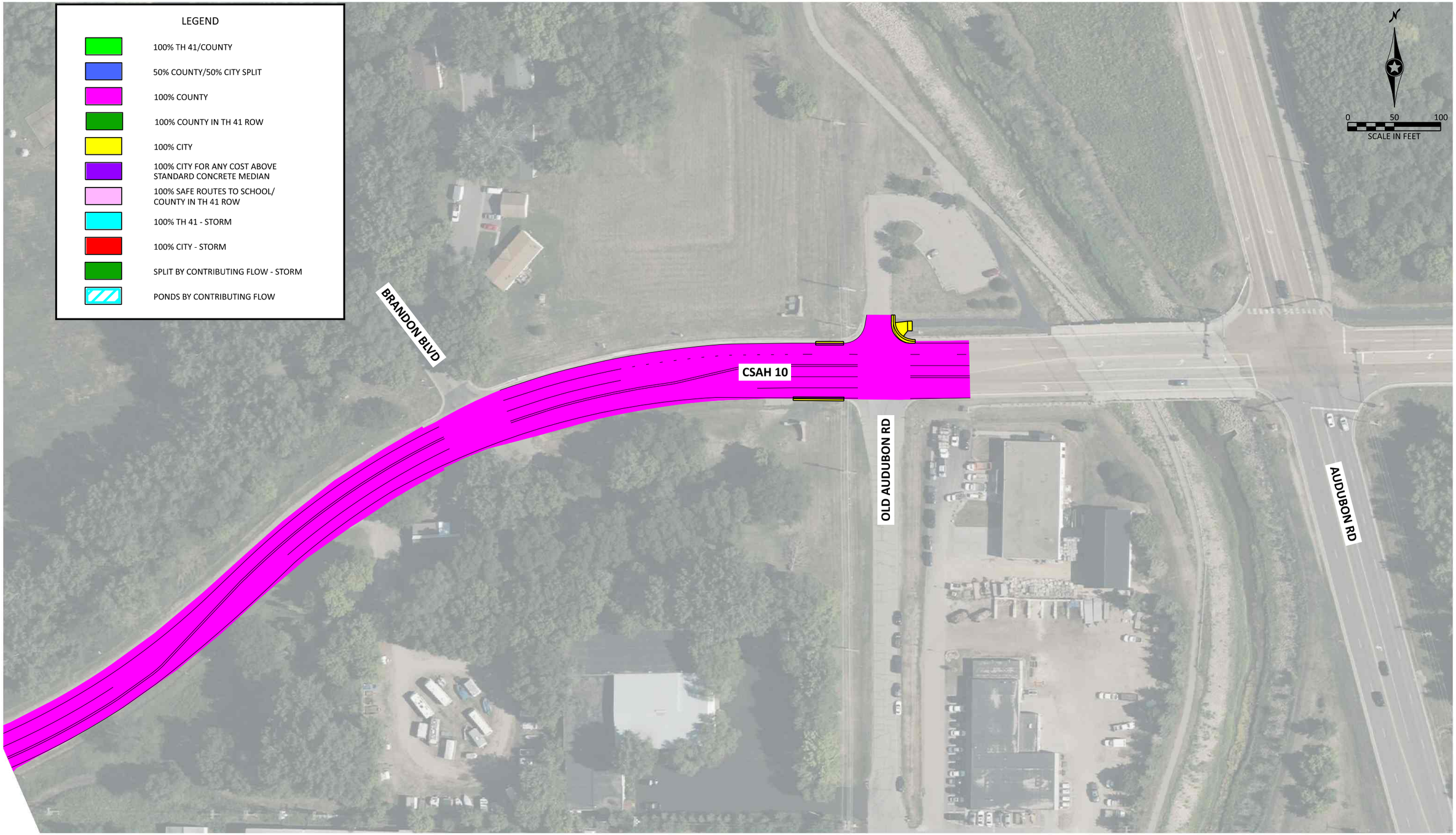

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Job 16625
08/02/24

FUNDING EXHIBIT C1 FOR CITY OF CHASKA AND CARVER COUNTY JOINT POWERS AGREEMENT

HIGHWAY 10 RESURFACING/BRANDONDALE TRAIL
SAP 010-610-058
CAVER COUNTY

FIGURE 10

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CSAH 10 (Engler)/TH 41
August 23-2024

PR# 178820, 228962

Work Type/Location	PR#	SP/SAP/CP	Category (Group)	County-City Cost Split (Before Grants) Total Cost	%	Group	County	%	Group	City	%	Federal Regional Solicitation $5,289,600.00	%	Federal PROTECT $1,710,400.00	%	Federal SRTS TH41 $933,000.00	%	Federal SRTS CSAH 10 $825,520.00	%	MnDOT LPP $710,000.00	%	MnDOT TED $3,000,000.00	%	County Sales Tax	%	County CSAH	%	City of Chaska MSAS	%	City of Chaska Local	%	MnDOT SRC Federal Funding (FY2024)	%
Construction																																
Participating				***$19,183,619.09***			***$14,960,315.43***			***$4,223,303.66***																							
TH41				***$6,146,099.02***	100%		***$6,146,099.02***	100%								***$933,000.00***	15.2%			***$710,000.00***	11.6%	***$1,825,158.70***	29.7%	***$2,677,940.32***	43.6%								
TH 41- Roadway/Storm	178820	SP 1008-106	**1 (M)**	$2,886,810.80	47%	**M**	$2,886,810.80	100%												$710,000.00	24.6%	$1,825,158.70	63.2%	$351,652.10	12.2%								
TH 41 Trail Underpass (BR#10X24) & Retaining Walls & Trail (Trail C) Connection (SRTS)	178820	SP 010-591-002	**2 (H)**	$1,494,806.48	24%	**H**	$1,494,806.48	100%								$933,000.00	62.4%							$561,806.48	37.6%								
CSAH 10 Trail Underpass (BR#10J58) & Retaining Walls & Trail (Trail A)	178820	SP 010-610-056	**3 (T)**	$1,764,481.75	29%	**T**	$1,764,481.75	100%																$1,764,481.75	100.0%								
CSAH 10				***$11,246,407.31***	100%		***$7,958,705.69***	71%		***$3,287,701.62***	29%	***$5,289,600.00***	47.0%	***$1,710,400.00***	15.2%											***$3,005,040.19***	26.7%	***$1,241,367.11***	11.0%				
CSAH 10 Roadway - Shared (Based on Cost Share Policy)	178820	SP 010-610-056/SP 196-020-015	**4 (A+B)**	$1,852,901.22	16%	**A**	$932,813.11	50.3%	**B**	$920,088.11	49.7%	$1,153,284.62	62.2%													$352,210.65	19.0%	$347,405.95	18.7%				
CSAH 10 Roadway - Shared (Based on Cost Share Policy)	178820	SP 010-610-056/SP 196-020-015	**3 (D+E)**	$5,447,895.44	48%	**D**	$5,069,317.88	93.1%	**E**	$378,577.56	6.9%	$3,390,884.49	62.2%													$1,914,068.01	35.1%	$142,942.94	2.6%				
CSAH 10 Storm - PROTECT, Shared (Based on Cost Share Policy)	178820	SP 010-610-056/SP 196-020-015	**5 (G1+G2)**	$3,089,279.96	27%	**G1**	$1,956,574.69	63.3%	**G2**	$1,132,705.27	36.7%	$212,432.70	6.9%	$1,710,400.00	55.4%											$738,761.53	23.9%	$427,685.73	13.8%				
CSAH 10 Side Streets - 100% City	178820	SP 196-020-015	**6 (F)**	$856,330.69	8%				**F**	$856,330.69	100%	$532,998.20	62.2%															$323,332.49	37.8%				
CSAH 10 Roadway,Trail Underpass (BR#10J58) & Retaining Walls & Trail (Trail A)			**3 (T+D+E)**	$7,212,377.19			$6,833,799.63	94.8%		$378,577.56	5.2%	$3,390,884.49	47.0%											$1,764,481.75	24.5%	$1,914,068.01	26.5%	$142,942.94	2.0%				
CSAH 10 Brandondale Trail (SRTS)	178820	SP 010-610-058/SP 196-020-016	**7 (J+K)**	***$1,791,112.76***	100%	**J**	***$855,510.72***	47.8%	**K**	***$935,602.04***	52.2%							***$825,520.00***	46.1%							***$461,207.68***	25.7%	***$504,385.08***	28.2%				
				Original Split (FI only):			$250,755.79	14%		$1,540,356.97	86%																						
Non-Participating				***$3,814,585.98***	100%		***$1,234,897.85***	97%		***$2,579,688.13***	103%													***$0.00***	0.0%	***$1,234,897.85***	32.4%	***$40,653.71***	1.1%	***$2,539,034.42***	66.6%	***$0.00***	0.0%
City Utilities	178820	CP?	**8 (I)**	$2,539,034.42	67%				**I**	$2,539,034.42	100%																			$2,539,034.42	100.0%		
CSAH 10 Resurfacing	228962	SAP 010-610-060/SAP 196-020-017	**9 (L+N)**	***$1,275,551.56***	33%	**L**	***$1,234,897.85***	96.8%	**N**	***$40,653.71***	3.2%													$0.00	0.0%	$1,234,897.85	96.8%	$40,653.71	3.2%			$0.00	0.0%
Construction Total:				***$22,998,205.07***	100%		***$16,195,213.28***	70%		***$6,802,991.79***	30%	***$5,289,600.00***	23%	***$1,710,400.00***	7%	***$933,000.00***	4%	***$825,520.00***	4%	***$710,000.00***	3%	***$1,825,158.70***	8%	***$2,677,940.32***	12%	***$4,701,145.73***	20%	***$1,786,405.90***	8%	***$2,539,034.42***	11%	***$0.00***	0%
TH Eligible				***$2,886,810.80***																												
TH Eligible % of Participating Construction				*15%*																				**County Total After Grants=**		**$7,379,086.05**	**32%**	**City Total After Grants=**		**$4,325,440.32**	**19%**	
TH Eligible % of Participating Construction (Less CSAH 10 Trail)				*17%*																												
CSAH/MSAS Eligible							*$16,195,213.28*			*$4,263,957.37*																						
Right of Way																																
TH 41			ROW	$395,200.00			$395,200.00	100%														$395,200.00	100.0%									
CSAH 10			ROW	$1,460,124.00			$730,062.00	50%		$730,062.00	50%															$730,062.00	50.0%	$730,062.00	50.0%				
CSAH 10 Brandondale Trail			ROW	$119,600.00			$59,800.00	50%		$59,800.00	50%															$59,800.00	50.0%	$59,800.00	50.0%				
											100%																						
Right of Way Total:				**$1,974,924.00**	100%	**$**	**1,185,062.00**	60%	**$**	**789,862.00**	40%											***$395,200.00***	20%			***$789,862.00***	40%	***$789,862.00***	40%				
CSAH/MSAS Eligible							*$1,185,062.00*			*$789,862.00*														**County Total After Grants=**		**$789,862.00**	**40%**	**City Total After Grants=**		**$789,862.00**	**40%**	
Professional Services																																
41-10 - Preliminary Design				**$846,247.90**			**$686,281.85**	81%		**$159,966.05**	19%																						
Participating, TH Eligible TH 41			PS	$140,460.35			$140,460.35	100%														$140,460.35	100.0%									
Participating TH 41 - TH Ineligible			PS	$158,583.57			$158,583.57	100%																$158,583.57	100.0%								
Participating CSAH 10			PS	$547,203.97			$387,237.92	71%		$159,966.05	29%															$387,237.92	70.8%	$159,966.05	29.2%				
41-10 - Final Design				**$1,661,818.35**			**$1,347,685.20**	81%		**$314,133.15**	19%																						
Participating, TH Eligible TH 41			PS	$275,828.86			$275,828.86	100%														$275,828.86	100.0%									
Participating TH 41 - TH Ineligible			PS	$311,418.31			$311,418.31	100%																$311,418.31	100.0%								
Participating CSAH 10			PS	$1,074,571.18			$760,438.02	71%		$314,133.15	29%															$760,438.02	70.8%	$314,133.15	29.2%				
CSAH 10 Brandondale Trail - Preliminary Design			PS	**$202,200.00**			**$96,579.22**	48%		**$105,620.78**	52%															$96,579.22	47.8%	$105,620.78	52.2%				
CSAH 10 Brandondale Trail - Final Design			PS	**$219,597.00**			**$104,888.76**	48%		**$114,708.24**	52%															$104,888.76	47.8%	$114,708.24	52.2%				
CSAH 10 Resurfacing			PS	**$245,835.50**			**$238,000.36**	97%		**$7,835.14**	3%															$238,000.36	96.8%	$7,835.14	3.2%				
City Utility Design - Final (SRF)			PS	**$44,364.00**						**$44,364.00**	100%																			$44,364.00	100.0%		
Professional Services - Right of Way - (Acq, Appraisals, Legal)				**$229,570.00**			**$137,754.51**	60%		**$91,815.49**	40%																						
Participating, TH Eligible TH 41			ROW	$45,939.02			$45,939.02	100%														$45,939.02	100.0%									
Participating TH 41 - TH Ineligible			ROW	$0.00			$0.00	100%																$0.00	100.0%								
Participating CSAH 10			ROW	$167,171.05			$83,585.53	50%		$83,585.53	50%															$83,585.53	50.0%	$83,585.53	50.0%				
CSAH 10 Resurfacing			ROW	$2,557.33			$1,278.67	50%		$1,278.67	50%															$1,278.67	50.0%	$1,278.67	50.0%				
CSAH 10 Brandondale Trail			ROW	$13,902.60			$6,951.30	50%		$6,951.30	50%															$6,951.30	50.0%	$6,951.30	50.0%				
41-10 Construction Inspection/Survey (8%)	Bid:	$ 2,249,544.10		**$2,115,478.37**			**$1,550,863.46**	73%		**$564,614.91**	27%																						
Participating, TH Eligible TH 41			PS	$317,413.07			$317,413.07	100%														$317,413.07	100.0%									
Participating TH 41 - TH Ineligible			PS	$358,368.03			$358,368.03	100%																$358,368.03	100.0%								
Participating CSAH 10			PS	$1,236,574.52			$875,082.36	71%		$361,492.16	29%															$875,082.36	70.8%	$361,492.16	29.2%				
Non Participating City Utilities (x%?)			PS	$203,122.75						$203,122.75	100%																			$203,122.75	100.0%		
CSAH 10 Resurfacing Construction Inspection (8%)			PS	**$140,250.53**			**$140,250.53**	100%																		$140,250.53	100.0%						
CSAH 10 Brandondale Trail Construction Inspection/Survey (8%)			PS	**$196,937.95**			**$94,065.84**	48%		**$102,872.11**	52%															$94,065.84	47.8%	$102,872.11	52.2%				
41-10 Communications			PS	**$208,356.16**			**$146,723.30**	70%		**$61,632.86**	30%															$146,723.30	70.4%	$61,632.86	29.6%				
Professional Services Total:				**$6,110,655.76**			**$4,543,093.01**	**74%**		**$1,567,562.75**	**26%**											***$779,641.30***	**13%**	**$828,369.91**	**14%**	**$2,935,081.80**	**48%**	**$1,320,076.00**	**22%**	**$247,486.75**	**4%**		
CSAH/MSAS Eligible							*$4,543,093.01*			*$1,320,076.00*															Adjusted for 25% max:		**$1,065,989.34**		**$501,573.41**			
						25% Limit	$ 4,048,803.32		**25% Limit**	$ 1,065,989.34														**County Total After Grants=**		**$3,763,451.71**	**62%**	**City Total After Grants=**		**$1,567,562.75**	**26%**	
Funding Totals:				***$31,083,784.83***			***$21,923,368.29***	***71%***		***$9,160,416.54***	***29%***	***$5,289,600.00***	***17%***	***$1,710,400.00***	***6%***	***$933,000.00***	***3%***	***$825,520.00***	***3%***	***$710,000.00***	***2%***	***$3,000,000.00***	***10%***	***$3,506,310.23***	***11%***	***$8,426,089.53***	***27%***	***$3,642,257.24***		***$3,040,607.83***	***10%***	***$0.00***	***0%***
Change Orders ***(assumes 6% above construction cost):***			CON	***$1,379,892.30***			***$971,712.80***	***70%***		***$408,179.51***	***30%***													***$971,712.80***				***$168,578.05***		***$239,601.46***			
Funding Estimate to Complete:				***$32,463,677.14***			***$22,895,081.09***	***71%***		***$9,568,596.05***	***29%***	***$5,289,600.00***	***16%***	***$1,710,400.00***	***5%***	***$933,000.00***	***3%***	***$825,520.00***	***3%***	***$710,000.00***	***2%***	***$3,000,000.00***	***9%***	***$4,478,023.03***	***14%***	***$8,426,089.53***	***26%***	***$3,810,835.29***	***12%***	***$3,280,209.29***	***10%***	***$0.00***	***0%***

Total County Share= $12,904,112.55 40% **Total City Share= $7,091,044.58 21.8%**

178820 TH41/10 FUNDING SUMMARY

	Total	Federal	State	Sales Tax	CSAH	City
CON	$24,378,097.37	$8,758,520.00	$2,535,158.70	$3,649,653.12	$4,701,145.73	$4,733,619.83
PS	$5,881,085.76	$0.00	$733,702.28	$828,369.91	$2,843,266.31	$1,475,747.26
ROW	$2,204,494.00	$0.00	$441,139.02	$0.00	$881,677.49	$881,677.49
Total	$32,463,677.14	$8,758,520.00	$3,710,000.00	$4,478,023.03	$8,426,089.53	$7,091,044.58

Row Labels	Sum of Federal Regional Solicitation	Sum of Federal PROTECT	Sum of Federal SRTS TH41	Sum of Federal SRTS CSAH 10	Sum of MnDOT LPP	Sum of MnDOT TED	Sum of County Sales Tax	Sum of County CSAH	Sum of City of Chaska MSAS	Sum of City of Chaska Local
1 (M)					$710,000.00	$1,825,158.70	$351,652.10		$0.00	
2 (H)			$933,000.00				$561,806.48		$0.00	
3 (D+E)	$3,390,884.49						$0.00	$1,914,068.01	$142,942.94	
3 (T)							$1,764,481.75		$0.00	
4 (A+B)	$1,153,284.62						$0.00	$352,210.65	$347,405.95	
5 (G1+G2)	$212,432.70	$1,710,400.00					$0.00	$738,761.53	$427,685.73	
6 (F)	$532,998.20						$0.00		$323,332.49	
7 (J+K)	$0.00			$825,520.00			$0.00	$461,207.68	$504,385.08	
8 (I)							$0.00			$2,539,034.42
9 (L+N)							$0.00	$1,234,897.85	$40,653.71	
CON							$971,712.80		$168,578.05	$239,601.46
PS						$733,702.28	$828,369.91	$2,843,266.31	$1,228,260.51	$247,486.75
ROW						$441,139.02	$0.00	$881,677.49	$881,677.49	$0.00
Grand Total	**$5,289,600.00**	**$1,710,400.00**	**$933,000.00**	**$825,520.00**	**$710,000.00**	**$3,000,000.00**	**$4,478,023.03**	**$8,426,089.53**	**$4,064,921.95**	**$3,026,122.63**

Carver County
Division of Public Works

COST PARTICIPATION POLICY
Applicable to Cooperative Highway Projects between Carver County and Municipalities.

Adopted by the Carver County Board of Commissioners on February 17, 1998.
Amended by the Carver County Board of Commissioners on February 13, 2007, and March 19, 2013.

A. Construction Cost Share – Conventional Project (Projects programmed in the County 5-year CIP.)

Project Items	County Share	Municipality Share	Note
Right of Way	By Negotiation	By Negotiation	1
Retaining Wall in lieu of right of way	Same %age as R/W	Same %age as R/W	
Clearing and Grubbing	100%	0%	
Grading	100%	0%	2
Aggregate Base and Surfacing	100%	0%	3
Parking Lanes on 4-lane or 6-lane road	0%	100%	4
Storm Sewer and Ponds/Treatment Basins	%age of Contributing Flow	%age of Contributing Flow	5
Culverts	100%	0%	
Concrete Sidewalk	0%>5000 Population 50%<5000 Population	100%>5000 Population 50%<5000 Population	6
Concrete Curb and Gutter and Pedestrian Ramps	0%>5000 Population 50%<5000 Population	100%>5000 Population 50%<5000 Population	7
Concrete Median and Median Curb	100%	0%	8
Concrete Driveway Entrances (Apron)	100%	0%	9
Municipal Utility Adjustment or Construction	0%	100%	
Roundabouts	By Leg	By Leg	
Traffic Signals	By Leg	By Leg	10
Intersection Lighting	By Leg	By Leg	11
Street Lighting	0%	100%	12
Bridges	By Negotiation	By Negotiation	
Trails along county highway	0% Local 50% Linking & Regional 100% Destination	100% Local 50% Linking & Regional 0% Destination	13
Trail Underpass/Overpass	0% Local 50% Linking & Regional 100% Destination	100% Local 50% Linking & Regional 0% Destination	14
Landscaping	25% up to State Aid Limit	75%	15
Aesthetic Treatments	0%	100%	16
Highway Signs	100%	0%	
Electronic/Specialty Signs	By Negotiation	By Negotiation	
Noise Walls	By Negotiation	By Negotiation	17
Mobilization	Pro-rated by const. share	Pro-rated by const. share	
Erosion Control	Pro-rated by const. share	Pro-rated by const. share	
Traffic Control	Pro-rated by const. share	Pro-rated by const. share	
Engineering Services	Pro-rated by const. share	Pro-rated by const. share	
Other items	By Negotiation	By Negotiation	

Carver County
Division of Public Works

Conventional Project Notes

1. Fee title and permanent and temporary easements needed for projects on the existing county highway system or newly established or dedicated county highway system including the property needed for storm water treatment basins and wetland mitigation sites.
2. Includes grading and removal items. Applies to county roads and work necessary to tie in existing public street approaches. Enhancements to public streets approaches are the responsibility of the municipality. New public or private street approaches are the responsibility of the municipality.
3. Applies to county roads and work necessary to tie in existing public street approaches. Enhancements to public streets approaches are the responsibility of the municipality. New public or private street approaches are the responsibility of the municipality.
4. Includes grading, base and surfacing. Applies to county roads and work necessary to tie in existing public street approaches. Enhancements to public streets approaches are the responsibility of the municipality. New public or private street approaches are the responsibility of the municipality.
5. Includes catch basins, manholes, storm sewer pipes, outlet structures, grit chambers, and water quality and rate control ponds/basins. The county share is based on the ratio of contributing flow from the right of way to the total contributing flow.
6. Existing sidewalk impacted by the highway construction will be replaced in kind by the county.
7. Existing curb and gutter and pedestrian ramps impacted by the highway construction will be replaced in kind by the county.
8. The county pays for standard median design which is plain concrete. If a municipality requests decorative median the municipality pays the additional cost above the cost of a standard median.
9. Concrete aprons are installed at locations determined by the county. Driveways beyond the apron are constructed in-kind.
10. Applies to new and replacement traffic signals. Includes all components that make up a permanent warranted traffic control signal system with steel poles and mast arms installed at an intersection of a county highway and public roadway at an approved location by the county. The county pays 0% of a signal system at a private access/road. The municipality pays 100% of the furnishing and maintenance of electrical power to the traffic signal. The cost to modify, update or completely reconstruct the signal system will be shared at the same percentage as the original installation.
11. Designed to light an intersection for traffic safety purposes. Locations will be determined by the county.
12. Decorative type lighting along the roadway.
13. Applies to trails constructed with county road projects only. Stand alone trail projects are handled separately. Locations and descriptions are shown in the Carver County Comprehensive Plan and other related trail plans and policy documents. Applies to all costs associated with trail including but not limited to: grading, drainage, base, surfacing, pedestrian ramps, wetland mitigation due to trail impacts and additional right way needed for the trail. The county will only participate in trails constructed to meet State Aid Rules and Standards. Costs for major rehabilitation or replacement will be shared at the same percentage as the original installation. Townships are exempt from paying for trails.
14. Underpasses spanning 10 feet or more are considered bridges and will be added to the county bridge safety inspection program.
15. Landscaping items as approved by the county. State Aid limit is 5% of annual construction allotment.
16. Aesthetic items that do not serve a specific transportation use such as streetscaping, median plantings, decorative railing, ornamental fencing etc. All approved median plantings require irrigation.
17. Additional costs for decorative noise walls will be the responsibility of the requesting agency.

Carver County
Division of Public Works

B. Construction Cost Share – Development Driven Project (Projects not programmed in the County 5-year CIP)

Project Items	County Share	Municipality Share	Note
Right of Way	0%	100%	1
Retaining Wall in lieu of right of way	Same %age as R/W	Same %age as R/W	
Clearing and Grubbing	100%	0%	
Grading	100% for through lane and shoulder (up to 44' wide). 50% for additional through lanes and median. 100% for county rd. to county rd. turn lanes.	0% for through lane and shoulder (up to 44' wide). 50% for additional through lanes and median. 100% for city st. to county rd. turn lanes and county rd. to city st. turn lanes	2
Aggregate Base and Surfacing	Same as Grading	Same as Grading	
Parking Lanes on 4-lane or 6-lane road	0%	100%	3
Storm Sewer and Ponds/Treatment Basins	%age of Contributing Flow	%age of Contributing Flow	4
Culverts	100%	0%	
Concrete Sidewalk	0%	100%	
Concrete Curb and Gutter and Pedestrian Ramps	0%	100%	
Concrete Median and Median Curb	50%	50%	5
Concrete Driveway Entrances (Apron)	100%	0%	6
Municipal Utility Adjustment or Construction	0%	100%	
Roundabouts	By Leg if meets warrants by opening. By Leg up to 50% if meets warrants for design year. 0% if does not meet warrants for design year.	By Leg if meets warrants by opening. By Leg but no less than 50% if meets warrants for design year. 100% if does not meet warrants for design year.	
Traffic Signals	By Leg if meets warrants by opening. 50% of County Legs if meets warrants for design year. 0% if does not meet warrants for design year.	By Leg if meets warrants by opening. 100% of City legs plus 50% of County Legs if meets warrants for design year. 100% if does not meet warrants for design year.	7
Intersection Lighting	By Leg	By Leg	8
Street Lighting	0%	100%	9
Bridges	By Negotiation	By Negotiation	

Carver County
Division of Public Works

Trails along county highway	0% Local 50% Linking & Regional 100% Destination	100% Local 50% Linking & Regional 0% Destination	10
Pedestrian Underpass/Overpass	0%	100%	11
Landscaping	0%	100%	12
Aesthetic Treatments	0%	100%	13
Highway Signs	100%	0%	
Electronic/Specialty Signs	By Negotiation	By Negotiation	
Noise Walls	0%	100%	14
Mobilization	Pro-rated by const. share	Pro-rated by const. share	
Erosion Control	Pro-rated by const. share	Pro-rated by const. share	
Traffic Control	Pro-rated by const. share	Pro-rated by const. share	
Engineering Services	Pro-rated by const. share	Pro-rated by const. share	
Other items	By Negotiation	By Negotiation	

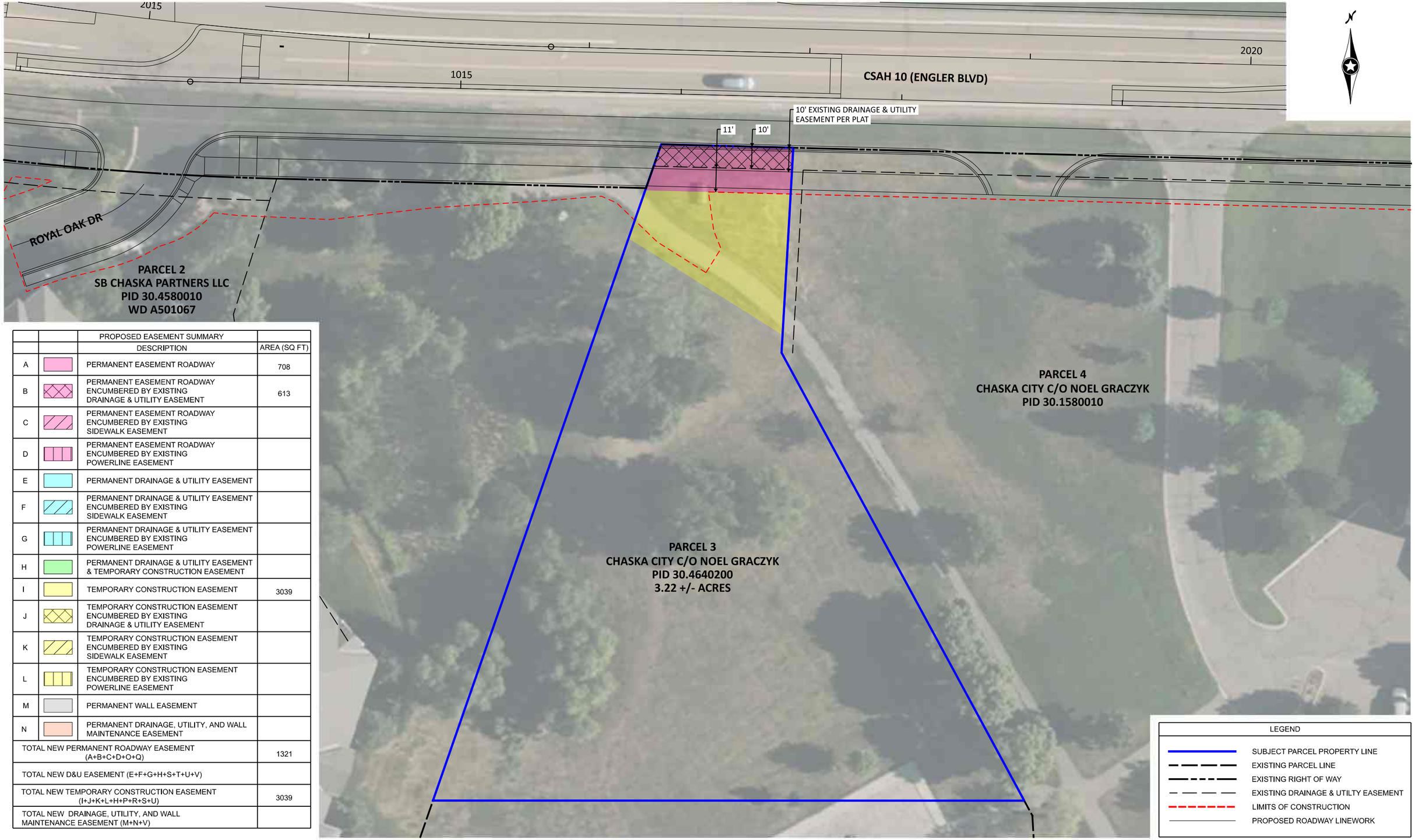
Development Driven Project Notes

1. Fee title and permanent and temporary easements needed for projects on the existing county highway system or newly established or dedicated county highway system including the property needed for storm water treatment basins and wetland mitigation sites. The cost share for right of way needed outside the boundaries of a development plat will be negotiated.
2. Includes grading and removal items. Enhancements to public streets approaches are the responsibility of the municipality. New public or private street approaches are the responsibility of the municipality.
3. Includes grading, base and surfacing. Applies to county roads and work necessary to tie in existing public street approaches. Enhancements to public streets approaches are the responsibility of the municipality. New public or private street approaches are the responsibility of the municipality.
4. Includes catch basins, manholes, storm sewer pipes, outlet structures, grit chambers, and water quality and rate control ponds/basins. The county share is based on the ratio of contributing flow. County share is based on the contributing flow from the right of way less roadway surface areas that the municipality pays for. The municipality share is the contributing flow from outside the right of way plus roadway surface area the municipality pays for. Costs to replace elements of storm sewer systems will be shared at the same percentage as the original installation.
5. The county pays for standard median design which is plain concrete. If a municipality requests decorative median the municipality pays the additional cost above the cost of a standard median.
6. Concrete aprons are installed at locations determined by the county. Driveways beyond the apron are constructed in-kind.
7. Applies to new and replacement traffic signals. Includes all components that make up a permanent warranted traffic control signal system with steel poles and mast arms installed at an intersection of a county highway and public roadway at an approved location by the county. To meet signal warrants, the intersection must meet either the four hour or the eight hour vehicular volume warrant standard. The county pays 0% of a signal system at a private access/road. The municipality pays 100% of the furnishing and maintenance of electrical power to the traffic signal. The cost to modify, update or completely reconstruct the signal system will be shared at the same percentage as the original installation.
8. Designed to light an intersection for traffic safety purposes. Locations will be determined by the county.
9. Decorative type lighting along the roadway.
10. Applies to trails constructed with county road projects only. Locations and descriptions are shown in the Carver County Comprehensive Plan and other related trail plans and policy documents. Costs associated with trail include grading, drainage, base, surfacing, pedestrian ramps, wetland mitigation due to trail impacts and additional right way needed for the trail. The county will only participate in trails constructed to meet State Aid Rules and Standards. Costs for major rehabilitation or replacement will be shared at the same percentage as the original installation.
11. Underpasses spanning 10 feet or more are considered bridges and will be added to the county bridge safety inspection program.
12. Landscaping items as approved by the county.
13. Aesthetic items that do not serve a specific transportation use such as streetscaping, median plantings, decorative railing, ornamental fencing etc. All approved median plantings require irrigation.
14. Additional costs for decorative noise walls will be the responsibility of the requesting agency.

Carver County
Division of Public Works

C. **Maintenance - Maintenance of county highways constructed under this policy will be as follows unless specified differently in a separate maintenance agreement.**

1. The county is responsible for maintenance of the county highway between curbs or between outside edges of shoulders. This includes but is not limited to snow and ice control, patching, crack sealing, seal coating, pavement rehabilitation, shouldering, striping and sign replacement. In addition, the county is responsible for routine maintenance outside the edge of shoulder and within the right of way of a rural county highway. The county may enter into agreements with municipalities to perform highway maintenance.
2. The municipality is responsible for maintenance of the boulevard, landscaped median, trees, shrubs, irrigation systems, sidewalk, retaining walls, steps, aesthetic treatments, and other urban appurtenances within the right-of-way of an urban county highway.
3. The county is responsible for maintenance of bridges and culverts on the county route.
4. The municipality is responsible for maintenance of its utilities and storm sewer systems including detention/treatment basins. Costs to replace elements of storm sewer systems will be shared at the same percentage as the original installation.
5. The county is responsible for maintaining roundabouts with the exception of island landscaping and aesthetic treatments which are the responsibility of the municipality.
6. Unless stipulated by special agreement, the county will own and is responsible for maintaining traffic signal systems (with the exception of the attached lighting) at county road intersections with local public roadways and private streets. The municipality is responsible for maintaining the signal lighting and the electrical power to the signal system. The cost to modify, update or completely reconstruct the signal system will be shared at the same percentage as the original installation.
7. The municipality is responsible for maintenance of intersection lighting at a county road and local road intersection. The county is responsible for maintenance of intersection lighting at a county road and county road intersection.
8. The municipality is responsible for the maintenance of street lights.
9. The municipality is responsible for maintaining trails within the county highway right-of-way. Costs for major rehabilitation or replacement will be shared at the same percentage as the original installation.
10. The municipality is responsible for maintaining pedestrian underpasses and overpasses.
11. The county is responsible for maintaining highway signs.
12. The county is responsible for maintaining electronic/specialty signs. The costs of maintenance will be shared at the same percentage as the original installation.
13. Maintenance of noise walls is the responsibility of the agency paying for the initial installation.



		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	708
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	613
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	3039
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			1321
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			3039
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

LEGEND

- SUBJECT PARCEL PROPERTY LINE
- EXISTING PARCEL LINE
- EXISTING RIGHT OF WAY
- EXISTING DRAINAGE & UTILTY EASEMENT
- LIMITS OF CONSTRUCTION
- PROPOSED ROADWAY LINEWORK

0 20 40
SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.4640200 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	3

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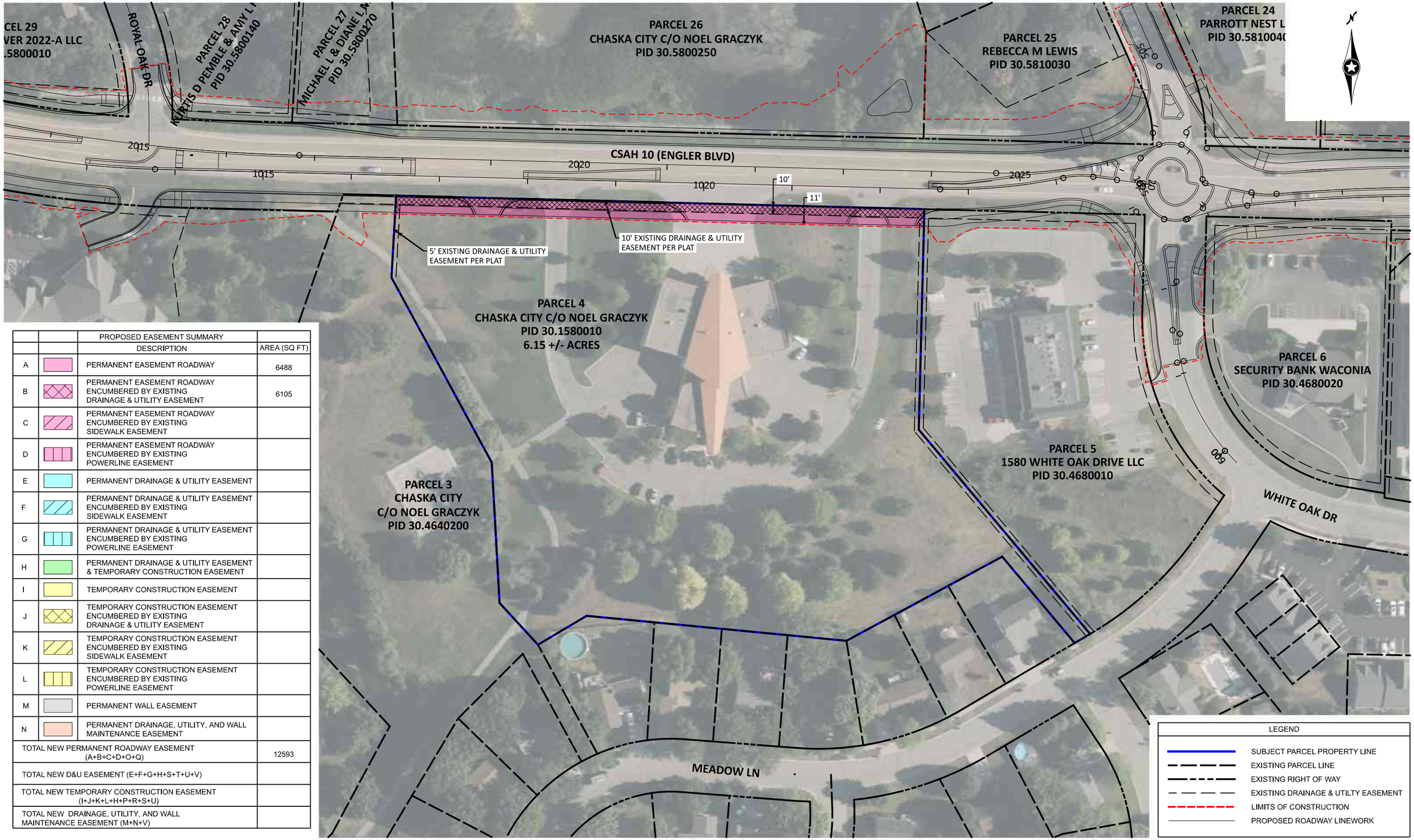

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	6488
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	6105
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			12593
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

LEGEND

- SUBJECT PARCEL PROPERTY LINE
- EXISTING PARCEL LINE
- EXISTING RIGHT OF WAY
- EXISTING DRAINAGE & UTILTY EASEMENT
- LIMITS OF CONSTRUCTION
- PROPOSED ROADWAY LINEWORK

0 50 100
SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.4580010 285 ENGLER BLVD CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	4

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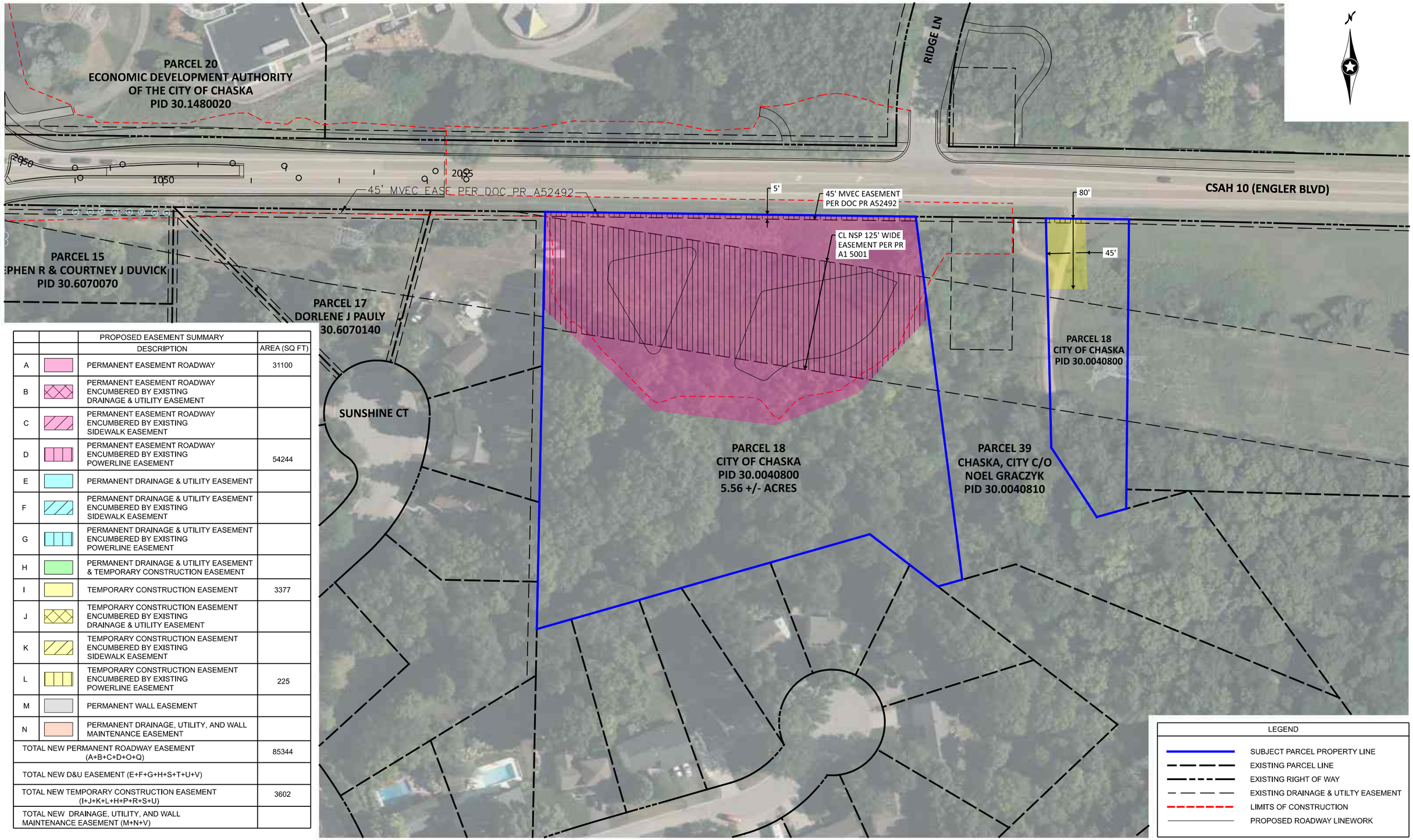

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	31100
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	54244
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	3377
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	225
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			85344
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			3602
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

LEGEND

- SUBJECT PARCEL PROPERTY LINE
- EXISTING PARCEL LINE
- EXISTING RIGHT OF WAY
- EXISTING DRAINAGE & UTILITY EASEMENT
- LIMITS OF CONSTRUCTION
- PROPOSED ROADWAY LINEWORK

0 50 100
SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CITY OF CHASKA PID 30.0040800 ONE CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	18

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		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	1916
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	6516
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	21298
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	470
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			8432
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			21768
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

PARK RIDGE DR

PARCEL 19
CHASKA CITY C/O NOEL GRACZYK
PID 30.1480010
12.21 +/- ACRES

PARCEL 34
CHASKA CITY C/O NOEL GRACZYK
PID 30.1480030

RIDGE LN

10' EXISTING DRAINAGE AND UTILITY EASEMENT PER PLAT

10' EXISTING DRAINAGE AND UTILITY EASEMENT PER PLAT

30' 3' 40' 30' 50'

2055

CSAH 10 (ENGLER BLVD)

LEGEND

- SUBJECT PARCEL PROPERTY LINE
- EXISTING PARCEL LINE
- EXISTING RIGHT OF WAY
- EXISTING DRAINAGE & UTILTY EASEMENT
- LIMITS OF CONSTRUCTION
- PROPOSED ROADWAY LINEWORK

0 50 100
SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.1480010 1661 PARK RIDGE LN CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	19

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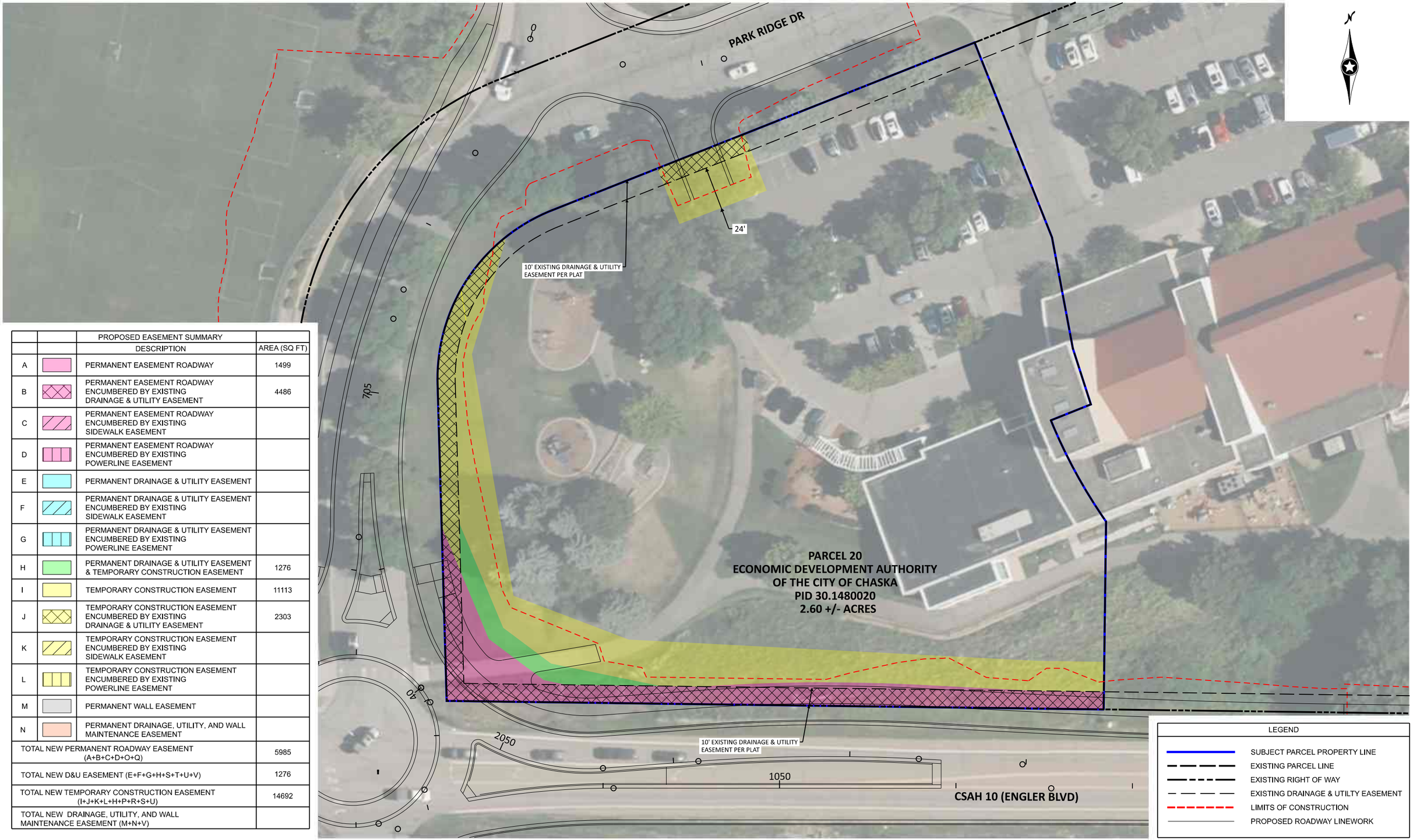

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	1499
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	4486
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	1276
I		TEMPORARY CONSTRUCTION EASEMENT	11113
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	2303
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			5985
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			1276
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			14692
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

0 25 50
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ADDRESS	PROJECT	PARCEL #
ECONIMIC DEVELOPMENT AUTHORITY OF THE CITY OF CHASKA PID 30.1480020 ONE CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	20

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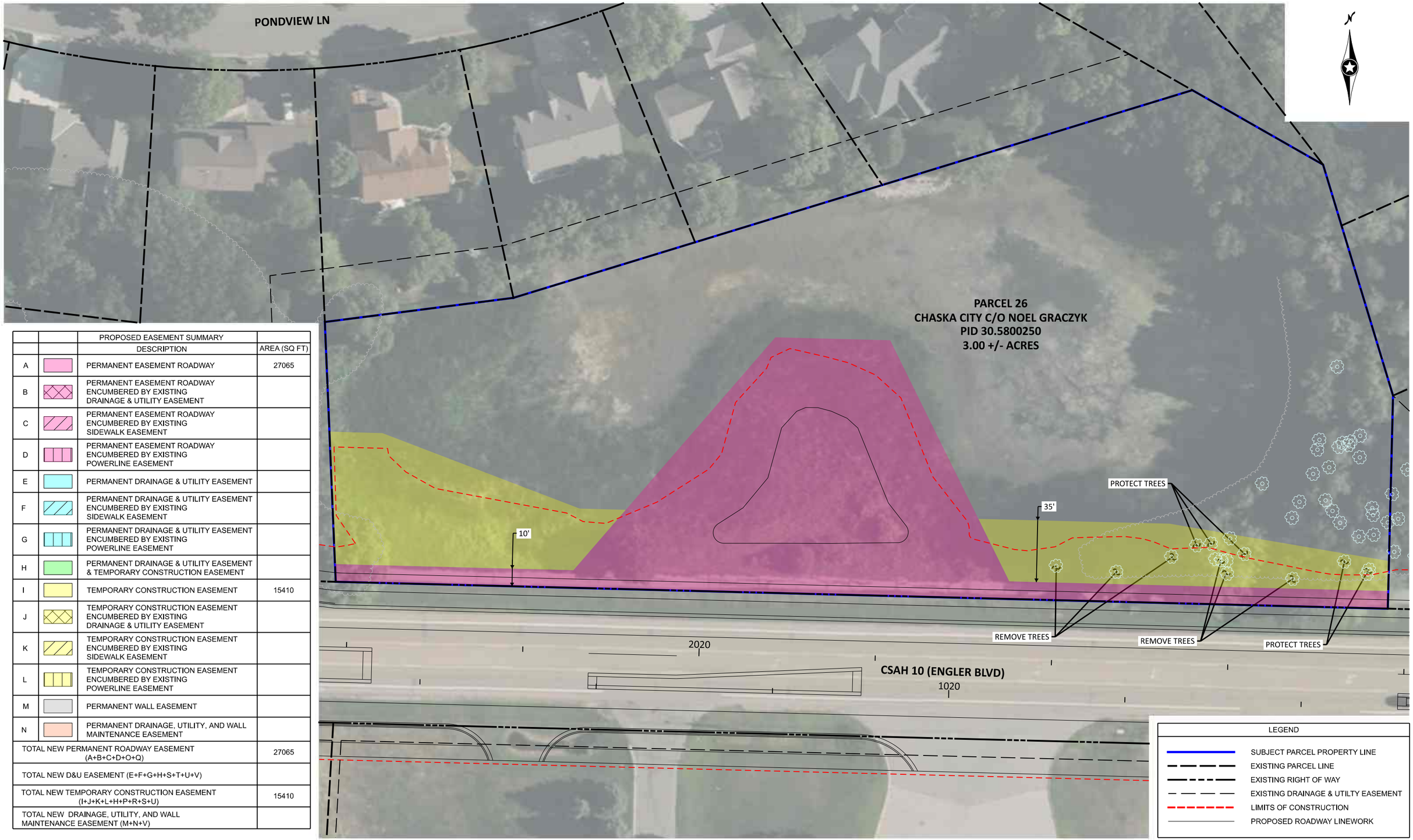

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	27065
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	15410
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			27065
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			15410
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.5800250 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	26

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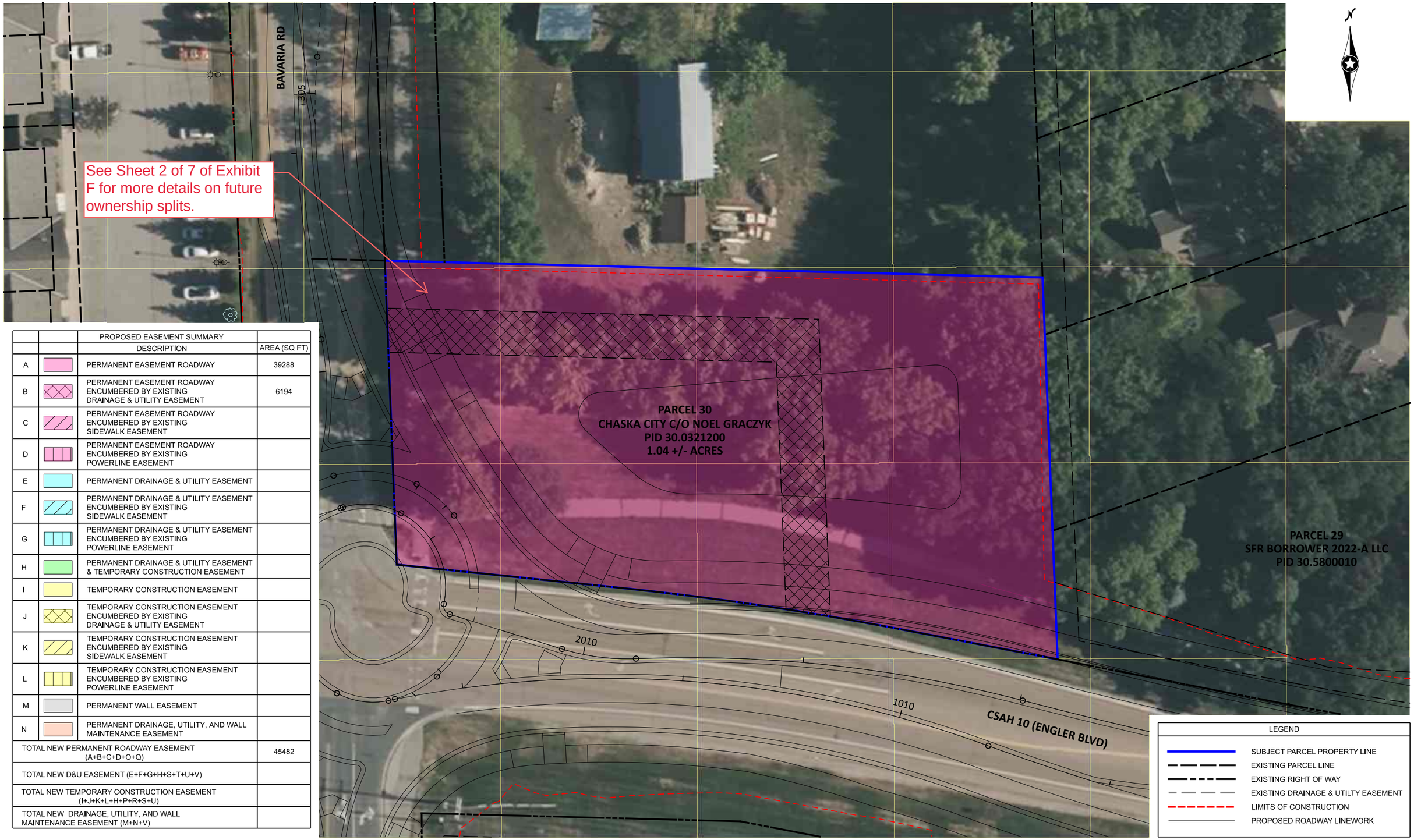

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	39288
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	6194
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			45482
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			

LEGEND

- SUBJECT PARCEL PROPERTY LINE
- EXISTING PARCEL LINE
- EXISTING RIGHT OF WAY
- EXISTING DRAINAGE & UTILTY EASEMENT
- LIMITS OF CONSTRUCTION
- PROPOSED ROADWAY LINEWORK

0 20 40
SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.0321200 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	30

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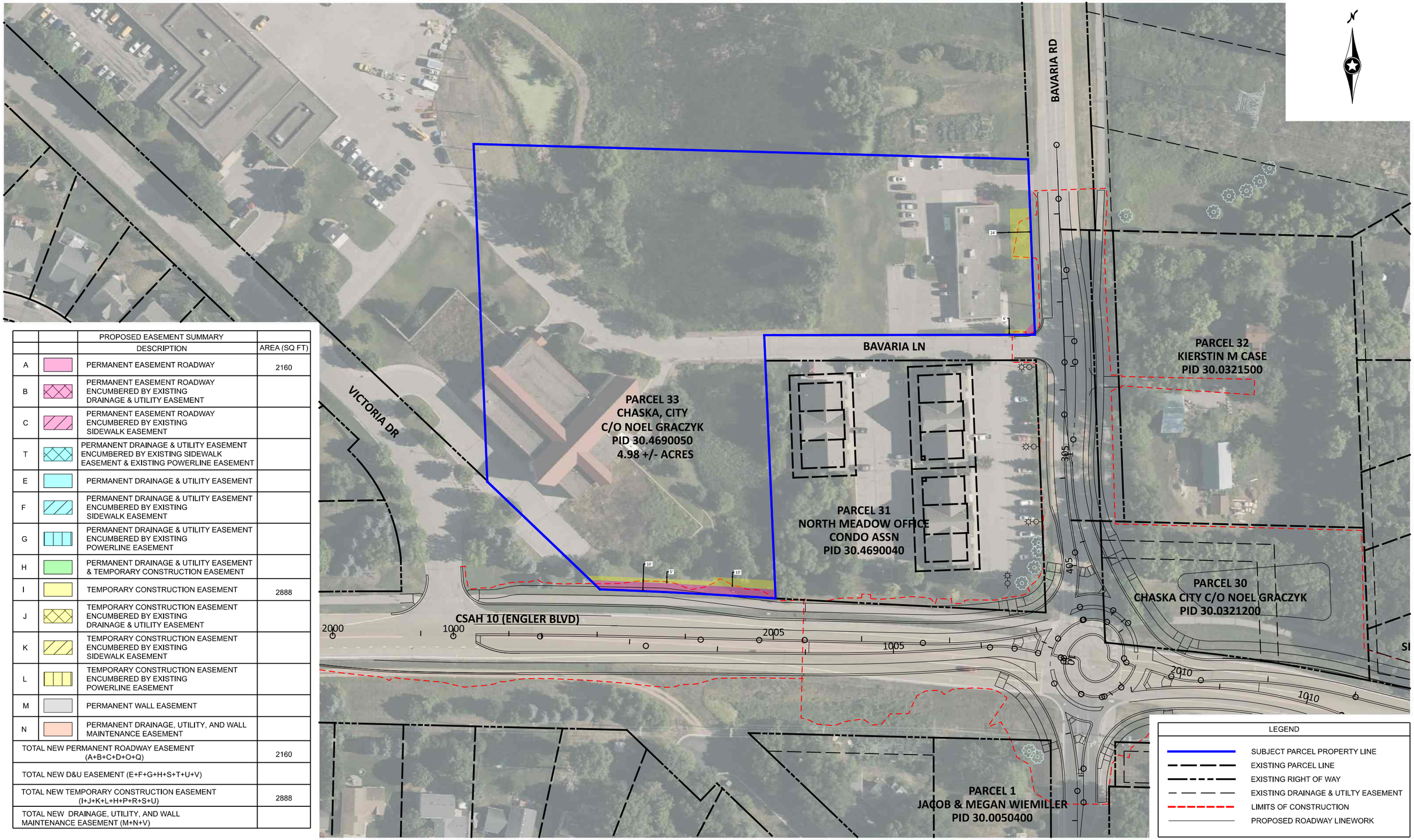
EXIHIBIT E

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	2160
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
T		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT & EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	2888
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D+O+Q)			2160
TOTAL NEW D&U EASEMENT (E+F+G+H+S+T+U+V)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H+P+R+S+U)			2888
TOTAL NEW DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT (M+N+V)			



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ADDRESS	PROJECT	PARCEL #
CHASKA, CITY PID 30.4690050 ONE CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 & TH 41 ROADWAY RECONSTRUCTION	33

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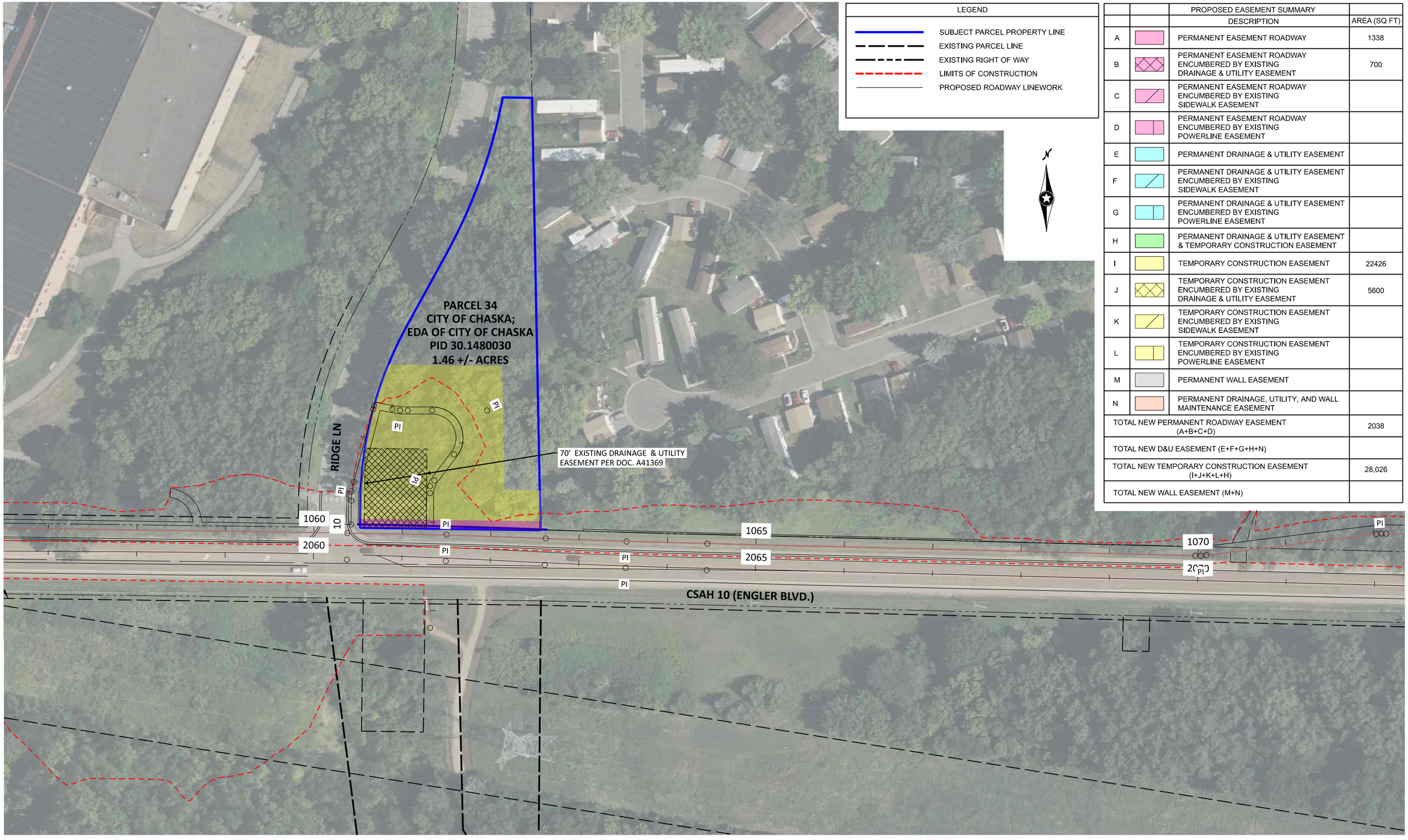

LEGEND	
	SUBJECT PARCEL PROPERTY LINE
	EXISTING PARCEL LINE
	EXISTING RIGHT OF WAY
	LIMITS OF CONSTRUCTION
	PROPOSED ROADWAY LINEWORK

PROPOSED EASEMENT SUMMARY			
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	1338
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	700
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	22426
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	5600
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D)			2038
TOTAL NEW D&U EASEMENT (E+F+G+H+N)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H)			28,026
TOTAL NEW WALL EASEMENT (M+N)			

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SCALE IN FEET

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ADDRESS	PROJECT	PARCEL #
CHASKA CITY; EDA OF CITY OF CHASKA (LESSEE) PID 30.1480030 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 SRTS BRANDONDALE TRAIL	**34**

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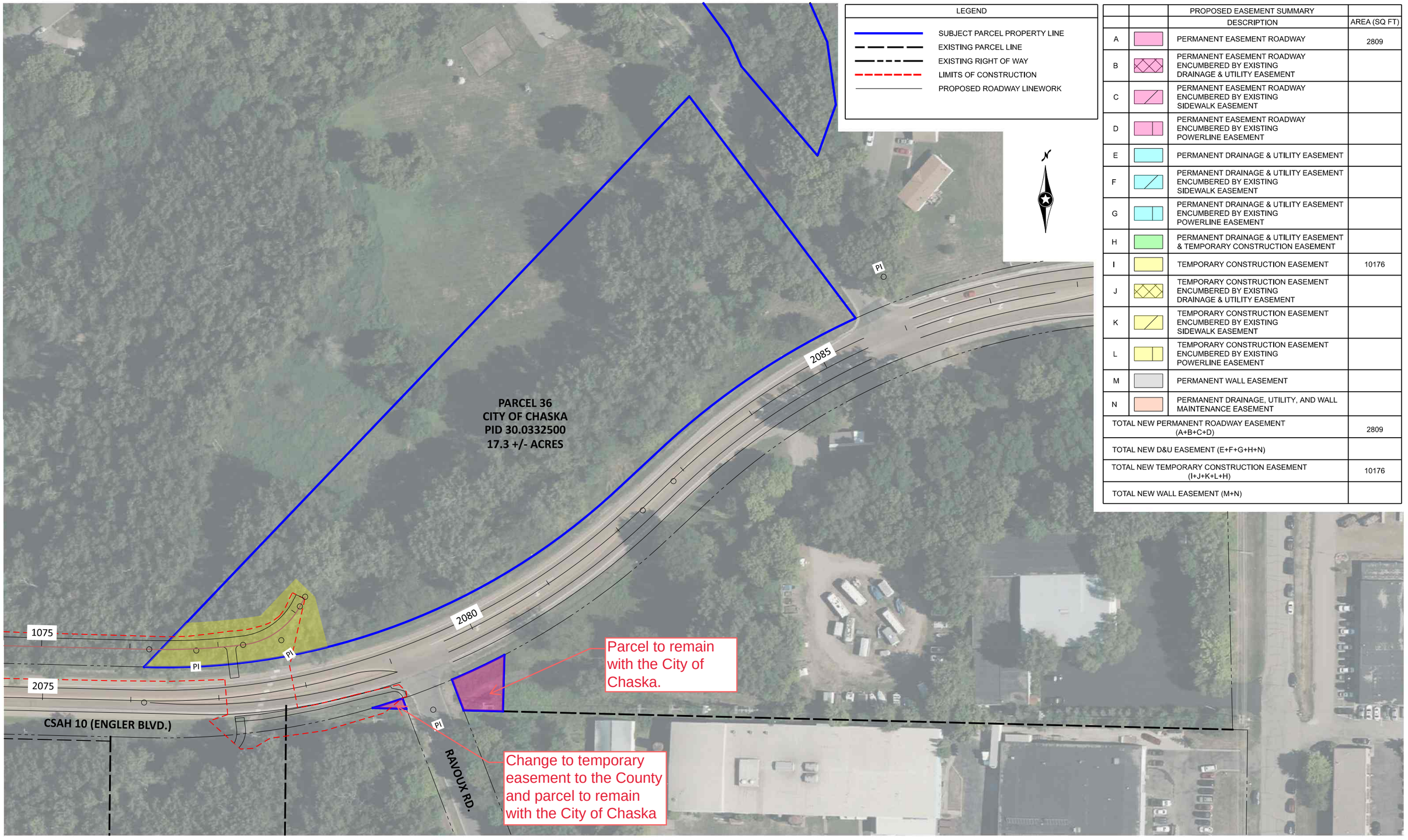

LEGEND	
	SUBJECT PARCEL PROPERTY LINE
	EXISTING PARCEL LINE
	EXISTING RIGHT OF WAY
	LIMITS OF CONSTRUCTION
	PROPOSED ROADWAY LINEWORK

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	2809
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	10176
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D)			2809
TOTAL NEW D&U EASEMENT (E+F+G+H+N)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H)			10176
TOTAL NEW WALL EASEMENT (M+N)			

0 50 100
SCALE IN FEET

SRF

Public Works Division
11360 Hwy 212, Suite 1
Cologne, MN 55322
952.466.5200

ADDRESS	PROJECT	PARCEL #
CITY OF CHASKA PID 30.0332500 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 SRTS BRANDONDALE TRAIL	36

4/17/2024
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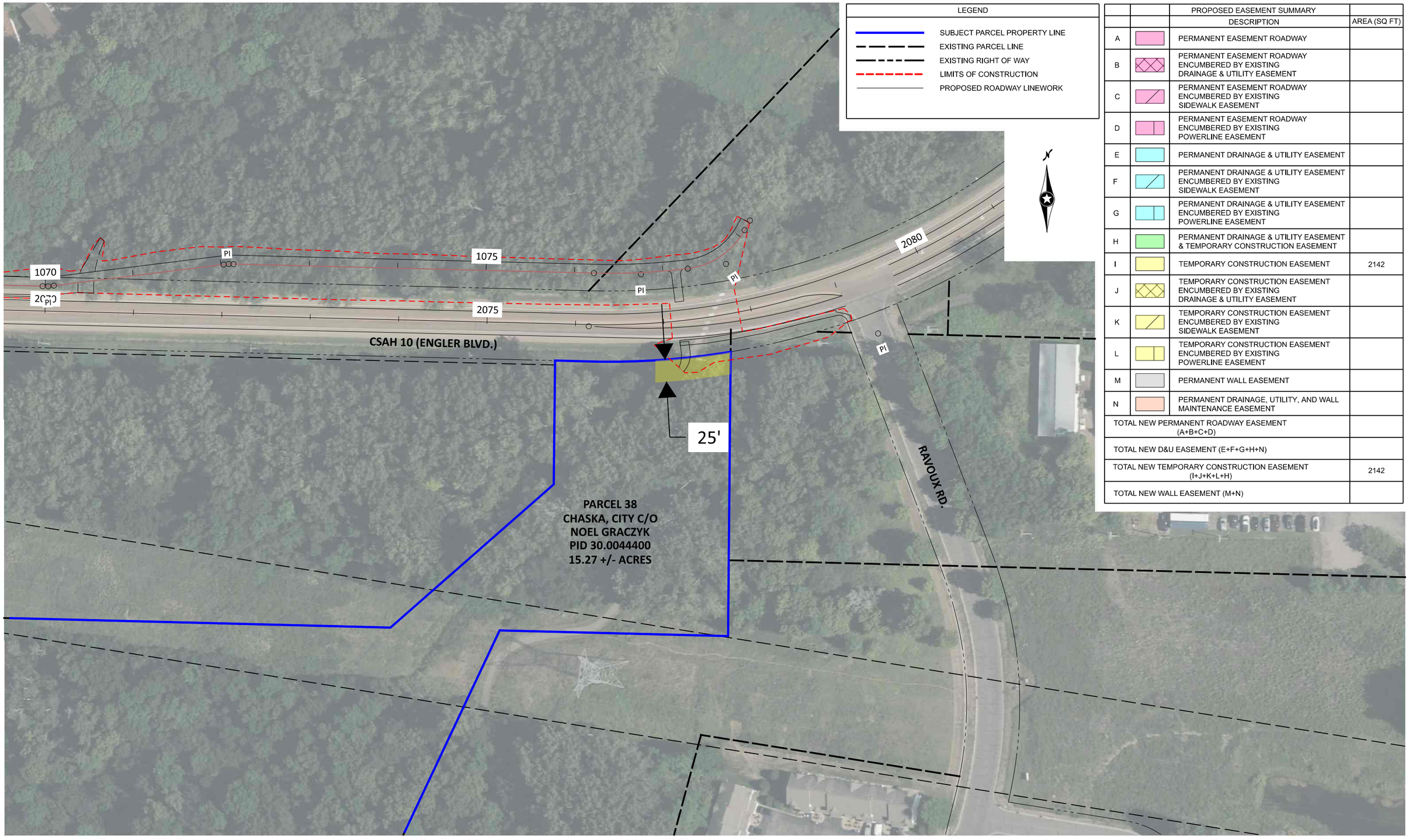

		PROPOSED EASEMENT SUMMARY	
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	2142
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D)			
TOTAL NEW D&U EASEMENT (E+F+G+H+N)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H)			2142
TOTAL NEW WALL EASEMENT (M+N)			

0 50 100
SCALE IN FEET

SRF

Public Works Division
11360 Hwy 212, Suite 1
Cologne, MN 55322
952.466.5200

ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.0044400 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 SRTS BRANDONDALE TRAIL	38

4/17/2024
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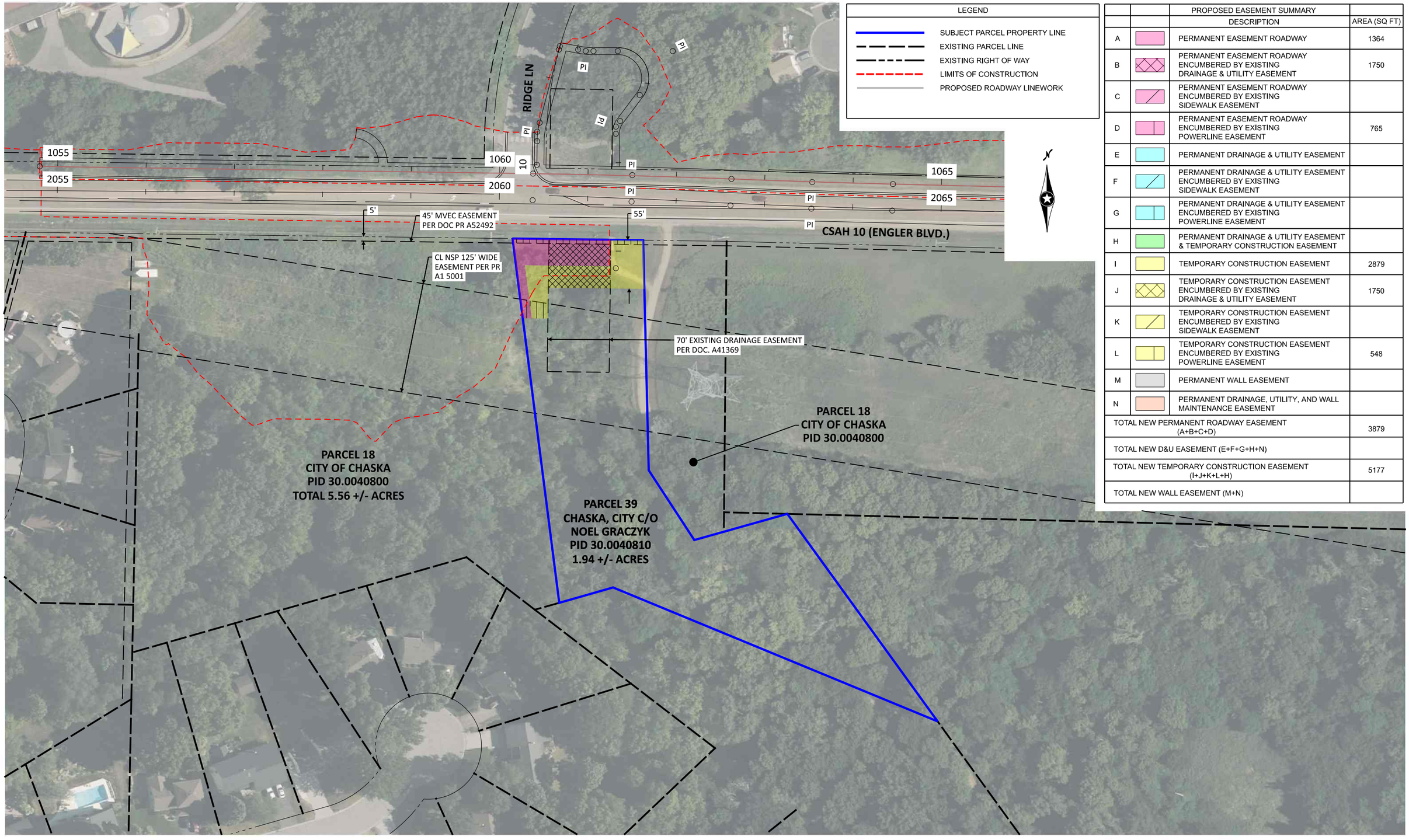

LEGEND	
	SUBJECT PARCEL PROPERTY LINE
	EXISTING PARCEL LINE
	EXISTING RIGHT OF WAY
	LIMITS OF CONSTRUCTION
	PROPOSED ROADWAY LINEWORK

PROPOSED EASEMENT SUMMARY			
		DESCRIPTION	AREA (SQ FT)
A		PERMANENT EASEMENT ROADWAY	1364
B		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	1750
C		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
D		PERMANENT EASEMENT ROADWAY ENCUMBERED BY EXISTING POWERLINE EASEMENT	765
E		PERMANENT DRAINAGE & UTILITY EASEMENT	
F		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
G		PERMANENT DRAINAGE & UTILITY EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	
H		PERMANENT DRAINAGE & UTILITY EASEMENT & TEMPORARY CONSTRUCTION EASEMENT	
I		TEMPORARY CONSTRUCTION EASEMENT	2879
J		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING DRAINAGE & UTILITY EASEMENT	1750
K		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING SIDEWALK EASEMENT	
L		TEMPORARY CONSTRUCTION EASEMENT ENCUMBERED BY EXISTING POWERLINE EASEMENT	548
M		PERMANENT WALL EASEMENT	
N		PERMANENT DRAINAGE, UTILITY, AND WALL MAINTENANCE EASEMENT	
TOTAL NEW PERMANENT ROADWAY EASEMENT (A+B+C+D)			3879
TOTAL NEW D&U EASEMENT (E+F+G+H+N)			
TOTAL NEW TEMPORARY CONSTRUCTION EASEMENT (I+J+K+L+H)			5177
TOTAL NEW WALL EASEMENT (M+N)			

0 50 100
SCALE IN FEET

SRF

Public Works Division
11360 Hwy 212, Suite 1
Cologne, MN 55322
952.466.5200

ADDRESS	PROJECT	PARCEL #
CHASKA CITY C/O NOEL GRACZYK PID 30.0040810 1 CITY HALL PLAZA CHASKA, MN 55318	CARVER COUNTY CSAH 10 SRTS BRANDONDALE TRAIL	39

4/17/2024
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EXHIBIT F

PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

I hereby certify that this plat was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota; that this plat meets the requirements of Minnesota Statutes Chapter 160.085 and Chapter 160.14, Subdivision I; that all parcels of land affected by the acquisition are correct on this plat; that monuments indicating property lines will be correctly placed in the ground after completion of construction; that all measurements are correctly shown on this plat; and that the right-of-way boundary lines are correctly designated on this plat.

_____ _____
Dean Dusheck Date
Minnesota License Number 16679

The Carver County Board of Commissioners pursuant to resolution number _____, dated _____, is hereby designating the definite location of a portion of the right-of-way of CSAH 10/41 in Sections 4 and 5 of Township 115 North, Range 23 West, and Sections 32 and 33 of Township 116 North, Range 23 West, Carver County, Minnesota as shown on this official plat of said right-of-way, pursuant to Minnesota Statutes Sections 160.085 and 160.14.

This plat approved by the Board of Commissioners of the County of Carver, State of Minnesota at a regular meeting held the ____ day of _____, 20____.

_____ _____
Chair Attest

I hereby certify that this plat has been checked and recommended for aproval this ____ day of _____, 20____.

_____
Brian Praske, Carver County Surveyor

I hereby certify that this plat was filed this ____ day of _____, 20____ at _____ o'clock ___.M. as Document Number _____.

_____
Kaaren Lewis, Carver County Recorder

I hereby certify that this plat was filed this ____ day of _____, 20____ at _____ o'clock ___.M. as Document Number _____.

_____
Kaaren Lewis, Carver County Registrar of Titles

0 50 100
SCALE IN FEET

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON CARVER COUNTY COORDINATE SYSTEM NAD83 (2011 ADJ.)

LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
- Found monument
- Section Line
- Quarter Line
- Underlying Property Line
- Existing R/W Line
- Existing Easement Line
- Proposed Permanent Easement
- Proposed Temporary Easement
- NT - Denotes Not Tangent

Right of Way Split

- City of Chaska Land Transfer to Carver County
- MnDOT Right of Way
- Carver County Easement Transfer to City of Chaska
- Shared Right of Way Between Carver County and City of Chaska

NORTH

BAVARIA ROAD

MEADOW LANE

BAVARIA LANE

OFFICE CONDOMINIUMS

BLOCK 1

(CIC NO. 118)

LIBERTY HEIGHTS SIXTH ADD.

VICTORIA DRIVE

OUTLOT A

CARVER COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 1

SOUTH LINE OF THE SW 1/4 OF SEC. 32, T116N, R23W

NORTH LINE OF THE NW 1/4 OF SEC. 5, T115N, R23W

EAST LINE OF THE SW 1/4 OF SEC. 32, T116N, R23W

EAST LINE OF THE NW 1/4 OF SEC. 5, T115N, R23W

MATCHLINE SEE SHEET 2

PARCEL 42

PARCEL 41

TE PARCEL 33

TE PARCEL 31

PARCEL 31

PARCEL 33

B151 B152 B153 B154 B155 B156 B157 B158 B159 B160 B161 B162 B163 B164 B165 B166 B167

B1 B2 B3 B4 B5

N89°54'28"E 273.36

N87°46'00"E 33.00

N88°35'54"W 426.79

S87°46'00"W 23.27

S02°14'00"E 57.74

N87°46'00"E 23.27

N02°14'00"W 71.02

N43°50'14"E 20.81

N89°54'28"E 18.70 34.79

S00°05'32"E 5.00

N89°54'28"E 29.97

N02°14'00"W 226.16

N02°14'00"W 233.38

S02°14'00"E 41.09

S02°14'00"E 207.58

S46°17'21"E 7.51

N46°17'21"W 15.05

S02°29'01"E 3.02

N86°28'18"W 70.38

N02°29'01"E 10.06

S02°29'01"E 10.06

C. BRG=N87°23'50"W Δ=01°15'06" R=6626.68 L=144.76

L=209.93 R=6621.68 Δ=01°48'59" C. BRG=S87°03'59"E

147.77 S87°02'05"E

184.57

L=72.68

L=90.46 R=368.00 Δ=14°05'04"

L=31.85 R=103.00 Δ=17°42'58"

L=31.74 R=34.00 Δ=53°29'19"

L=99.64 R=6611.68 Δ=00°51'49" C. BRG=S88°18'32"E

236.06 N46°07'32"W

N82°20'01"W 278.93

N02°14'00"W 145.00

SEE DETAIL A

VICINITY MAP

CARVER COUNTY, MINNESOTA

32-116-23 33-116-23 5-115-23 4-115-23

CSAH 10 HWY 41 VICTORIA DRIVE RANDOLX ROAD SW 1/4 SE 1/4 NW 1/4 NE 1/4

DETAIL A

NO SCALE

N88°35'54"W 426.79 N88°35'54"W 47.10 38.39 14.09 33.01 S16°20'20"E 15.12 TE PARCEL 1 26.45 S28°45'50"E 10.90 S43°52'32"E 19.55 S53°18'53"E L=35.48 R=270.00' Δ=07°31'41" C. BRG=S03°53'27"E S00°07'37"E 57.39 N00°07'37"W 55.51 C. BRG=S02°53'59"E Δ=05°32'46" R=247.00 L=23.91 7.42 S57°07'37"E 14.94 S00°07'37"E 33.00 N89°52'23"E C

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD RW (SQ FT)	NEW ROAD RW (SQ FT)	TOTAL ROAD RW (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
1	JACOB & MEGAN WIEMILLER	PART OF THE NE1/4 OF NW1/4 OF S5, T115N, R23W	30.0050400	A747463	1878	245	2123	•	1893	EASEMENT
31	NORTH MEADOW OFFICE CONDO ASSOCIATION	PART OF LOT 4, BLOCK 1, NORTH MEADOW OFFICE CONDOMINIUMS	30.4690040	A464767	•	2034	2034	•	3963	EASEMENT
33	CITY OF CHASKA	PART OF LOT 5, BLOCK 1, NORTH MEADOW OFFICE CONDOMINIUMS	30.4690050	A441356	•	2160	2160	•	2888	EASEMENT
41	DEDICATED	PART OF NORTH MEADOW OFFICE CONDOMINIUMS	•	A441356	6188	•	6188	•	•	EASEMENT
42	CARVER COUNTY	PART OF SE1/4 OF SW1/4, S32, T115N, R23W	•	•	80252	•	80252	•	•	EASEMENT

178820

SRF

SHEET 1 OF 7 SHEETS

EXHIBIT F

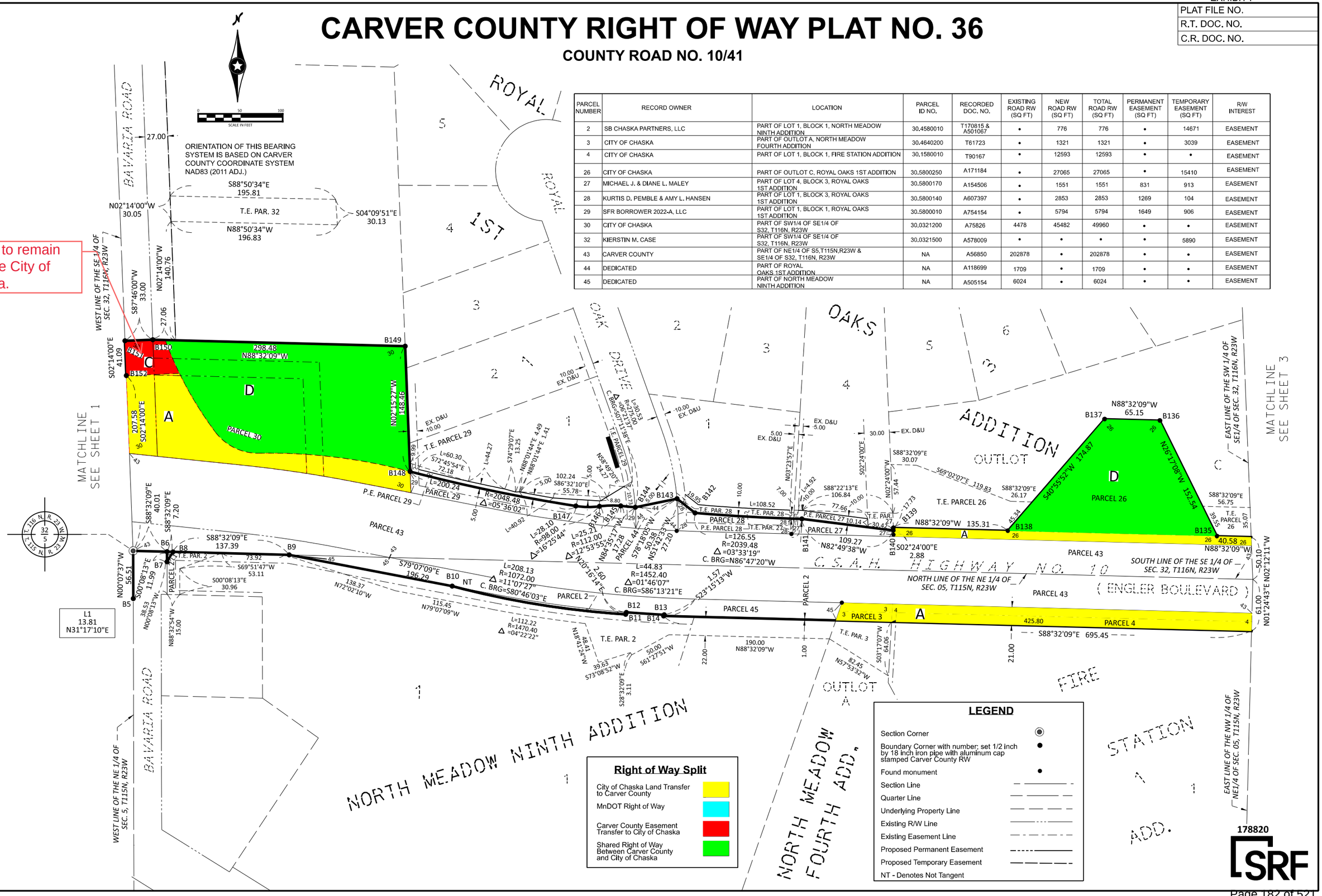
PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

Parcel to remain with the City of Chaska.

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD RW (SQ FT)	NEW ROAD RW (SQ FT)	TOTAL ROAD RW (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
2	SB CHASKA PARTNERS, LLC	PART OF LOT 1, BLOCK 1, NORTH MEADOW NINTH ADDITION	30.4580010	T170815 & A501067	•	776	776	•	14671	EASEMENT
3	CITY OF CHASKA	PART OF OUTLOT A, NORTH MEADOW FOURTH ADDITION	30.4640200	T61723	•	1321	1321	•	3039	EASEMENT
4	CITY OF CHASKA	PART OF LOT 1, BLOCK 1, FIRE STATION ADDITION	30.1580010	T90167	•	12593	12593	•	•	EASEMENT
26	CITY OF CHASKA	PART OF OUTLOT C, ROYAL OAKS 1ST ADDITION	30.5800250	A171184	•	27065	27065	•	15410	EASEMENT
27	MICHAEL J. & DIANE L. MALEY	PART OF LOT 4, BLOCK 3, ROYAL OAKS 1ST ADDITION	30.5800170	A154506	•	1551	1551	831	913	EASEMENT
28	KURTIS D. PEMBLE & AMY L. HANSEN	PART OF LOT 1, BLOCK 3, ROYAL OAKS 1ST ADDITION	30.5800140	A607397	•	2853	2853	1269	104	EASEMENT
29	SFR BORROWER 2022-A, LLC	PART OF LOT 1, BLOCK 1, ROYAL OAKS 1ST ADDITION	30.5800010	A754154	•	5794	5794	1649	906	EASEMENT
30	CITY OF CHASKA	PART OF SW1/4 OF SE1/4 OF S32, T116N, R23W	30.0321200	A75826	4478	45482	49960	•	•	EASEMENT
32	KIERSTIN M. CASE	PART OF SW1/4 OF SE1/4 OF S32, T116N, R23W	30.0321500	A578009	•	•	•	•	5890	EASEMENT
43	CARVER COUNTY	PART OF NE1/4 OF S5,T115N,R23W & SE1/4 OF S32, T116N, R23W	NA	A56850	202878	•	202878	•	•	EASEMENT
44	DEDICATED	PART OF ROYAL OAKS 1ST ADDITION	NA	A118699	1709	•	1709	•	•	EASEMENT
45	DEDICATED	PART OF NORTH MEADOW NINTH ADDITION	NA	A505154	6024	•	6024	•	•	EASEMENT



Right of Way Split

- City of Chaska Land Transfer to Carver County
- MnDOT Right of Way
- Carver County Easement Transfer to City of Chaska
- Shared Right of Way Between Carver County and City of Chaska

LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
- Found monument
- Section Line
- Quarter Line
- Underlying Property Line
- Existing R/W Line
- Existing Easement Line
- Proposed Permanent Easement
- Proposed Temporary Easement
- NT - Denotes Not Tangent

178820

SRF

EXHIBIT F

PLAT FILE NO.	
R.T. DOC. NO.	
C.R. DOC. NO.	

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
- Found monument
- Section Line
- Quarter Line
- Underlying Property Line
- Existing R/W Line
- Existing Easement Line
- Proposed Permanent Easement
- Proposed Temporary Easement
- NT - Denotes Not Tangent

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD R/W (SQ FT)	NEW ROAD R/W (SQ FT)	TOTAL ROAD R/W (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
4	CITY OF CHASKA	PART OF LOT 1, BLOCK 1, FIRE STATION ADDITION	30.1580010	T90167	•	12593	12593	•	•	EASEMENT
5	1580 WHITE OAK DRIVE, LLC	PART OF LOT 1, BLOCK 1, NORTH MEADOW EIGHTH ADDITION	30.4680010	T224626	•	4795	4795	1959	1574	EASEMENT
6	SECURITY BANK WACONIA	PART OF LOT 1, BLOCK 2, NORTH MEADOW EIGHTH ADDITION	30.4680020	T167345	•	5020	5020	1486	4705	EASEMENT
7	CHASKA GRANDVIEW OWNER'S ASSOCIATION, INC.	PART OF OUTLOT A, GRANDVIEW 5TH ADDITION	30.1710030	T154697 & A423867	•	1420	1420	•	4310	EASEMENT
8	HOLIDAY STATION STORES, INC.	PART OF LOT 2, BLOCK 1, GRANDVIEW	30.1660020	T201327 & A638014	•	864	864	85	1764	EASEMENT
22	DAVID C. & KAYLEEN A. LIEBELT	PART OF LOT 6, BLOCK 1, NORTHGATE THIRD ADDITION	30.4520060	A132734	•	•	•	486	394	EASEMENT
23	VALLEY EVANGELICAL FREE CHURCH	PART OF LOT 1, BLOCK 1, VALLEY EVANGELICAL FREE CHURCH FIRST ADDITION	30.6570010	A75828	•	4458	4458	6187	14974	EASEMENT
24	PARROTT NEST, LLC	PART OF LOT 1, BLOCK 2, ROYAL OAKS 2ND ADDITION	30.5810040	A673625	•	2926	2926	1404	1117	EASEMENT
25	REBECCA M. LEWIS	PART OF LOT 3, BLOCK 1, ROYAL OAKS 2ND ADDITION	30.5810030	A324885	•	5610	5610	•	4303	EASEMENT
26	CITY OF CHASKA	PART OF OUTLOT C, ROYAL OAKS 1ST ADDITION	30.5800250	A171184	•	27065	27065	•	15410	EASEMENT
43	CARVER COUNTY	PART OF NE1/4 OF S5,T115N,R23W & SE1/4 S32, T116N, R23W	NA	A51283	202878	•	202878	•	•	EASEMENT
46	DEDICATED	GRANDVIEW	NA	T142316 & A372191	4297	•	4297	•	•	EASEMENT
47	STATE OF MINNESOTA	CITY OF CHASKA RIGHT OF WAY PLAT NO. 1	NA	A265101	69105	•	69105	•	•	EASEMENT
48	STATE OF MINNESOTA	MN DEPT OF TRANSPORTATION R/W PLAT NO. 10-25	NA	A403438	101050	•	101050	•	•	EASEMENT
49	DEDICATED	ROYAL OAKS 1ST ADDITION	NA	A118699	5506	•	5506	•	•	EASEMENT
56	DEDICATED	NORTH MEADOW EIGHTH ADDITION	NA	T81766	4145	•	4145	•	•	EASEMENT

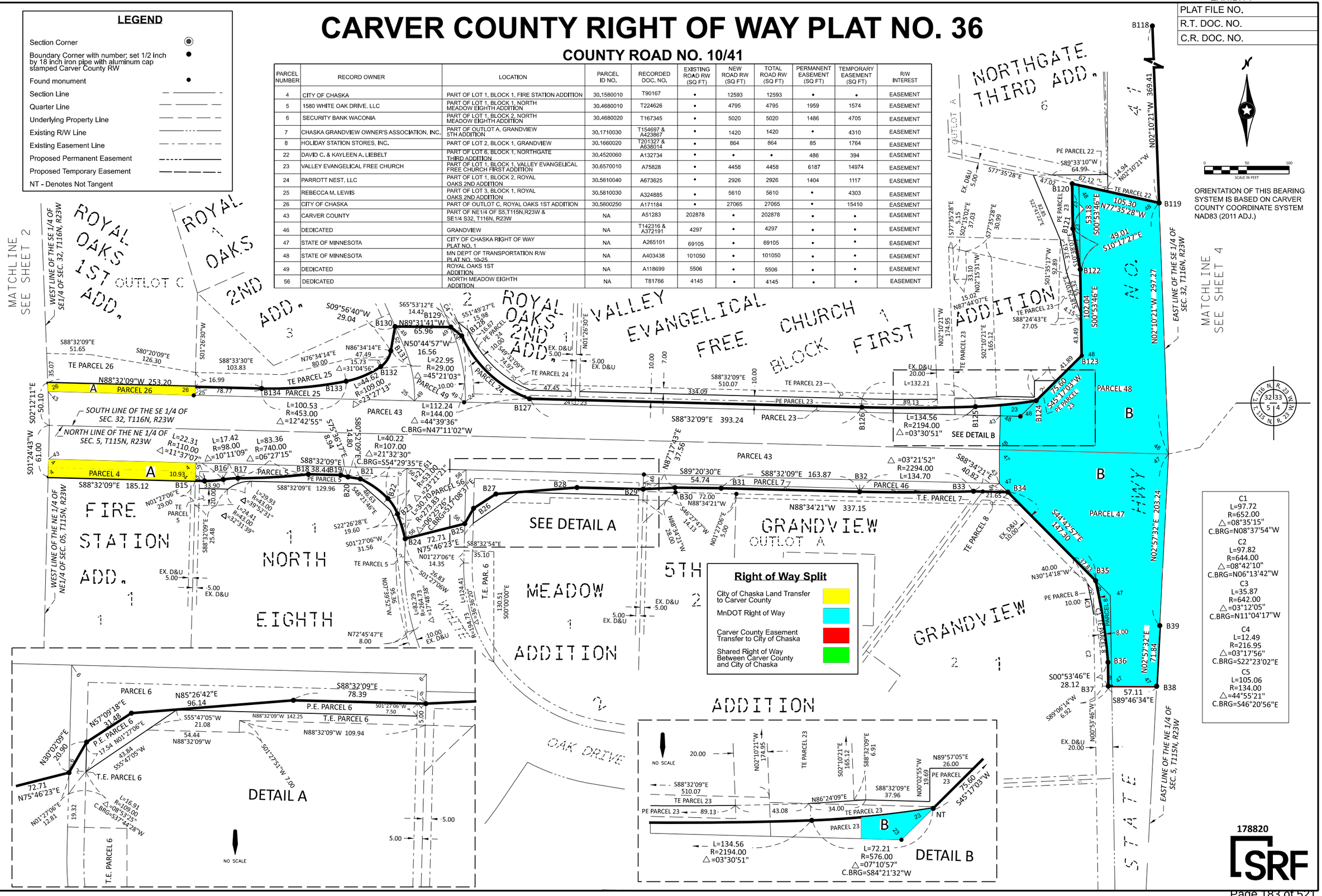

MATCHLINE SEE SHEET 2
MATCHLINE SEE SHEET 4
ROYAL OAKS 1ST ADD. OUTLOT C
ROYAL OAKS 2ND ADD.
NORTHGATE THIRD ADD.
VALLEY EVANGELICAL FREE CHURCH FIRST ADDITION
GRANDVIEW 5TH ADDITION
NORTH MEADOW EIGHTH ADDITION
FIRE STATION ADD.
GRANDVIEW OUTLOT A
PARCEL 4
PARCEL 5
PARCEL 6
PARCEL 23
PARCEL 43
PARCEL 47
PARCEL 48
TE PARCEL 26
TE PARCEL 25
TE PARCEL 24
TE PARCEL 5
TE PARCEL 7
TE PARCEL 8
PE PARCEL 22
PE PARCEL 23
PE PARCEL 5
PE PARCEL 6
PE PARCEL 8
T.E. PARCEL 6
T.E. PAR. 6
SEE DETAIL A
SEE DETAIL B
DETAIL A
DETAIL B
OAK DRIVE
WEST LINE OF THE SE 1/4 OF SE1/4 OF SEC. 32, T116N, R23W
SOUTH LINE OF THE SE 1/4 OF SEC. 32, T116N, R23W
NORTH LINE OF THE NE 1/4 OF SEC. 5, T115N, R23W
WEST LINE OF THE NE 1/4 OF NE1/4 OF SEC. 05, T115N, R23W
EAST LINE OF THE SE 1/4 OF SEC. 32, T116N, R23W
EAST LINE OF THE NE 1/4 OF SEC. 5, T115N, R23W
N88°32'09"W 253.20
S88°32'09"E 185.12
S88°32'09"E 393.24
S88°32'09"E 510.07
S88°32'09"E 129.96
S88°32'09"E 163.87
N88°34'21"W 337.15
N02°10'21"W 369.41
N02°10'21"W 297.27
N02°57'32"E 203.24
S00°53'46"E 28.12
S89°46'34"E 57.11
N75°46'23"E 72.71
N01°27'06"E 14.35
N01°27'06"W 31.56
S01°27'06"W 7.50
N88°32'09"W 109.94
N88°32'09"W 142.25
N88°32'09"W 142.25
S01°27'51"W 7.00
N72°45'47"E 8.00
N30°02'09"E 20.90
N57°09'18"E 31.48
N85°26'42"E 96.14
S55°47'05"W 21.08
S55°47'05"W 43.84
N88°32'09"W 54.44
N01°27'06"E 12.81
L=100.53 R=453.00 △=12°42'55"
L=44.62 R=109.00 △=23°27'13"
L=112.24 R=144.00 △=44°39'36" C.BRG=N47°11'02"W
L=40.22 R=107.00 △=21°32'30" C.BRG=S54°29'35"E
L=83.36 R=740.00 △=06°27'15"
L=17.42 R=98.00 △=10°11'09"
L=22.31 R=110.00 △=11°37'07"
L=16.91 R=109.00 △=08°53'25" C.BRG=S37°44'28"W
L=134.56 R=2194.00 △=03°30'51"
L=72.21 R=576.00 △=07°10'57" C.BRG=S84°21'32"W
L=134.70 R=2294.00 △=03°21'52"
L=124.41 R=264.73 △=26°56'20"
L=82.29 R=264.73 △=17°48'38"
N89°31'41"W 65.96
N50°44'57"W 16.56
S09°56'40"W 29.04
S65°53'12"E 14.42
S51°49'27"E 15.98
N76°34'14"E 80.00
N86°34'14"E 47.49
S80°20'09"E 126.30
S88°33'30"E 103.83
S88°32'09"E 51.65
S01°26'30"W
S01°24'43"W 61.00
S02°12'11"E 50.10
N01°26'30"E
N87°17'43"E 37.56
S89°20'30"E 54.74
N88°34'21"W 28.00
S46°27'47"W 14.13
N01°27'06"E 5.00
S44°42'57"E 147.30
S45°17'03"W 75.60
N89°57'05"E 26.00
S88°34'21"E 40.82
N30°14'18"W 40.00
S89°06'14"W 6.92
N00°53'46"W
S01°35'17"W 92.89
S00°53'46"E 102.04
S10°17'27"E 49.01
N77°35'28"W 105.30
S77°35'28"E 30.99
S02°15'02"E 37.03
S77°35'28"E 5.15
N87°44'07"E 15.02
N02°15'31"W 33.10
S88°24'43"E 27.05
S02°10'21"E 165.12
N02°10'21"W 174.95
S88°32'09"E 6.91
S88°32'09"E 37.96
N86°24'09"E 34.00
N89°02'55"W 19.69
S01°27'06"W 7.50
N00°53'46"W
PE PARCEL 22
S89°33'10"W 64.99
N02°10'21"W 14.94
S77°35'28"E 47.02
S77°35'28"E 67.12
S01°35'17"W 92.89
S00°53'46"E 53.18
S00°53'46"E 49.01
S10°17'27"E 37.61
S15°24'20"E 4.15
S00°53'46"E 43.49
S00°53'46"E 41.89
S00°53'46"E 75.60
S00°53'46"E 40.00
S00°53'46"E 130.51
S00°00'00"E
N01°26'30"E
N72°45'47"E 8.00
N87°17'43"E 37.56
N88°34'21"W 28.00
N01°27'06"E 5.00
N02°10'21"W 174.95
S02°10'21"E 165.12
S88°32'09"E 6.91
N89°57'05"E 26.00
S45°17'03"W 75.60
S88°34'21"E 40.82
N30°14'18"W 40.00
S89°06'14"W 6.92
N00°53'46"W
EX. D&U 5.00
EX. D&U 20.00
EX. D&U 10.00
EX. D&U 5.00
EX. D&U 5.00
EX. D&U 5

EXHIBIT F

PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD RW (SQ FT)	NEW ROAD RW (SQ FT)	TOTAL ROAD RW (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
9	SHEPERD OF HILL PRESBYTERIAN CHURCH	PART OF NW1/4 OF NW1/4 OF S4, T115N, R23W	30.0041000	A265442	1607	10637	12244	3050	14313	EASEMENT
10	TROY P. , DANIEL J. & BONITA L. WAGENER	PART OF LOT 1, BLOCK 1, SCENIC VIEW 5TH ADD.	30.6050010	A698782	•	1345	1345	1164	711	EASEMENT
11	IMROSE ALAM	PART OF LOT 3, BLOCK 1, SCENIC VIEW 8TH ADD.	30.6080030	A709509	•	1004	1004	949	3189	EASEMENT
12	MICHAEL & ROSE HAMMERS	PART OF LOT 2, BLOCK 1, SCENIC VIEW 8TH ADD.	30.6080020	A50863	•	499	499	451	783	EASEMENT
13	C.D. GEMINI POPERTIES, LLC	PART OF LOT 1, BLOCK 1, SCENIC VIEW 8TH ADD.	30.6080010	A453690	•	71	71	52	519	EASEMENT
14	JOHN F. & DONNA M. MILLER	PART OF LOT 1, BLOCK 1, SCENIC VIEW 7TH ADD.	30.6070010	A158842	•	1640	1640	795	727	EASEMENT
21	INDEPENDENT SCHOOL DISTRICT 112	PART OF SW1/4 OF S33, T116N, R23W	30.0330700	BK 98 DEEDS PG 709 & A52430	34694	82824	117518	•	112210	EASEMENT
47	STATE OF MINNESOTA	PART OF CITY OF CHASKA RIGHT OF WAY PLAT NO. 1	NA	A265101	69105	•	69105	•	•	EASEMENT
48	STATE OF MINNESOTA	PART OF MN DEPT OF TRANSPORTAION R/W PLAT NO. 10-25	NA	A403438	101050	•	101050	•	•	EASEMENT
50	DEDICATED	PART OF NW1/4 OF NW1/4 OF S4, T115N, R23W	NA	BK 102 DEEDS PG 235	1151	•	1151	•	•	EASEMENT
51	DEDICATED	PART OF SCENIC VIEW 5TH ADDITION	NA	A23724	6507	•	6507	•	•	EASEMENT
52	DEDICATED	PART OF SCENIC VIEW 8TH ADDITION	NA	A38511	16940	•	16940	•	•	EASEMENT
53	DEDICATED	PART OF SCENIC VIEW 7TH ADDITON	NA	A32657	9041	•	9041	•	•	EASEMENT

DETAIL A

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON CARVER COUNTY COORDINATE SYSTEM NAD83 (2011 ADJ.)

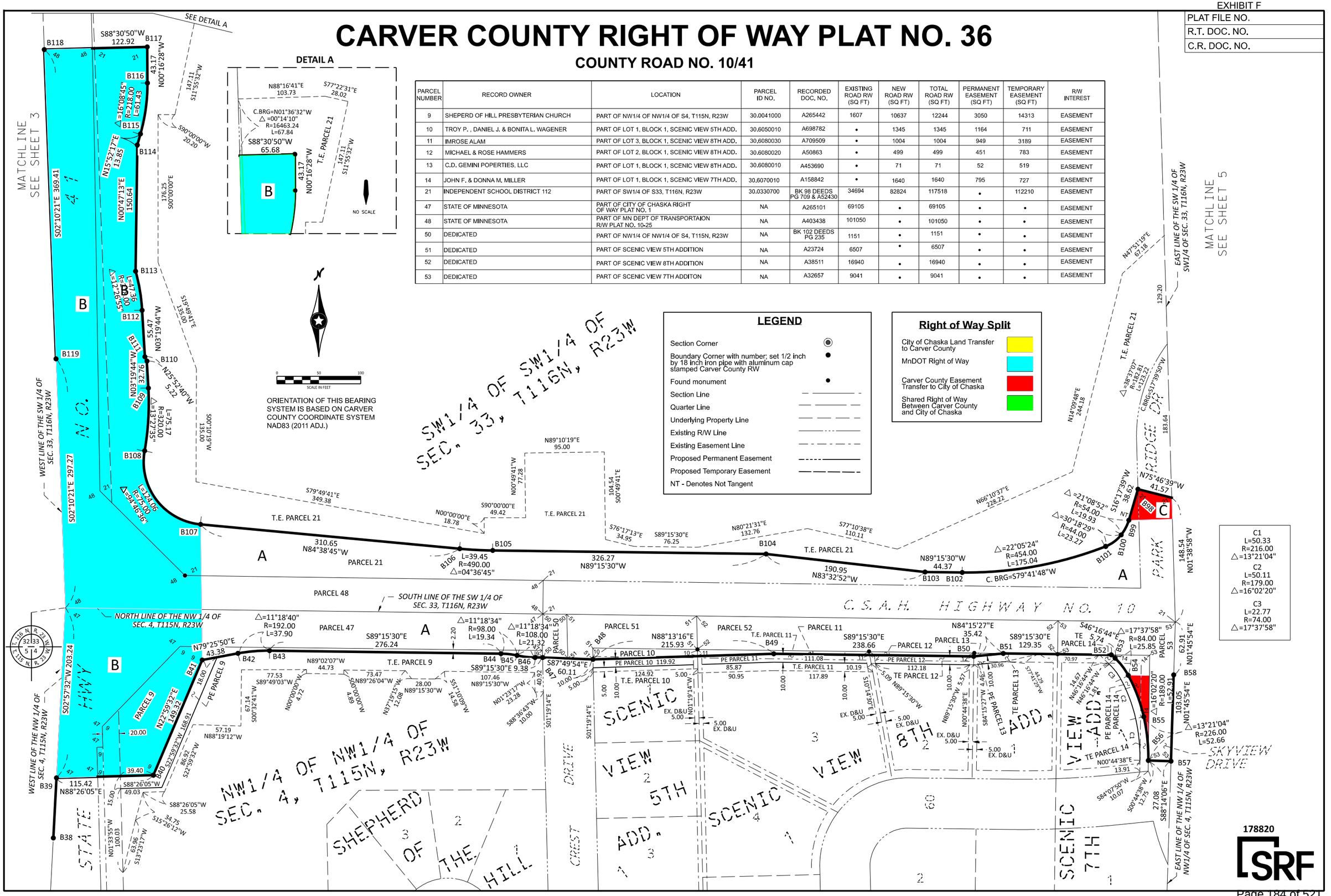
LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
- Found monument
- Section Line
- Quarter Line
- Underlying Property Line
- Existing R/W Line
- Existing Easement Line
- Proposed Permanent Easement
- Proposed Temporary Easement
- NT - Denotes Not Tangent

Right of Way Split

- City of Chaska Land Transfer to Carver County
- MnDOT Right of Way
- Carver County Easement Transfer to City of Chaska
- Shared Right of Way Between Carver County and City of Chaska

C1	C2	C3
L=50.33	L=50.11	L=22.77
R=216.00	R=179.00	R=74.00
△=13°21'04"	△=16°02'20"	△=17°37'58"



178820

EXHIBIT F

PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD RW (SQ FT)	NEW ROAD RW (SQ FT)	TOTAL ROAD RW (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
15	STEPHEN R. & COURTNEY J. DUVICK	PART OF LOT 1, BLOCK 4, SCENIC VIEW 7TH ADD.	30.6070070	A695620	•	462	462	286	3597	EASEMENT
16	SCOTT A. & NANCY A. STANGER	PART OF LOT 7, BLOCK 4, SCENIC VIEW 7TH ADD.	30.6070130	A357562	•	•	•	•	204	EASEMENT
17	JAMES E. & RACHEL M. FINELLI	PART OF LOT 8, BLOCK 4, SCENIC VIEW 7TH ADD.	30.6070140	A763156	•	•	•	•	1498	EASEMENT
18	CITY OF CHASKA	PART OF NE1/4 OF NW1/4 OF S4,T115N, R23W	30.0040800	A755872	20509	85344	105853	•	3602	EASEMENT
19	CITY OF CHASKA	PART OF LOT 1, BLOCK 1, CHASKA COMMUNITY CENTER ADD.	30.1480010	A486416	•	6486	6486	•	24345	EASEMENT
20	ECONONIC DEVELOPMENT AUTHORITY OF THE CITY OF CHASKA	PART OF LOT 2, BLOCK 1, CHASKA COMMUNITY CENTER ADD.	30.1480020	A658660	•	5985	5985	1276	13416	EASEMENT
21	INDEPENDENT SCHOOL DISTRICT 112	PART OF SW 1/4 OF S33, T116N, R23W	30.0330700	BK 98 DEEDS PG 709 & A52430	34694	82824	117518	•	112210	EASEMENT
34	CITY OF CHASKA	PART OF OUTLOT A, CHASKA COMMUNITY CENTER ADD.	30.1480030	A486416	•	2038	2038	•	28026	EASEMENT
39	CITY OF CHASKA	PART OF NE1/4 OF NW 1/4 OF S4, T115N, R23W	30.0040810	A105684	5996	3879	9875	•	5177	
53	DEDICATED	PART OF SCENIC VIEW 7TH ADD.	•	A32657	36079	•	36079	•	•	EASEMENT
55	DEDICATED	PART OF PARK RIDGE 1ST ADD.	•	A100005	59158	•	59158	•	•	EASEMENT

Right of Way Split

- City of Chaska Land Transfer to Carver County
- MnDOT Right of Way
- Carver County Easement Transfer to City of Chaska
- Shared Right of Way Between Carver County and City of Chaska

PARK RIDGE DRIVE

CHASKA COMMUNITY CENTER ADDITION

SCENIC VIEW 4 7TH ADD.

C. S. A. H. HIGHWAY NO. 10

SKYVIEW DR.

PARK RIDGE LANE

Outlot A

T.E. PAR. 34

PARCEL 34

PARCEL 39

PARCEL 18

PARCEL 19

PARCEL 20

PARCEL 53

PARCEL 55

T.E. PARCEL 20

T.E. PARCEL 19

T.E. PARCEL 16

T.E PARCEL 17

T.E PARCEL 15

T.E. PARCEL 39

T.E. PARCEL 18

P.E. PARCEL 39

P.E. PARCEL 15

P.E. PARCEL 20

MATCHLINE SEE SHEET 4

MATCHLINE SEE SHEET 6

WEST LINE OF THE SE1/4 OF SW 1/4 OF SEC. 33, T116N, R23W

EAST LINE OF THE SW 1/4 OF SEC. 33, T116N, R23W

WEST LINE OF THE NE1/4 OF NW 1/4 OF SEC. 4, T115N, R23W

EAST LINE OF THE NW 1/4 OF SEC. 4, T115N, R23W

SOUTH LINE OF THE SW 1/4 OF SEC. 33, T116N, R23W

NORTH LINE OF THE NW 1/4 OF SEC. 4, T115N, R23W

SEE DETAIL A

SEE DETAIL B

DETAIL A

NO SCALE

DETAIL B

NO SCALE

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON CARVER COUNTY COORDINATE SYSTEM NAD83 (2011 ADJ.)

SCALE IN FEET

LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
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178820

SRF

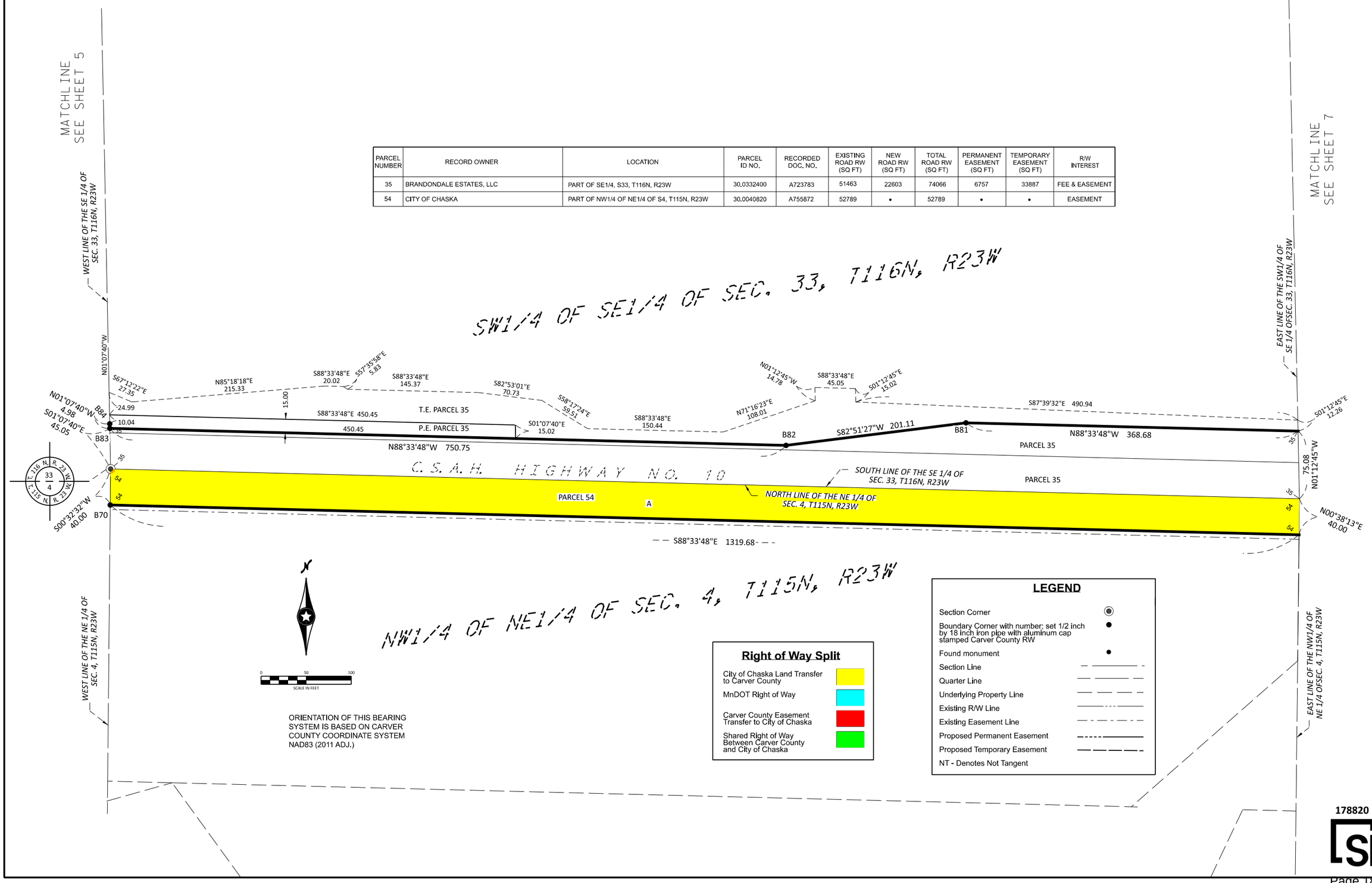
EXHIBIT F

PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41

PARCEL NUMBER	RECORD OWNER	LOCATION	PARCEL ID NO.	RECORDED DOC. NO.	EXISTING ROAD RW (SQ FT)	NEW ROAD RW (SQ FT)	TOTAL ROAD RW (SQ FT)	PERMANENT EASEMENT (SQ FT)	TEMPORARY EASEMENT (SQ FT)	R/W INTEREST
35	BRANDONDALE ESTATES, LLC	PART OF SE1/4, S33, T116N, R23W	30.0332400	A723783	51463	22603	74066	6757	33887	FEE & EASEMENT
54	CITY OF CHASKA	PART OF NW1/4 OF NE1/4 OF S4, T115N, R23W	30.0040820	A755872	52789	•	52789	•	•	EASEMENT



178820

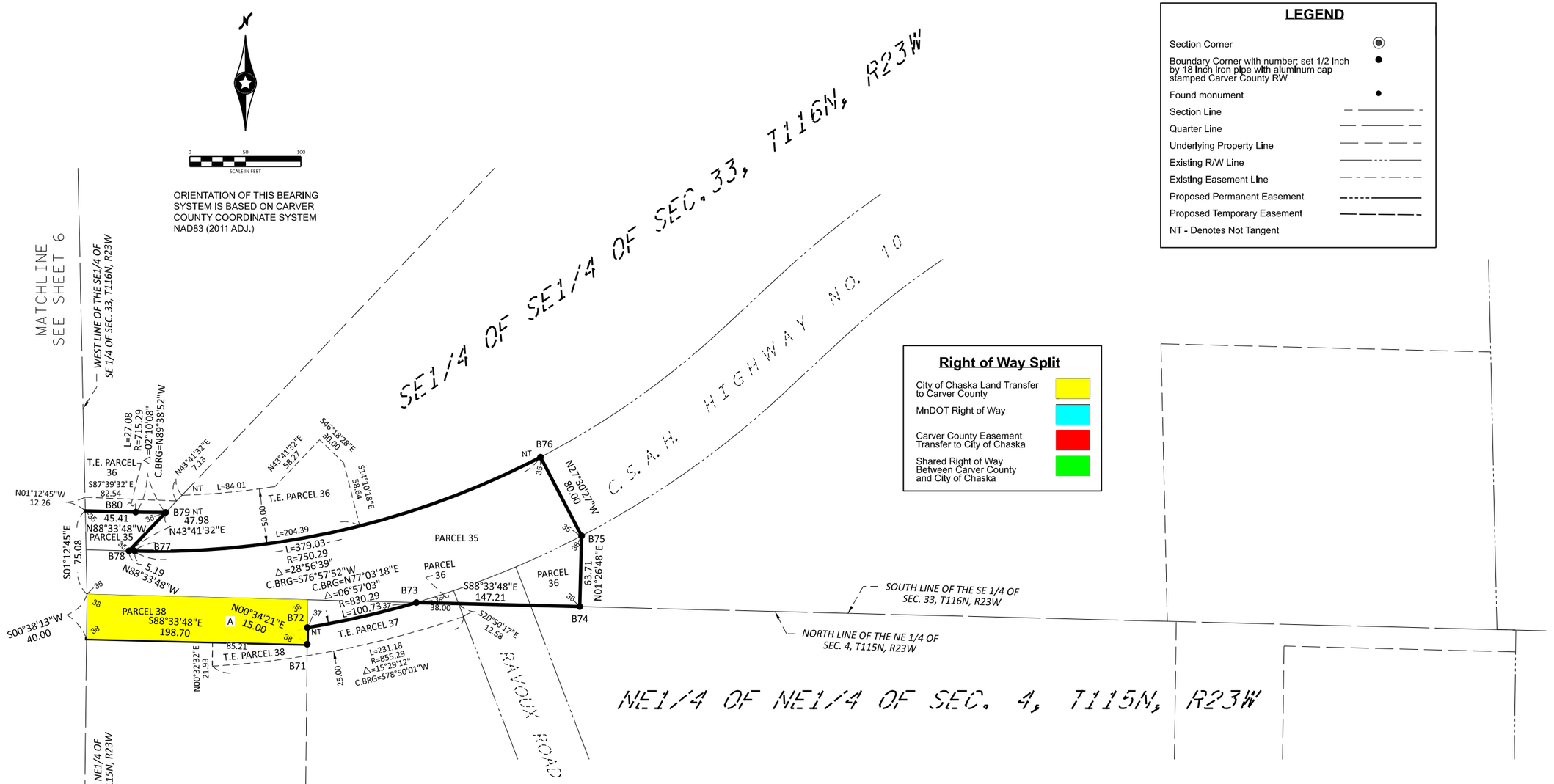
SRF

EXHIBIT F

PLAT FILE NO.
R.T. DOC. NO.
C.R. DOC. NO.

CARVER COUNTY RIGHT OF WAY PLAT NO. 36

COUNTY ROAD NO. 10/41



LEGEND

- Section Corner
- Boundary Corner with number; set 1/2 inch by 18 inch iron pipe with aluminum cap stamped Carver County RW
- Found monument
- Section Line
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- City of Chaska Land Transfer to Carver County
- MnDOT Right of Way
- Carver County Easement Transfer to City of Chaska
- Shared Right of Way Between Carver County and City of Chaska

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35	BRANDONDALE ESTATES, LLC	PART OF SE1/4, S33, T116N, R23W	30.0332400	A723783	51463	22603	74066	6757	33887	FEE & EASEMENT
36	CITY OF CHASKA	PART OF SE1/4 OF SE1/4, S33, T116N, R23W	30.0332500	A38007	1465	2809	4274	•	10176	EASEMENT
37	LONGVIEW VENTURES, LLC & CORNERSTONE INVESTORS, LLC.	PART OF NE1/4 OF NE1/4 OF S4,T115N, R23W	30.0044520	A454983	1326	•	1326	•	3307	EASEMENT
38	CITY OF CHASKA	PART OF NE1/4 OF NE1/4 OF S4,T115N, R23W	30.0044400	BK 121 DEEDS PG 479	7947	•	7947	•	2142	EASEMENT

178820

SRF

SHEET 7 OF 7 SHEETS

Chaska

February 17, 2023

Ms. Elaine Koutsoukos, TAB Coordinator
390 Robert Street North
St. Paul, MN
55101-1805

RE: TRANSFER FUNDS FOR MN 41 SAFE ROUTES TO SCHOOL PEDESTRIAN UNDERPASS PROJECT FROM CITY OF CHASKA TO CARVER COUNTY

Dear Ms. Koutsoukos,

The City of Chaska would like to notify the Transportation Advisory Board (TAB) of the transfer of federal funding awarded for the MN 41 Safe Routes to School Pedestrian Underpass project SP 196-591-001 in the 2020 Regional Solicitation from Chaska to Carver County allowing for the project's construction as a part of the TH 41/CSAH 10 Reconstruction Project (SP 1008-106 & SP 010-610-056).

In 2020, the City was awarded $933,360 in Safe Routes to School Regional Solicitation funding for the MN 41 Safe Routes to School Pedestrian Underpass Project to construct a grade-separated crossing (pedestrian underpass) of the northern leg of Trunk Highway 41 at its intersection with Highway 10 (Engler Boulevard) in the City of Chaska. The intersection has exhibited pedestrian crashes and is a significant barrier to individuals accessing the adjoining schools and community center near the intersection.

The City of Chaska has worked closely with Carver County, on the development of the MN 41 Safe Routes to School Pedestrian Underpass Project and we are confident that the region is best served by transferring these funds so the trail can be built as a County led effort.

We thank TAB for their continued coordination on and approval of Safe Routes to School Regional Solicitation projects. If additional information is needed, please contact me at 952-227-7522.

Sincerely,

Matthew Clark
City Engineer – City of Chaska
One City Hall Plaza
Chaska, MN 55318

CC:
Darin Mielke, Carver County
Nate Kabat, City of Chaska
Matt Podhradsky, City of Chaska
Angie Stenson, Carver County
Lyndon Robjent, Carver County

Transportation Advisory Board

of the Metropolitan Council of the Twin Cities

James Hovland
Mayor of Edina
Chair

County Commissioners
Matt Look
Anoka County
Tom Workman
Carver County
Mary Liz Holberg
Dakota County
Debbie Goettel
Hennepin County
Mary Jo McGuire
Ramsey County
Jon Ulrich
Scott County
Stan Karwoski
Washington County

Municipal Officials
Julie Jeppson
Blaine City Council
Mark Windschitl
Mayor of Chaska
Myron Bailey
Mayor of Cottage Grove
Gary Hanson
Eagan City Council
James Hovland
Mayor of Edina
Becky Petryk
Hugo City Council
Mark Steffenson
Mayor of Maple Grove
Kevin Reich
Minneapolis City Council
Janet Williams
Mayor of Savage
Chris Tolbert
St. Paul City Council

Citizen Members - District
Doug Anderson – A
Frank Boyles – B
Sue Sanger – C
Ashwat Narayanan- D
Christopher Geisler – E
Mary Giuliani Stephens - F
William Lindeke – G
Peter Dugan - H

Agency Representatives
Deb Barber
Metropolitan Council
Michael Barnes
Minnesota DOT
Carl Crimmins
M.A.C.
Craig McDonnell
M.P.C.A.
Dan Kealey
STA

Modal Representatives
Mathews Hollinshead
Transit
Amity Foster
Transit
George Schember
Freight
Nick Fox
Non-motorized

February 17, 2021

Kevin Ringwald
Community Development
1 City Hall Plaza
Chaska, MN 55318-1962

RE: NOTICE OF AWARD
2020 Regional Solicitation Project Selection
196-591-001

Dear Mr. Ringwald:

Thank you for submitting transportation project proposals in the 2020 regional solicitation process. A total of 132 applications to the Regional Solicitation met the qualifying criteria. Teams of transportation professionals from around the region scored the responses to the weighted criteria and ranked the projects by their total score.

On December 16, 2020, the TAB completed its review and discussion of the funding options and awarded funds to 55 projects. The Metropolitan Council concurred with the decision on January 27, 2021.

Chaska has been approved for federal STBGP funding for the following project and program year:

14362	MN 41 Safe Routes to School Pedestrian Underpass Project	$933,360	2024

The selected projects have been approved for inclusion in the region's 2020-2023 Transportation Improvement Program (TIP) and the State TIP, currently being developed by the Metropolitan Council and MnDOT, respectively, and scheduled for final federal approval in November 2021.

In the meantime, you should contact Colleen Brown, Federal Aid Program Manager, at the MnDOT Metro State Aid Office at colleen.brown@state.mn.us to arrange a meeting and begin developing your projects.

Awarded projects must consider a range of project alternatives during the environmental process. The preferred alternative that comes out of the environmental process may be different than the project awarded funding by TAB. As such, project sponsors may need to submit a request for a scope change and/or a TIP amendment to the TAB and Metropolitan Council, which may result in a reduced award. **The TAB strongly encourages project sponsors to make every effort to get their projects ready for bid opening in the program year. Please refer to the base schedule in the attached program year policy.**

If you have any questions, please contact TAB Coordinator Elaine Koutsoukos at elaine.koutsoukos@metc.state.mn.us.

Sincerely,

James B. Hovland
James B. Hovland (Feb 18, 2021 19:34 CST)

James Hovland, Chair

Chaska

February 17, 2023

Ms. Elaine Koutsoukos, TAB Coordinator
390 Robert Street North
St. Paul, MN
55101-1805

RE: TRANSFER FUNDS FOR ENGLER BOULEVARD TRAIL GAP PROJECT FROM CITY OF CHASKA TO CARVER COUNTY

Dear Ms. Koutsoukos,

The City of Chaska would like to notify the Transportation Advisory Board (TAB) of the transfer of federal funding awarded for the Engler Boulevard Trail Gap Project in the 2022 Regional Solicitation from Chaska to Carver County allowing for the project's construction as a part of the TH 41/CSAH 10 Reconstruction Project (SP 1008-106 & SP 010-610-056).

In 2022, the City was awarded $825,520 in Safe Routes to School Regional Solicitation funding for the Engler Boulevard (CSAH 10) Trail Gap Multi-Use Path Project located on County Road 10, between Ridge Lane and Ravoux Road in the City of Chaska. The project includes the construction of a dedicated bicycle and pedestrian facility along CSAH 10 that does not exist today. The project provides for a missing link of regional trail offering safe pedestrian connections to existing City trail networks, local neighborhoods, schools, and pedestrian generators along Engler Boulevard.

The City of Chaska has worked closely with Carver County, on the development of the Engler Boulevard Trail Project and we are confident that the region is best served by transferring these funds so the trail can be built as a County led effort.

We thank TAB for their continued coordination on and approval of Safe Routes to School Regional Solicitation projects. If additional information is needed, please contact me at 952-227-7522.

Sincerely,

Matthew Clark
City Engineer – City of Chaska
One City Hall Plaza
Chaska, MN 55318

CC:
Darin Mielke, Carver County
Nate Kabat, City of Chaska
Matt Podhradsky, City of Chaska
Angie Stenson, Carver County
Lyndon Robjent, Carver County

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Hennepin County
Trista MatasCastillo
Ramsey County
Jon Ulrich
Scott County
Stan Karwoski
Washington County

Municipal Officials
Julie Jeppson
Blaine City Council
Mark Windschitl
Mayor of Chaska
Myron Bailey
Mayor of Cottage Grove
James Hovland
Mayor of Edina
Becky Petryk
Hugo City Council
Mark Steffenson
Mayor of Maple Grove
Emily Koski
Minneapolis City Council
Jeffery Weisensel
Rosemount City Council
Janet Williams
Mayor of Savage
Mitra Jalali
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Doug Anderson – A
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Andy Lewis – C
Ashwat Narayanan- D
Christopher Geisler – E
Mary Giuliani Stephens - F
William Lindeke – G
Peter Dugan - H

Agency Representatives
Deb Barber
Metropolitan Council
Michael Barnes
Minnesota DOT
Carl Crimmins
M.A.C.
Craig McDonnell
M.P.C.A.
Gary Hansen
STA

Modal Representatives
Mathews Hollinshead
Transit
Amity Foster
Transit
George Schember
Freight
Brian Martinson
Non-motorized

January 25, 2023

Kevin Ringwald
One City Hall Plaza
Chaska, MN 55318

RE: NOTICE OF AWARD
2022 Regional Solicitation Project Selection
SP# 196-020-015

Dear Mr. Ringwald:

Thank you for submitting transportation project proposal in the 2022 regional solicitation process. A total of 154 applications to the Regional Solicitation met the qualifying criteria. Teams of transportation professionals from around the region scored the responses to the weighted criteria and ranked the projects by their total score. Eighty projects were selected to receive STBGP, CMAQ, and Bridge funding through the Regional Solicitation. An additional 14 projects were selected to receive Carbon Reduction Program funds.

Chaska has been approved for federal Carbon Reduction funding for the following project and program year:

17731	Engler Boulevard Trail Gap	$825,520	2024

The selected projects have been approved for inclusion in the region's 2023-2026 Transportation Improvement Program (TIP) and the State TIP. **In the meantime, you should contact Colleen Brown, Federal Aid Program Manager, at the MnDOT Metro State Aid Office at colleen.brown@state.mn.us to arrange a meeting and begin developing your projects.**

Awarded projects must consider a range of project alternatives during the environmental process. The preferred alternative that comes out of the environmental process may be different than the project awarded funding by TAB. As such, project sponsors may need to submit a request for a scope change and/or a TIP amendment to the TAB and Metropolitan Council, which may result in a reduced award. **The TAB strongly encourages project sponsors to make every effort to get their projects ready for bid opening in the program year. Please refer to the base schedule in the attached program year policy.**

If your project involves a bridge or underpass on a Trunk Highway, please contact Arielle Ehrlich of the MnDOT Bridge Office; Arielle.ehrlich@state.mn.us before selecting a consultant for design. State policy allows the MnDOT Bridge Office the opportunity to design bridges on the Trunk Highway system. If the Bridge Office decides not to do the bridge design, the Local Agency may then select a consultant to perform the design.

If you have any questions, please contact TAB Coordinator Elaine Koutsoukos at elaine.koutsoukos@metc.state.mn.us.

Sincerely,

James B. Hovland (Jan 25, 2023 15:41 MST)
James Hovland
TAB Chair

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-110

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

APPROVING COOPERATIVE CONSTRUCTION AGREEMENT BETWEEN STATE OF MINNESOTA AND CARVER COUNTY AND THE CITY OF CHASKA FOR CONSTRUCTION ON COUNTY STATE AID HIGHWAY 10 (CSAH 10) ENGLER BOULEVARD

Whereas, the City of Chaska proposes to enter into a Cooperative Agreement with the State of Minnesota, and County of Carver for the construction on County State Aid Highway/County Highway 10 "Engler Boulevard"; and

Whereas, the City of Chaska, County of Carver, and the State of Minnesota ("Parties") has the authority to construct, maintain, repair and improve public streets within their respective jurisdictions; and

Whereas, County State Aide Highway/County Highway 10 (CSAH 10) (Engler Boulevard) and Trunk Highway 41 (TH 41) (Chestnut Street) are duly dedicated public streets, located within the corporate limits of the City; and

Whereas, the Parties desire to undertake a joint project involving bridge construction, retaining walls, grading, aggregate base, pavement surfacing, curb and gutter, sidewalk, trail, storm sewer, and other incidentals and to share the costs of such improvement as provided within the Cooperative Construction Agreement; and

Whereas, the Project has been awarded Local Partnership Project Funds (LPP) and Transportation Economic Development Funds (TED) through the Minnesota Department of Transportation (MnDOT) to be used on Trunk Highway 41; and

Whereas, the authority of the parties to enter into the Cooperative Agreement is provided by Minnesota Statutes, Section 471.59

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota, that said Cooperative Construction Agreement is approved, and

BE IT FURTHER RESOLVED, the City Council of the City of Chaska authorizes the Mayor and City Administrator to fully execute the final agreements.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December, 2024.

Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CERTIFICATION

State of Minnesota)
County of Carver)
City of Chaska)

I hereby certify that the foregoing Resolution is a true and correct copy of a resolution presented to and adopted by the City Council of Chaska at a meeting therefor held in the City of Chaska, Minnesota, on the 16th day of December, 2024, as disclosed by the records of said City in my possession.

City Administrator

(Seal)

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-111

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

APPROVING JOINT POWERS AGREEMENT BETWEEN CARVER COUNTY AND THE CITY OF CHASKA FOR CONSTRUCTION ON COUNTY STATE AID HIGHWAY 10 (CSAH 10) ENGLER BOULEVARD

Whereas, the City of Chaska proposes to enter into a Joint Powers Agreement with County of Carver for the construction on County State Aid Highway/County Highway 10 "Engler Boulevard"; and

Whereas, the City of Chaska and County of Carver ("Parties") has the authority to construct, maintain, repair and improve public streets within their respective jurisdictions; and

Whereas, County State Aide Highway/County Highway 10 (CSAH 10) (Engler Boulevard) is a duly dedicated public street, located within the corporate limits of the City; and

Whereas, the Parties desire to undertake a joint project involving bridge construction, retaining walls, grading, aggregate base, pavement surfacing, curb and gutter, sidewalk, trail, storm sewer, and other incidentals and to share the costs of such improvement as provided within the Joint Powers Agreement; and

Whereas, the Project has been awarded Local Partnership Project Funds (LPP) and Transportation Economic Development Funds (TED) through the Minnesota Department of Transportation (MnDOT) and County Transportation Sales Tax Funding to be used on Trunk Highway 41; and

Whereas, the Carver County has been awarded federal grant funds from the Metropolitan Council regional solicitation for construction costs within the County State Highway (CSAH 10) corridor portion of the project outside the Trunk highway 41 right of way; and

Whereas, The City has secured a federal Safe Routes to School (SRTS) grant through the Metropolitan Council regional solicitation for pedestrian underpass under TH 41 North of the CSAH 10 intersection, and agrees to transfer grant proceeds to Carver County shown on Exhibit G in the agreement, and

Whereas, The City has secured a federal Safe Routes to School grant for a regional trail from approximately 550 feet west of Ridge Lane to Ravoux Road, known as the

Brandondale Safe Routes to School (SRTS) Project and agrees to transfer grant proceeds to Carver County shown on Exhibit H in the agreement, and

Whereas, the authority of the parties to enter into the Joint Powers Agreement is provided by Minnesota Statutes, Section 471.59

Whereas, pursuant to an advertisement for bids for said project, a bid opening was held on Thursday, December 12, 2024, with bids being opened and tabulated according to State Statute and the following bids were received:

Bidder Name	Total Amount
Hoffman Construction Company	$ 22,998,205.07
Eureka Construction, Inc.	$ 23,116,572.46
Park Construction Company	$ 24,451,831.65
Mathiowetz Construction Company	$ 24,819,776.70
S.M. Hentges & Son, Inc.	$ 24,871,908.31
Meyer Contracting Inc.	$ 25,235,856.92

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota, that said Joint Powers Agreement is approved, and does hereby award the bid for the County State Aid Highway 10/Engler Boulevard Improvements to the low bidder, Hoffman Construction Company, in the amount of $22,998,205.07, and

BE IT FURTHER RESOLVED, the City Council of the City of Chaska authorizes the Mayor and City Administrator to fully execute the final agreements.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December, 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CERTIFICATION

State of Minnesota)
County of Carver)
City of Chaska)

I hereby certify that the foregoing Resolution is a true and correct copy of a resolution presented to and adopted by the City Council of Chaska at a meeting therefor held in the City of Chaska, Minnesota, on the 16th day of December, 2024, as disclosed by the records of said City in my possession.

_____
City Administrator

(Seal)

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Beckman Coulter – 316 Lake Hazeltine Drive – Concept Plan**

Applicant: Beckman Coulter and Clark, Richardson & Biskup Consulting Engineers (CRB)

Location: 316 Lake Hazeltine Drive

Case No.: P.C. No. 2024-23

Synopsis: The applicant is requesting Concept Plan approval for a two-story building addition totaling approximately 148,000 square feet

Prepared By: Elizabeth Hanson

Staff Recommendation: Motion to adopt resolution

Introduction

The property in question (316 Lake Hazeltine Drive) is located on the northeast edge of the City. The following exhibit below is intended to show the general site area and adjoining uses:

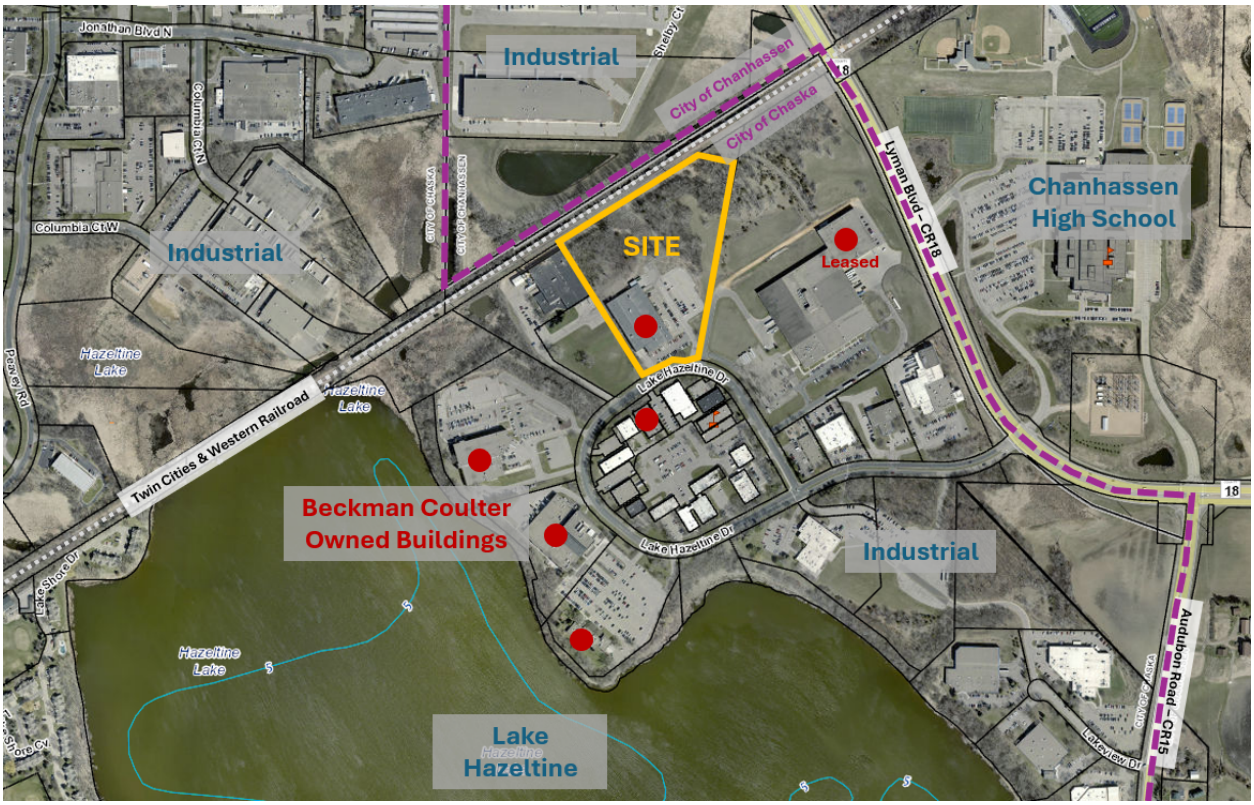

Figure 1: Existing Site & Adjoining Uses

Neighborhood Meeting – October 22, 2024

The developer held a neighborhood meeting on Tuesday, October 22nd at 6:15pm. No one from the public attended the meeting.

Previous Approvals

At their July 16, 1984 meeting the City Council approved the site and building plan for the existing building at 316 Lake Hazeltine Drive. The site plan approvals contemplated a building totaling 53,700 square feet plus a potential northerly building addition which could double the size of the facility. The company that occupied the building at the time was Dataforms, Inc., which was a printing business. Beckman Coulter purchased this building in 2013.

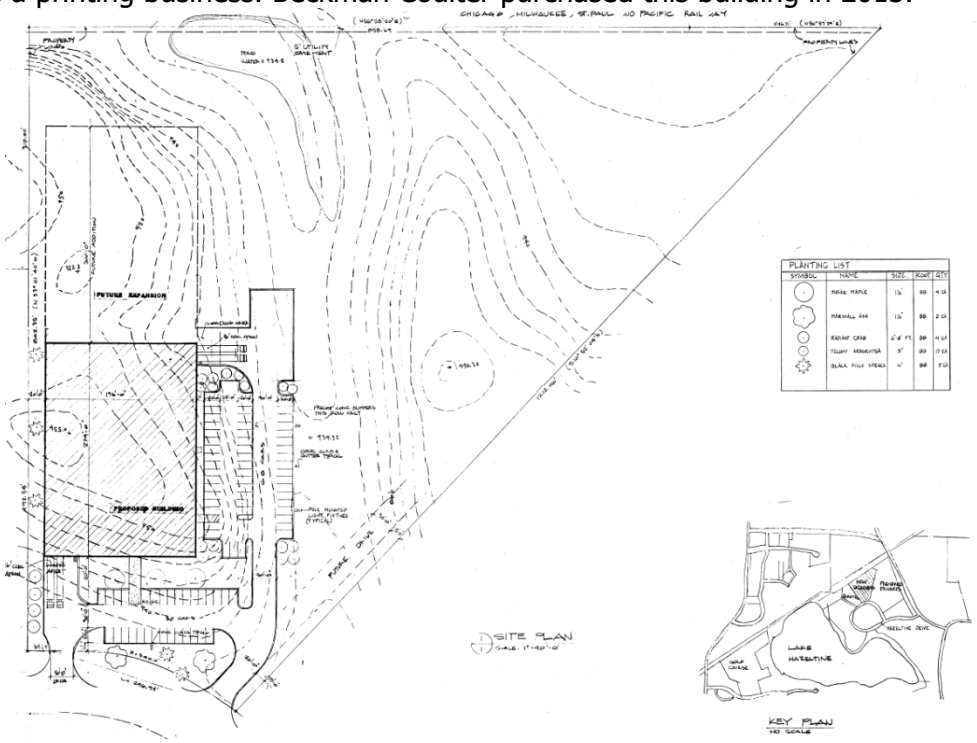

Figure 2: 1984 Site Plan Approval

At their November 18, 2024 meeting City Council approved the city's application to the Minnesota Department of Employment and Economic Development (DEED) on behalf of Beckman Coulter Inc. to the Minnesota Investment Fund program (MIF). The city received this request from Beckman Coulter to sponsor an application that would provide the company with a forgivable loan funded by DEED. This loan would help offset capital improvement costs associated with the building expansion project proposed.

Concept Plan

The applicant is requesting approval of a Concept Plan. The following is intended to summarize the applicant's request:

- **Existing Conditions.** The site, 316 Lake Hazeltine Drive, is comprised of 12.9 acres and is located west of Lyman Blvd (CR18), south of the Twin Cities & Western Railroad, and north of Lake Hazeltine. The property currently contains a one-story building totaling approximately 60,500 square feet and a surface parking on the south and east sides totaling 182 stalls. The topography is relatively level, but generally slopes from

south to north, with two existing wetlands and wooded areas along the northern property line abutting the railroad tracks. Approximately 4.5 acres of the existing 12.90-acre site has been disturbed/developed with the existing building and parking areas with the remainder of the property being occupied by existing wetlands, trees/landscape areas, and stormwater management areas. Access to the site comes directly off of Lake Hazeltine Drive from two driveway points.

Figure 3: Existing Conditions

- **Concept Plan.** The concept plan contemplates a two-story building addition totaling 148,000 square feet. The building addition would expand the manufacturing footprint at Beckman Coulter's Chaska campus. The addition is proposed on the northeast corner of the existing building. The parking lot will also be expanded on the east and north sides of the site.

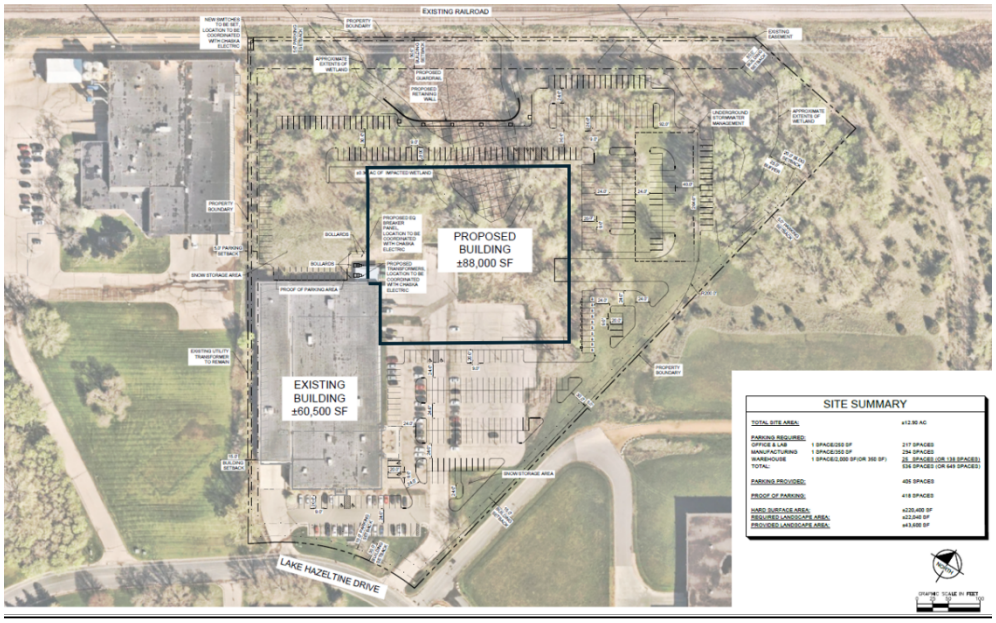

Figure 4: Proposed Concept Plan

Goals: The applicant has identified the following goals and guiding principles for the project:

- Create optimal flow with new building addition
- Create flexibility by avoiding monuments within the building design
- Create collaboration across functions and spaces within the workplace
- Create employee wellbeing through sustainability and quality of design

Parking: 418 parking stalls will be provided for the site (13 shown as proof of parking). Included in the proposed parking count are 10 electric vehicle (EV) spaces. The EV spaces are located on the east side of the proposed building addition.

Building Design: The existing building is a concrete tip-up, one story building and totals approximately 60,500 square feet. The proposed building addition is two stories and totals approximately 148,000 square feet for both stories. The addition proposes to use precast concrete panels with reveals and glazed entrances.

Access: Two points of access exist on Lake Hazeltine Drive. Both provide access to the employee parking areas and loading docks.

Utilities and Stormwater: Utility connections currently serve the property. With the building addition the utilities will be extended through the site.

Stormwater will be captured through underground storage. This underground system is proposed under the parking lot on the northeast side of the site.

- **Land Use.** The property is currently zoned Planned Multi-Use District (PMD-1). The zoning shows this site as industrial use (see below) and refers to the City's standard Industrial (I) zoning district for permitted uses and setbacks.

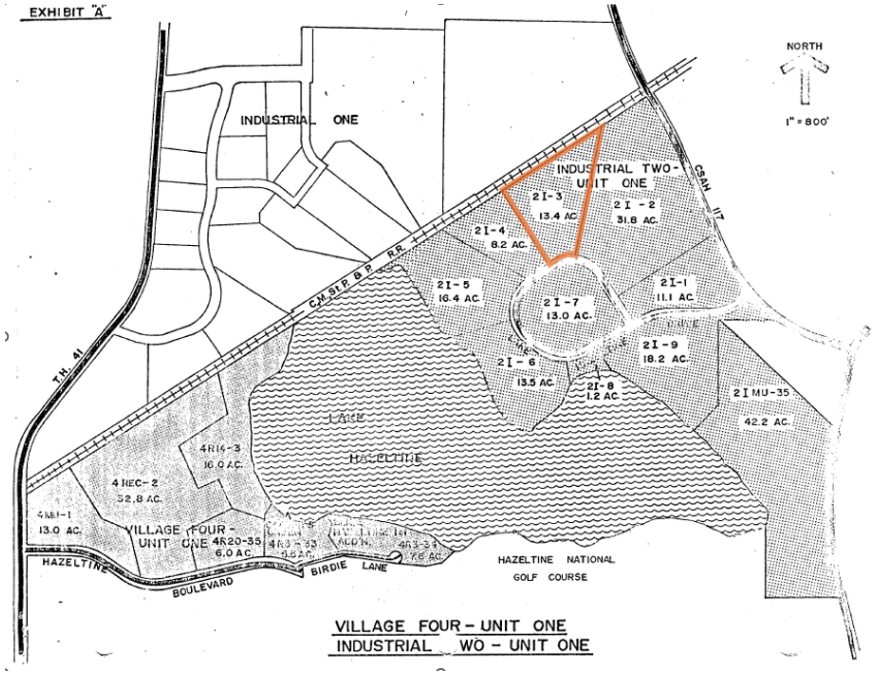

Figure 5: map excerpt from PMD-1 zoning

Concept Plan - Staff Analysis

The applicant is requesting approval of a Concept Plan at 316 Lake Hazeltine Drive. The following is intended to summarize staff's analysis of the applicants request:

- **Comprehensive Plan**

  The comprehensive plan guides the site as Industrial (purple). The proposed use is consistent with this.

  Figure 6: 2040 Comprehensive Plan

  Industrial

  Lots or parcels guided for buildings and associated office, administrative and truck service facilities for the following activities: manufacturing, fabrication, assembly, processing, packaging, compounding or storage of materials, goods and products. Also included are scientific research, investigation, testing, experimentation, wholesaling (except live animals), contractors, goods movement facilities, communication, and utilities.

  Land Use

  Beckman Coulter currently owns 316 Lake Hazeltine Drive, along with 5 other buildings on Lake Hazeltine Drive. Beckman Coulter develops, manufactures, markets and sells products for biomedical testing, with a focus on making laboratories more efficient. Its diagnostic systems are found in hospitals and other critical care settings around the world and produce information used by physicians to diagnose disease, make treatment decisions, and monitor patients. Beckman is exploring options to grow its life sciences manufacturing functions at their 316 Lake Hazeltine Drive location, which would bring in approximately 300 more full-time employees to Beckman Coulter's buildings within the next 3 years.

  The parcel of land that this development encompasses is currently zoned Planned Multi-Use District (PMD-1). Zoning regulates this site as industrial use, and refers to the city's standard Industrial (I) district for permitted uses and setbacks. The request to continue and expand the site's manufacturing use is consistent with the zoning.

- **Setbacks & Development Standards**

  The following tables summarize the required setbacks for the site:

BUILDING SETBACKS		
Direction	**Required Setback**	**Proposed Setback**
South Property Line	30 feet	Unknown
Interior Property Lines	15 feet	Unknown
Railroad ROW (north)	50 feet from ROW	Unknown
Wetlands	Varies based on wetland type	Unknown

PARKING SETBACKS		
Direction	**Required Setback**	**Proposed Setback**
Street ROW	10 feet	10 feet
Interior Property Lines	5 feet	5 feet
Wetlands	Varies based on wetland type	Unknown

The following table summarizes the development standards for the site:

DEVELOPMENT STANDARDS		
Item	**Requirement**	**Proposed**
FAR (floor to area ratio)	0.5	Unknown
Building Coverage	50%	Unknown

The applicant will have to show in their preliminary submittal if they meet these setbacks and development standards.

- **Layout**
  The proposed building addition will be connected to the northeast corner of the existing one-story building. New parking will be constructed on the north and east sides of the site. The applicant evaluated several layouts for the site before selecting the one proposed (see applicant's narrative). The proposed layout was selected to reduce the amount of impacts on the existing wetlands.

  The site is accessed from Lake Hazeltine Drive at two access points. Both vehicle entrances provide access to the parking and loading dock areas.

- **Parking**
  The site will incorporate 418 parking spaces (13 are proof of parking). The following chart summarizes the overall parking demand on site, based on the City's parking code.

Uses	**Approx. Size**	**Code Req.**	**Est. Parking Req.**
Office	46,000 sf	1ps/250 sf	184
Manufacturing	102,500 sf	1ps/350 sf	293
Warehousing	55,500 sf	1ps/2,000 sf	28
		REQUIRED	**505 parking spaces**
		PROVIDED	**418 parking spaces**

According to the table above the applicant is insufficient in meeting parking for the site based on the existing and proposed uses. The applicant will have to show how they meet this requirement in the preliminary and explain the parking need of the facility.

- **Landscaping**
  The table below indicates the landscaping requirements for this building addition:

LANDSCAPING REQUIREMENTS & PROPOSED		
	Required	**Proposed**
Overstory Trees	462.5 caliper inches (185 trees)	40 trees
Understory Trees	46	27
Shrubs	294	295

  The applicant will have to show in their preliminary submittal how they meet the landscape ordinance (Section 15.28.070), including but not limited to planting island requirements.

- **Building Design & Materials**
  The proposed building addition will be two stories and constructed with precast panels and glass. The look of the building addition will use the same material (concrete) and general design as the existing building but have a different concrete finish (precast panels with reveals). The addition will be setback over 200 feet from the existing building so the visibility from the street will be minimal. In general, it appears the new will fit in well with the existing.

  The building addition will be approximately 148,000 square feet for both stories and a total of 35.5 feet in height at it's tallest point. The footprint of the building addition will total approximately 88,000 square feet.

  With a building addition, the intent is to design it seamless with the existing building. Based on what the applicant is proposing that appears to be the case. It is not necessary that the building addition meet the Industrial design standards as that was not applied back in 1984 when the building was originally approved. Implicating these regulations on the building addition would create an improper material balance between the existing and the proposed areas of the building.

- **Pedestrian Connections**
  The building, 316 Lake Hazeltine Drive, is located within an industrial park of Chaska. Lake Hazeltine Drive currently does not have sidewalks on either side of the street. There is a striped walkway on the outer edge of the street for pedestrians to use. Beckman Coulter has a few internal pedestrian walkways between their buildings in the event that employees need to go to other buildings.

  The applicant states that the building addition proposed would not significantly impact how Beckman Coulter employees connect between the buildings. The proposed plan provides campus consolidation of the hardware instrument manufacturing into one building at 316 Lake Hazeltine Drive. Therefore, with the additional office seating and

warehouse capacity it results in fewer instances of personnel needing to walk to other buildings.

Figure 7: Map of Beckman Coulter Owned/Leased Buildings and pedestrian walkways

- **Utilities**
  Utilities are able to serve the building addition. There is an existing trunk sewer and water line that runs north-south on the site.

- **Stormwater**
  Stormwater management is shown as an underground system that is located on the northeast side of the side under the parking lot. Stormwater will need to meet City and County requirements. A stormwater plan will be required at preliminary submittal.

- **Wetlands**
  Because there are known wetlands on site and a proposal to impact a portion of the north wetland, the applicant will have to conduct a wetland delineation report and mitigation/impact analysis for their preliminary submittal. Any wetland impacts need to be reviewed and approved by the Technical Evaluation Panel (TEP).

  The applicant is proposing approximately 0.4 acres of impact to the existing northerly wetland to accommodate the proposed improvements. As noted above and in the applicant's narrative, other layouts were evaluated but not selected as it would result in significantly more impacts to the wetlands.

Deadline for Agency Decisions

Complete Application Received	60-day review *	120 – day **
November 26, 2024	January 25, 2025	March 26, 2025
* Pursuant to MN State Statutes the City must act on the request within 60-days. ** The city can provide the applicant with a written letter requesting an additional 60-day review period if further review is needed.		

Planning Commission Action Taken 12/11/24:

Motion to recommend approval to the City Council approval of the concept plan for the building addition at 316 Lake Hazeltine Drive, subject to the following conditions:

1. Approvals shall be based on the following graphic exhibits unless modified by the conditions below:
    a. Narrative (pgs 1-9), prepared by Beckman Coulter, dated November 5, 2024 and revised November 18, 2024
    b. Existing Conditions Photographs, prepared by CRB, dated November 5, 2024
    c. ALTA/NSPS Land Title Survey (pgs 1-3), prepared by EFN, undated
    d. Site Plan, prepared by Kimley Horn, dated October 25, 2024
    e. Grading Plan, prepared by Kimley Horn, dated October 25, 2024
    f. Utility Plan, prepared by Kimley Horn, dated October 25, 2024
    g. Landscape Plan, prepared by Kimley Horn, dated October 25, 2024
    h. Existing Site, prepared by CRB, dated November 5, 2024
    i. Space Function Diagrams Level 1, prepared by CRB, dated November 5, 2024
    j. Space Function Diagrams Level 2, prepared by CRB, dated November 5, 2024
    k. Building Materials and Precedents, prepared by CRB, dated November 5, 2024
    l. Renderings, prepared by CRB, dated November 5, 2024
    m. Elevations New Building Addition, prepared by CRB, dated November 5, 2024
2. Adherence to the City Engineer memo dated December 6, 2024.
3. Compliance with City Code Sec. 15.28 (Special Regulations), including but not limited to the following, and to be submitted with the preliminary site plan application:
    a. Tree inventory and preservation plan;
    b. Landscaping plans in conformance with City Code Sec. 15.28.070;
    c. Grading plans;
    d. Stormwater plan; and
    e. Wetland Mitigation Plan
    f. Truck turning exhibit
    g. Fire truck turning exhibit
4. Coordination with:
    a. City Engineer regarding utilities, grading, access, and drainage.
    b. Electrical department on service requirements.
5. Setbacks are as follows:
    a. Front yard setback (south property line): 30 - feet
    b. Side yard setbacks (east & west property lines):
        i. Interior: 15 – feet
    c. Rear yard setback (north property line):
        i. Property Line: 20 – feet

        ii. Railroad ROW: 50 - feet
    d. Wetlands: Varies based on wetland type
6. Development standards are as follows:
    a. Floor Area Ratio (FAR) maximum: 0.5
    b. Building Coverage maximum: 50%
7. Provision of a storm water management plan meeting City and Carver County WMO standards.
8. Provision of a wetland mitigation plan to be completed and approved prior to issuance of a grading permit and prior to final submittal.

CITY COUNCIL ACTION REQEUSTED

Motion to adopt resolution no. 2024-107 approving the concept plan for the building addition at 316 Lake Hazeltine Drive.

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-107

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

Resolution approving the Concept Plan for 316 Lake Hazeltine Drive/Beckman Coulter and Clark, Richardson & Biskup Consulting Engineers (CRB)/PC #2024-18

WHEREAS, the site, 316 Lake Hazeltine Drive, is comprised of 12.9 acres and is located west of Lyman Blvd (CR18), south of the Twin Cities & Western Railroad, and north of Lake Hazeltine; and

WHEREAS, the property currently contains a one-story building totaling approximately 60,500 square feet and a surface parking on the south and east sides totaling 182 stalls; and

WHEREAS, the concept plan contemplates a two-story building addition totaling 148,000 square feet; and

WHEREAS, the building addition would expand the manufacturing footprint at Beckman Coulter's Chaska campus; and

WHEREAS, the property is currently zoned Planned Multi-Use District (PMD-1); and

WHEREAS, zoning regulates this site as industrial use, and refers to the city's standard Industrial (I) district for permitted uses and setbacks; and

WHEREAS, the proposed building addition will be connected to the northeast corner of the existing one-story building, and new parking will be constructed on the north and east sides of the site; and

WHEREAS, the site is accessed from Lake Hazeltine Drive at two access points, and both vehicle entrances provide access to the parking and loading dock areas; and

WHEREAS, 418 parking stalls will be provided for the site (13 shown as proof of parking), and included in the proposed parking count are 10 electric vehicle (EV) spaces; and

WHEREAS, the applicant will have to show how they meet the required 505 parking stalls in their preliminary submittal and explain the parking need of the facility; and

WHEREAS, the proposed building addition will be two stories and constructed with precast panels and glass; and

WHEREAS, the look of the building addition will use the same material (concrete) and general design as the existing building but have a different concrete finish (precast panels with reveals); and

WHEREAS, the building addition will be approximately 148,000 square feet for both stories and a total of 35.5 feet in height at it's tallest point; and

WHEREAS, the footprint of the building addition will total approximately 88,000 square feet; and

WHEREAS, stormwater management is shown as an underground system that is located on the northeast side of the side under the parking lot; and

WHEREAS, stormwater will need to meet City and County requirements; and

WHEREAS, because there are known wetlands on site and a proposal to impact a portion of the north wetland, the applicant will have to conduct a wetland delineation report and mitigation/impact analysis for their preliminary submittal; and

WHEREAS, any wetland impacts need to be reviewed and approved by the Technical Evaluation Panel (TEP); and

WHEREAS, on December 11, 2024 the Planning Commission recommended approval to the City Council of the Concept Plan for 316 Lake Hazeltine Drive (PC #2024-23); and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Chaska, Minnesota, hereby approves the Concept Plan for 316 Lake Hazeltine Drive (PC #2024-23), subject to the aforementioned stipulations and following conditions:

1. Approvals shall be based on the following graphic exhibits unless modified by the conditions below:
    a. Narrative (pgs 1-9), prepared by Beckman Coulter, dated November 5, 2024 and revised November 18, 2024
    b. Existing Conditions Photographs, prepared by CRB, dated November 5, 2024
    c. ALTA/NSPS Land Title Survey (pgs 1-3), prepared by EFN, undated
    d. Site Plan, prepared by Kimley Horn, dated October 25, 2024
    e. Grading Plan, prepared by Kimley Horn, dated October 25, 2024
    f. Utility Plan, prepared by Kimley Horn, dated October 25, 2024
    g. Landscape Plan, prepared by Kimley Horn, dated October 25, 2024
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    k. Building Materials and Precedents, prepared by CRB, dated November 5, 2024
    l. Renderings, prepared by CRB, dated November 5, 2024
    m. Elevations New Building Addition, prepared by CRB, dated November 5, 2024
2. Adherence to the City Engineer memo dated December 6, 2024.
3. Compliance with City Code Sec. 15.28 (Special Regulations), including but not limited to the following, and to be submitted with the preliminary site plan application:
    a. Tree inventory and preservation plan;
    b. Landscaping plans in conformance with City Code Sec. 15.28.070;
    c. Grading plans;
    d. Stormwater plan; and
    e. Wetland Mitigation Plan
    f. Truck turning exhibit
    g. Fire truck turning exhibit
    h. Parking summary explaining parking need for the site/operation
4. Coordination with:
    a. City Engineer regarding utilities, grading, access, and drainage.
    b. Electrical department on service requirements.
5. Setbacks are as follows:

a. Front yard setback (south property line): 30 - feet
b. Side yard setbacks (east & west property lines):
    i. Interior: 15 – feet
c. Rear yard setback (north property line):
    i. Property Line: 20 – feet
    ii. Railroad ROW: 50 - feet
d. Wetlands: Varies based on wetland type

6. Development standards are as follows:
    a. Floor Area Ratio (FAR) maximum: 0.5
    b. Building Coverage maximum: 50%
7. Provision of a storm water management plan meeting City and Carver County WMO standards.
8. Provision of a wetland mitigation plan to be completed and approved prior to issuance of a grading permit and prior to final submittal.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December, 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

City of Chaska
Memorandum

To: **Planning Commission**
From: **Matt Clark, City Engineer**
Date: **December 6, 2024**
Subject: **316 Lake Hazeltine Drive Concept Plan – Engineering Review**

The project proposal considers building and parking expansion over property owned by Beckman Coulter, Inc. In general, storm water for the property drains north to a series of wetland areas. The project requires City and Carver County Watershed approvals of a storm water management plan for the overall site. The project requires wetland delineations with agency approvals for the City wetland conservation act process. The City's process includes wetland delineations are complete in part with the next step for preliminary review. Any impacts to wetland areas require agency review and permitting prior to final acceptance.

Material revised per request on
November 18, 2024.

5 November 2024
City of Chaska Concept Site Plan Review
316 Lake Hazeltine Drive, Chaska, Minnesota

PROJECT NARRATIVE

The Best Small Town in Minnesota

Beckman Coulter knows the value of living and working in Chaska. While already established in the neighborhood, the expansion of Building 316 will create additional job opportunities, fostering economic growth and enhancing the community. The new building expansion creates an opportunity for quality development along Lake Hazeltine Drive by expanding an environmentally friendly manufacturing process for diagnostic hardware instrumentation assembly. Site context strongly informs the external characteristics of the addition, creating a seamless transition from one property to the next. Beckman Coulter, part of Danaher, accelerates the power of science and technology to improve human health and save lives. Globally one million tests per hour are run on Beckman Coulter Diagnostics laboratory systems, impacting over a billion patients per year. This is the kind of business Chaska can be proud to call home.

Neighborhood Meeting

A neighborhood meeting was held on October 22nd, 2024 to allow members of the community to ask questions regarding the design and construction of the proposed building addition. The Beckman Coulter and Design team introduced themselves and the project to those present. A quick overview of Beckman Coulter's company figures and statistics was presented along with an explanation for the manufacturing expansion needs of Building 316. The rendering was shared with the group, along with a list of benefits provided by this project including:

1. Access to Twin Cities educational institutions and its labor market
2. Positive economic impact and job creation for 2025-2027 and beyond
3. A sustainable and environmentally friendly manufacturing process
4. A consolidated location for Beckman Coulter

Project Goals and Guiding Principles

The following guiding principles are Beckman Coulter's roadmap to optimal solutions for this project:

1. Flow
2. Flexibility
3. Collaboration (Gemba)
4. Cost
5. Attraction and Sustainability
6. Transition

The flow of the project focuses on both people and material flows on this site as well as within the existing and new building addition. Efficient flows are created with the two dock locations, creating a linear movement of materials from receiving to assembled and tested instruments for shipping. Flexibility is maintained by avoiding monuments within the building design. Collaboration across functions and adjacencies of certain spaces facilitates collaboration and continuous improvement within the workplace. The cost of operations and capital expenses are important factors that will be considered for the design of the expansion. Employee wellbeing, sustainability, and quality of work environment are important considerations for Beckman Coulter and have informed the concept. Employee wellness elements have been programmed for the project from prayer and

mother's rooms to a full-service cafeteria. Natural light is provided to interior spaces and impact to site wetland areas has been minimized to the largest extent possible. EV charging stations and considerations for solar arrays are included. Finally, transition focuses on the time and impact to current production. A full renovation to the existing building was considered but was ultimately found to not be a feasible solution for the need for expansion. Transition needs guided the project toward the new building addition concept.

Project Background

Beckman Coulter, Inc is looking to expand manufacturing capabilities at their Chaska, Minnesota location. Currently, Beckman Coulter operates out of multiple buildings on their Chaska site. Building 316 is an existing manufacturing building producing clinical diagnostic hardware instruments. It is the desire to expand this manufacturing footprint by approximately two times into one centralized Chaska campus location. Adding to Building 316 is the logical result of applying the project's guiding principles to site selection.

Understanding of Place and Site Forces

The 12.90-acre site in Carver County is located at 316 Lake Hazeltine Drive and is owned and operated by Beckman Coulter. Beckman Coulter also owns and operates on adjacent properties to the proposed development site (317 Lake Hazeltine Drive, 322 Lake Hazeltine Drive, 326 Lake Hazeltine Drive, and 1000 Lake Hazeltine Drive). Building 312 leases a large portion of its warehousing capabilities to Beckman Coulter as well. The 316 Lake Hazeltine Drive building is an existing building responsible for the manufacturing process for multiple medical devices, namely diagnostic testing products. Beckman Coulter is proposing an expansion of this manufacturing building as they look to expand their capabilities for manufacturing/warehousing new products while also consolidating and moving some existing product lines from Beckman Coulter facilities in Miami to Chaska. The proposed development site and the adjacent parcels are zoned PMD01 and Guided for Industrial in the City's 2040 Comprehensive Plan, which is consistent with the existing and future use of the expanded building.

The proposed site is relatively level, but generally slopes from south to north, with two existing wetlands and wooded areas along the northern property line abutting the railroad tracks. Approximately 4.5 acres of the existing 12.90-acre site has been disturbed/developed with the existing building and parking areas with the remainder of the property being occupied by existing wetlands, trees/landscape areas, and stormwater management areas. The proposed building expansion size and orientation was influenced by several factors including minimizing wetland impacts, preserving natural vegetative buffers to adjacent properties and existing wetlands to the extent practicable, manufacturing workflow and adjacencies to support the Beckman Coulter operations, and the need to maintain existing manufacturing operations while under construction. The sections to follow will provide greater context on how these factors influenced the project's building programming/adjacencies, parking, access/circulation, wetland avoidance/impact minimization, grading, stormwater, utilities, landscaping, and sustainability initiatives.

This concept plan does not significantly impact how Beckman Coulter employees connect between the buildings along Lake Hazeltine Drive nor would it significantly affect traffic volume.

The concept plan provides a campus consolidation of the hardware instrument manufacturing into one building at the 316 Lake Hazeltine Drive address. Therefore, with the additional office seating and warehouse capacity it results in fewer instances of personnel to travel to 316 Lake Hazeltine Drive from the other Beckman Coulter buildings. It may reduce the truck traffic to and from 316 and other nearby buildings such as the leased warehouse space at 312 Lake Hazeltine Drive.

A level of reduced truck traffic between buildings is expected and the employee travel between buildings will remain by either personal vehicle or walking along Lake Hazeltine Drive. As indicated, this is not changing with the plans, only decreasing in instances.

The installation of public sidewalks along Lake Hazeltine Drive for the general safety of pedestrian traffic in the park can be considered by the City of Chaska and would be welcomed by Beckman Coulter.

Figure 1: Bird's Eye View of Lake Hazeltine Drive

Figure 2: Extents of 316 Lake Hazeltine Drive site with existing Building 316 and greenfield space for the building addition.

The PMD01 zoning district allows for a variety of complementary uses in a cohesive, rather intensely developed arrangement, but not necessarily geared predominately to either residential, commercial and public use. Any uses listed as Permitted Uses in the Planned Residential Development District, Planned Commercial Development District, and the Planned Industrial Development District are allowed. The proposed site use is a combination of office and lab space, manufacturing space, and warehouse space. Except for warehousing, all proposed uses are permitted under the PMD01 zoning district. The existing building on site is to remain and expand its footprint +/- 88,000 SF. Additional parking, drive aisles, utilities, and landscaping is to be included with the site improvements. Access to the site is proposed to remain as it exists today. There are two entry points along Lake Hazeltine Drive, one near the east property line and one near the west property line. Each access road is 30 feet wide.

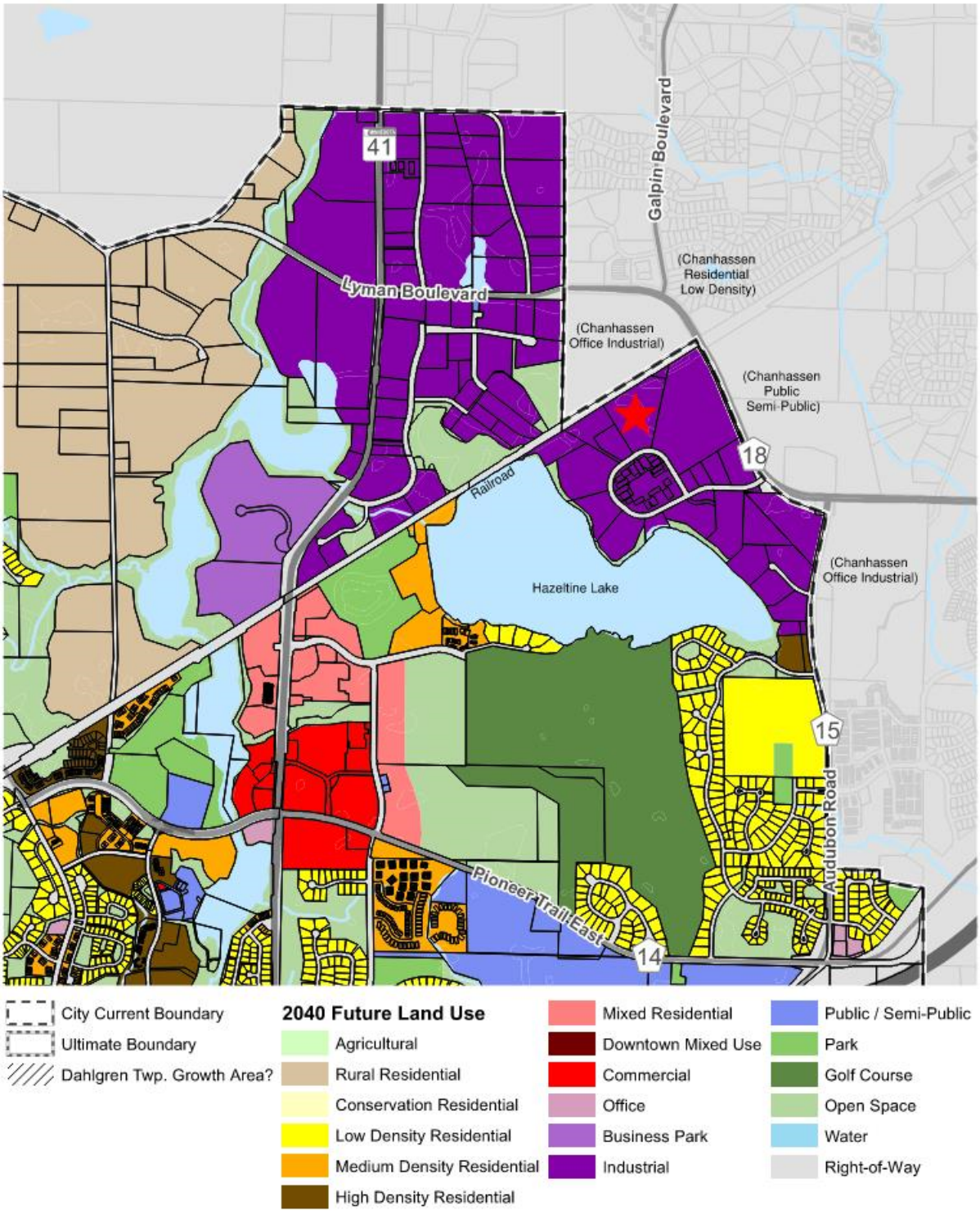


Figure 3: Chaska 2040 Future Land Use. 316 Lake Hazeltine Drive identified with a red star.

Programming and Design

The Beckman Coulter expansion project consists of an existing one-story building of approximately 60,500 square feet (SF) and a two-story greenfield expansion of approximately 88,000 square feet (SF). The existing building was originally constructed in 1984 with the latest renovation in 2014. The building is in good condition with renovation on the north side of the existing warehouse planned for new work functionality and connection to the new structure.

When CRB joined the project, the team visited Building 316 as well as the other Beckman Coulter Chaska sites along Lake Hazeltine Drive. CRB tasked each department lead to fill out a Pre-Read Kick-Off Questionnaire to gather information regarding function and organization, priorities, wish list items, mechanical, electrical, plumbing and architectural space requirements. Beckman Coulter and CRB then worked through the results and developed an overall program document, listing the SF, headcount, and room requirements. An Adjacency Matrix was also filled out as a group to illustrate the strong, medium, and weak adjacency requirements.

CRB assessed this information and created massing diagrams atop the site plan. The massing diagrams were beneficial for assessing how different iterations impacted the site.

Figure 4: Example of massing diagrams used to investigate expansion solutions.

Wetlands

There are two wetland areas on the north and northeast of the property and efforts were made to avoid significantly impacting either by reducing the program and building footprint as much as possible. The overall focus of the massing diagram iteration exercise was to reduce the size of the expansion footprint while maintaining program functionality. This was accomplished by efficiently designing the flow and adjacencies of the functions within the expansion and connecting them with the existing building programs. As a result, we were able to protect the existing wetland in the northeast corner of the site which is hydraulically connected to the downstream discharge of the property beneath the railroad.

Efforts were made to reduce the impacts of the land locked wetland in the northern portion of the site by reducing the proposed building expansion footprint from over 120,000 square feet to approximately 88,000 square feet. Additionally, an approximate 7-foot-tall retaining wall would be constructed adjacent to the wetland area.

The team determined the maximum amount of parking required for the new facility, which translated into 405 parking spaces. This value is less than a strictly code-based calculation of parking counts (greater than 536 required), which are based strictly on square footage. Evaluating the existing building and expansion based on

function and employee headcount, the team is able to reduce site impact by over 130 parking spaces, preserving wetlands and greenspace for the site.

It is anticipated that approximately 0.4 acres of the existing northerly wetland will be impacted to accommodate the proposed improvements. The previous layouts and options that were not selected included entre removals or significantly more impacts to this wetland.

Parking Analysis

The proposed site has 405 parking spaces proposed. An additional 13 proof of parking spaces are shown should additional spaces be required by the City of Chaska with minimal impact to greenspace allocated for the site.

Parking flexibility will be required by the City of Chaska, as the City Code requires the following:

- Office and Lab: 1 space / 250 SF
- Manufacturing: 1 space / 350 SF
- Warehouse: 1 space / 350 SF (w/ provisions to accommodate: 1 space / 2000 SF should Warehouse space be converted in the future.)

Included in the proposed parking count are ten accessible spaces, all of which are van accessible. The accessible parking spaces are located at the building entries, four along the north side of the building, two along the south side of the existing building, two along the east side of the existing building, and two south of the proposed building expansion.

Included in the proposed parking count are 10 EV spaces. The EV spaces are located near the southeast corner of the proposed building expansion.

Truck Circulation

The site is designed for WB-67 trucks to access the loading dock areas. Trucks will access the site at the two existing access drives along Lake Hazeltine Drive, with the truck access lane located on the exterior of the property to minimize truck and passenger vehicle conflict points to the extent possible. The truck route drive aisles are 30 feet wide. All the dock areas are designed to allow trucks to back in and drive out while other dock bays are occupied. Trucks will exit the site at the same two access drives along Lake Hazeltine Drive.

Retaining Wall / Guard Rail / Fence

A +/-7-foot retaining wall is anticipated along the northern parking lot to minimize impacts to the wetland. This retaining wall is anticipated to be a large gravity block wall or small modular block retaining wall. A guard rail and fence are proposed along the top of the retaining wall for vehicular and pedestrian safety.

Setbacks / Other Constraints

The proposed site follows the City of Chaska requirements for building and parking setbacks. The building and parking setbacks along the lot frontage abutting Lake Hazeltine Drive are 30 feet and 10 feet, respectively. The interior lot lines have a 15-foot building setback and 5-foot parking setback. The northern property line abutting the existing railroad has a 50-foot building setback and 5-foot parking setback.

Grading / Stormwater / Utilities

The site has +/-10 feet of fall and generally flows from southwest to northeast. The existing building has stormwater infrastructure that will be modified for the proposed site improvements. The existing building's other

utilities are expected to be protected in place. The proposed improvements will require an extension of the existing stubs on the site as depicted on the preliminary grading and utility plans.

Drainage Infrastructure

Stormwater surface flow will be captured with storm drain inlets and conveyed to an underground stormwater management system via private storm sewer where it will be treated and released at a controlled rate, meeting the jurisdictional requirements. Existing storm infrastructure conflicting with the proposed site development will be removed. New storm sewer and inlets will be proposed throughout the site and connect to existing storm drain where feasible. It is anticipated that the underground stormwater management system will be an HDPE arch pipe gallery (ADS Stormtech or equal) with a stone/sand base for filtering/treating stormwater before it is discharged downstream.

Stormwater BMPs

An underground stormwater BMP structure is proposed at the northeastern corner of the parking lot area for the stormwater management on the site. The underground stormwater management structure is anticipated to be sized for +/-65,000 CF of storage and approximately 93 feet wide by 204 feet long. This structure will treat and release stormwater at a rate meeting the City and Watershed's requirements.

Stormwater Jurisdictional Agencies

This site is subject to the stormwater design standards of the Carver County Watershed Management Organization (CCWMO) and to the standards of the City of Chaska. The site is required to meet specific to volume control, water quality, water quantity, and freeboard level.

New Utilities

Additional utilities will be constructed with the site improvements. An existing water line runs northeast of the existing building and will be extended around the proposed building to new hydrants to provide fire coverage over the expanded building. The proposed sanitary sewer line on site will connect into the existing sanitary sewer in Lake Hazeltine Drive. The existing 1200A electrical service served from an existing 1000KVA transformer located west of the existing building will remain existing. Two new 3000A electrical services are proposed for the new expansion which will be served from primary voltage power from a new Chaska Electric switch located on the northwest corner of the property line near the railway and 318 Lake Hazeltine Drive (QualiTech Building).

Landscaping

The proposed landscaping for the site will be designed in accordance with the City's landscape code requirements for overstory/understory trees, shrubs, interior parking, and screening requirements. Currently a tree survey of the existing trees is still being finalized. Upon completion of the tree survey, it is assumed that the preliminary proposed landscape plan will need to be modified once the quantity of preserved trees is factored into the landscape design. A preliminary landscape design plan has been included as part of the concept site plan application.

Sustainability

Beckman Coulter has corporate sustainability goals to meet net zero carbon by 2050 and 100% green power. Chaska Electric offers renewable energy where 100% of its electricity supply from renewable sources such as wind, solar, bioenergy and hydropower. By participating in this program, a certificate and decal will be providing to show the business as being powered by 100% renewable energy.

Electric Vehicle Supply Equipment (EVSE)

(10) level 2 commercial EVSE's are included and are shown on the Civil Site Plan.

Solar (Photovoltaic Panels)

Solar power is being considered for this project and the current scope allows for a future PV-panel install. The electrical design includes a separate switchboard section at one of the new switchboards for the future solar connection. The future photovoltaic system will require inverters and possible some battery storage units for energy storage. The roof structural framing has been designed to include a 5 psf load allowance to accommodate the future placement of photovoltaic solar panels.

Exterior Glazing

High-efficiency glazing can provide sustainable solutions for the project. Improved thermal insulation, reliance on artificial lighting, and reduced energy cost and carbon footprint are all benefits of high-efficiency glazing. Low-emissivity coatings and triple-pane designs can provide indoor comfort while maintaining the exterior aesthetic design.

Electrical

The project will be designed based on 2024 Minnesota Energy Code which is equivalent to 2021 International Energy Conservation Code (IECC) for commercial building. Section C405 of 2021 IECC covers the Electrical Power and Lighting System.

Lighting and Lighting Control

- LED fixtures will be specified for both interior and exterior lighting throughout the entire project.
- Occupant Sensors will be provided per code. Occupant sensors shall be set per the control function as listed in IECC – manual/auto on/off. Additional light reduction through diming is required for Warehouse, Open Offices and Corridors.
- Lighting reduction control (such as dimmers) is not required in areas where there are occupancy sensor controls. Provide dimmer capability in enclosed offices, conference rooms and training rooms to give user flexibility to adjust the brightness level and further reduce energy consumption.
- Daylight responsive control shall be provided to control the general lighting within daylight zones as described in the code. Daylight control is to be programmed to dim lights continuously from full light output to 15 percent of full light output or lower and will completely shut off all controlled lights when there is sufficient daylight.
- Exterior lighting control panel shall be provided for building façade, landscape lighting, and parking lot lighting. Building façade and landscape lighting shall automatically shut off 1 hour after business closing to 1 hour before business opening. Parking lighting shall be controlled per C405.2.7.3 where the light is automatically reduced by not less than 50 percent during a certain period.

Power

- At least 50% of 20A/1P. 120V receptacles in enclosed offices, conference rooms, rooms used primarily for copy/print functions, breakrooms, classrooms and open office requires automatic receptacle control as described in the code. Typically, these controlled receptacles are connected to occupant sensors that turn off the receptacles within 20 minutes of all occupants leaving the room.
- Energy Monitoring is required per 2021 IECC to provide measurement devices to collect energy consumption for each end-use category as listed in Metering and Submetering on Electrical BOD document.

1. VIEW FROM LAKE HAZELTINE DRIVE, LOOKING NORTHWEST

2. VIEW FROM SE CORNER OF SITE, LOOKING NORTHWEST

3. VIEW NORTH OF BUILDING 316, LOOKING NORTHWEST AT WETLAND #1

4. VIEW FROM NORTHEAST OF BUILDING 316, LOOKING NORTHEAST AT WETLAND #2

KEY PLAN:

CLIENT

BECKMAN COULTER Life Sciences

CONSULTING ARCHITECT/ENGINEER

CLARK, RICHARDSON AND BISKUP CONSULTING ENGINEERS, INC.
CRB ARCHITECTS-ENGINEERS P.C.
1251 NW BRIARCLIFF PARKWAY
SUITE 500
KANSAS CITY, MO 64116
PHONE: 816-880-9800
FAX: 816-880-9898

PROJECT TITLE

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

REV	BY	DATE	DESCRIPTION
A	EEA	05NOV2024	CONCEPT SITE PLAN REVIEW

LICENSEE

NOT FOR CONSTRUCTION

INFORMATION CONTAINED HEREIN IS CONSIDERED CONFIDENTIAL. THIS DOCUMENT IS NOT TO BE USED, REPRODUCED, OR DISCLOSED IN WHOLE OR PART WITHOUT THE PRIOR WRITTEN PERMISSION OF BECKMAN COULTER.

PROJ. NO.	240396	DESIGNED BY:	Designer
SCALE:		CHECKED BY:	Checker
SHEET SIZE:	30x42	APPROVED BY:	Approver

DRAWING TITLE

EXISTING CONDITIONS PHOTOGRAPHS

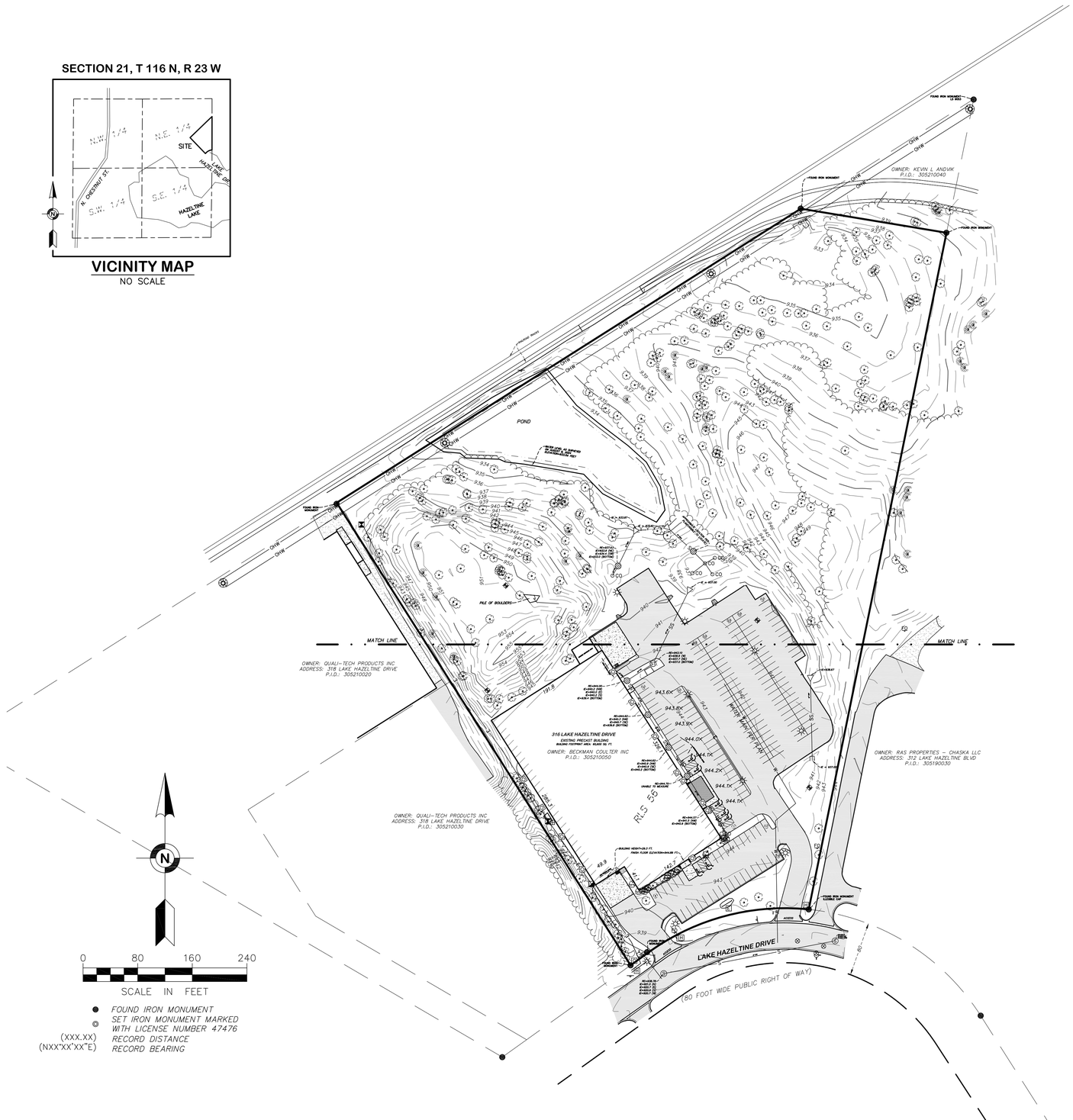
DRAWING NUMBER

A0-00

ALTA/NSPS LAND TITLE SURVEY FOR:
KIMLEY-HORN & ASSOCIATES, INC

SECTION 21, T 116 N, R 23 W

VICINITY MAP
NO SCALE



LEGEND:

- CO CLEAN OUT
- S SANITARY MANHOLE
- ST STORM MANHOLE
- CATCH BASIN
- FLARED END SECTION
- ROOF DRAIN (OUTLET)
- CULVERT
- AUTO SPRINKLER
- GATE VALVE
- HYDRANT
- ELECTRIC BOX
- ELECTRIC METER
- ELECTRIC OUTLET POST
- H HANDHOLE
- LIGHT
- C COMMUNICATION BOX
- FIBER OPTIC SIGN
- GAS METER
- SIGN
- BOLLARD
- HANDICAPPED PARKING SPACE
- HANDICAPPED PARKING SIGN
- BORING
- (175) PARKING COUNT
- S SANITARY SEWER
- SS STORM SEWER
- E UNDERGROUND ELECTRIC
- OHW OVERHEAD WIRE
- TREELINE
- OR TREE
- SHRUB
- BITUMINOUS SURFACE
- CONCRETE SURFACE
- GRAVEL SURFACE

LEGAL DESCRIPTION:

Part of Tract D, Registered Land Survey No. 56

GENERAL SURVEY NOTES:

1. The orientation of this bearing system is based on the Carver County coordinate grid (NAD 83–2011 Adj.).
2. The legal description and easement information used in the preparation of this survey is based on the Commitment for Title Insurance prepared by (Title Insurance Company), Commitment No. _____ dated _____ ___, ____.
3. The angular rotation (measured clockwise) OR (measured counter–clockwise) from record bearings depicted on the plat of PLAT NAME to this survey is XX degrees XX minutes XX seconds.
4. The surveyed property has direct access to Lake Hazeltine Drive, a public right of way.

OPTIONAL TABLE A ITEMS:

1. Monuments have been placed at all major corners of the surveyed property described hereon, unless already marked or referenced by existing monuments or witnesses in close proximity to the corner.
2. The address of the property described hereon is 316 Lake Hazeltine Drive, Chaska MN 55318.
3. The property described hereon lies within NO SPECIAL FLOOD HAZARD AREAS per Un–Printed Federal Insurance Rate: Map No. 27019C0227D & 27019C0229D, both dated December 21, 2018.
4. The total area of the property described hereon is xx,xxx square feet or x.xxxx acres. The area of the property hereon described less areas used for right–of–way purposes is xx,xxx square feet or x.xxxx acres.
5. The contours depicted hereon are per elevation data collected while conducting the fieldwork. The contour interval is (1 foot)(2 feet).

   BENCHMARK: Top of Minnesota Department of Transportation Geodetic Monument HAZE MNDT
   Elevation = 965.76 feet. (Datum per source)

   SITE BENCHMARK: EFN CONTROL POINT 300
   Elevation: 947.23 feet.

6a. No zoning report or letter was received from the insurer pursuant to Optional Table A Item 6(a), as set forth in the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys.

7a. Exterior building dimensions are depicted hereon.

7b1. The exterior building footprint area at ground level is depicted hereon.

7c. The measured building height is depicted hereon.

8. Substantial features observed in the process of conducting the fieldwork are depicted hereon.

9. As of the date of this survey the property described hereon contains a total of 183 parking spaces of which 176 are standard spaces (4 of which are designated as Motorcycle Parking), and 7 are handicapped spaces.

11a. Existing utilities, services and underground structures shown hereon were located either physically, from existing records made available to us, by resident testimony, or by locations provided by Gopher State One Call, per Ticket No. 242003879. However, lacking excavation, the exact location of underground features cannot be accurately, completely and reliably depicted. Where additional or more detailed information is required, the client is advised that excavation may be necessary. Other utilities and services may be present and verification and location of all utilities and services should be obtained from the owners of the respective utilities prior to any design, planning or excavation.

13. The names of adjoining owners according to current tax records are depicted hereon.

14. The distance to the nearest intersection of Lake Hazeltine Drive and Lyman Boulevard as specified by the client, is approximately 1683 feet.

16. As of the date of this survey there is no observable evidence of current earth moving work, building construction or building additions on the property described hereon.

18. The plottable offsite easements or servitudes disclosed in documents provided to the surveyor are depicted hereon.

GOPHER STATE ONE CALL NOTE:

List of utilities notified per Gopher State One Call Ticket No. 242003879.

AARVIG
JAGUAR COMMUNICATIONS
CITY OF CHANHASSEN
CITY OF CHASKA ELECTRIC
CITY OF CHASKA WATER/SEWER
COMCAST
CENTURYLINK
CENTERPOINT ENERGY
MEDIACOM
BECKMAN COULTER INC
MAGELLAN MIDSTREAM PARTNERS

CERTIFICATION:

To (name of lender), (name of insurer), (names of others as negotiated with the client):

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 7(b)(1), 7(c), 8, 9, 11(a), 13, 14, 16, and 18 of Table A thereof. The fieldwork was completed on August 8, 2024.

Date of Plat or Map: August 16, 2024

PRELIMINARY

Eric Roeser
Minnesota License No. 47476
eroeser@efnsurvey.com

FIELD BOOK	PAGE

DRAWING NAME: 42118 ALTA.dwg
JOB NO. 42118
FILE NO. 59071E

FIELDWORK CHIEF: DBF
DRAWN BY: DBF
CHECKED BY: EAR

REVISIONS

NO.	DATE	DESCRIPTION

ALTA/NSPS LAND TITLE SURVEY

SURVEY FOR:
Kimley-Horn & Associates, Inc.

PROPERTY ADDRESS:
316 Lake Hazeltine Drive
Chaska, MN 55044

Egan, Field & Nowak, Inc.
land surveyors since 1872
475 Old Highway 8 NW, Suite 200
New Brighton, Minnesota 55112
PHONE: (612) 466-3300
WWW.EFNSURVEY.COM

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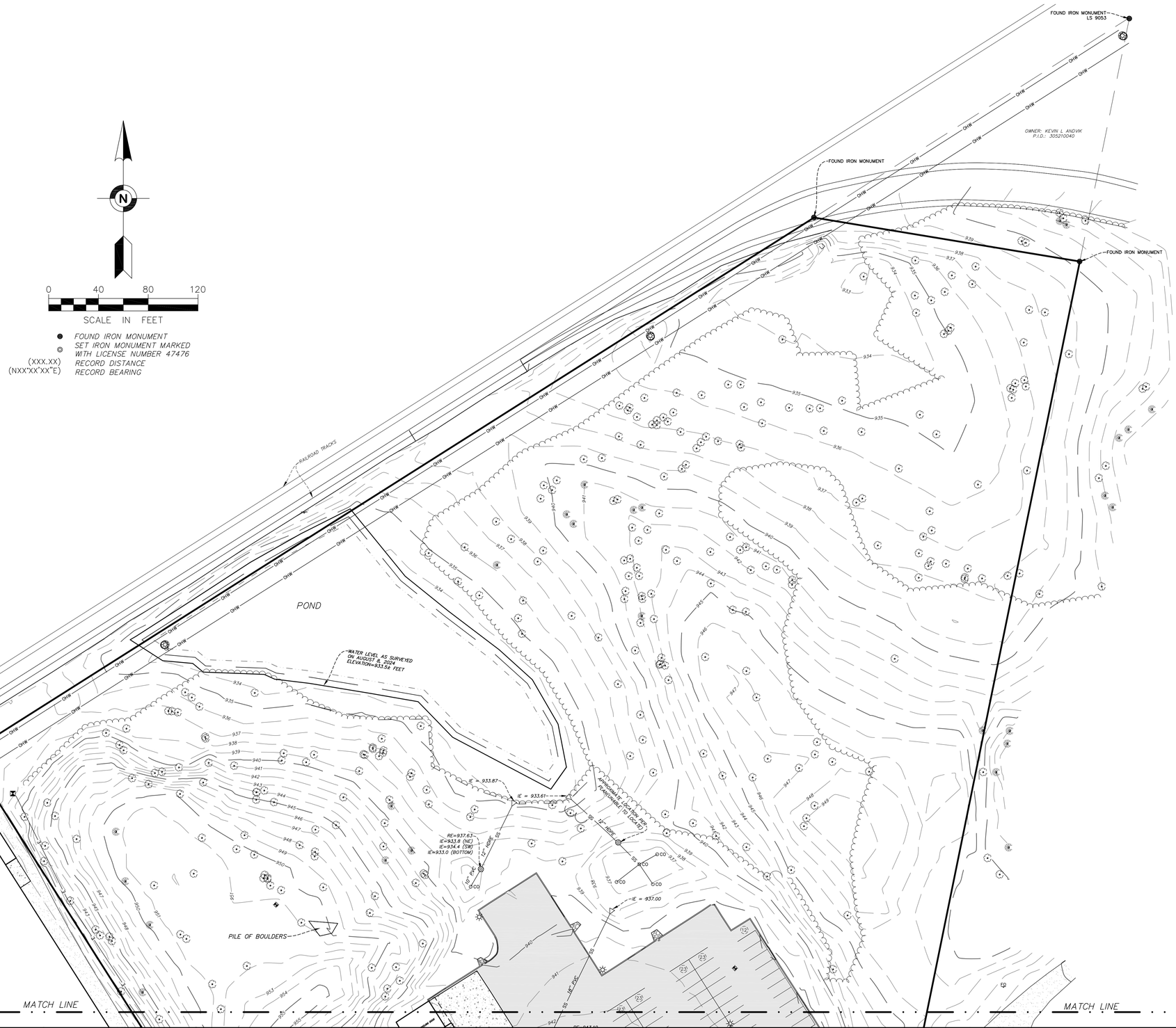
ALTA/NSPS LAND TITLE SURVEY FOR:
KIMLEY-HORN & ASSOCIATES, INC



0 40 80 120

SCALE IN FEET

- FOUND IRON MONUMENT
- SET IRON MONUMENT MARKED WITH LICENSE NUMBER 47476
- (XXX.XX) RECORD DISTANCE
- (NXX°XX'XX"E) RECORD BEARING

LEGEND:

- CLEAN OUT
- SANITARY MANHOLE
- STORM MANHOLE
- CATCH BASIN
- FLARED END SECTION
- ROOF DRAIN (OUTLET)
- CULVERT
- AUTO SPRINKLER
- GATE VALVE
- HYDRANT
- ELECTRIC BOX
- ELECTRIC METER
- ELECTRIC OUTLET POST
- HANDHOLE
- LIGHT
- COMMUNICATION BOX
- FIBER OPTIC SIGN
- GAS METER
- SIGN
- BOLLARD
- HANDICAPPED PARKING SPACE
- HANDICAPPED PARKING SIGN
- BORING
- (15) PARKING COUNT
- S SANITARY SEWER
- SS STORM SEWER
- E UNDERGROUND ELECTRIC
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WWW.EFNSURVEY.COM

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ALTA/NSPS LAND TITLE SURVEY FOR:
KIMLEY-HORN & ASSOCIATES, INC

0 40 80 120

SCALE IN FEET

- ● FOUND IRON MONUMENT
- ◎ SET IRON MONUMENT MARKED WITH LICENSE NUMBER 47476
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- (NXX°XX'XX"E) RECORD BEARING

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FIELDWORK CHIEF: DBF
DRAWN BY: DBF
CHECKED BY: EAR

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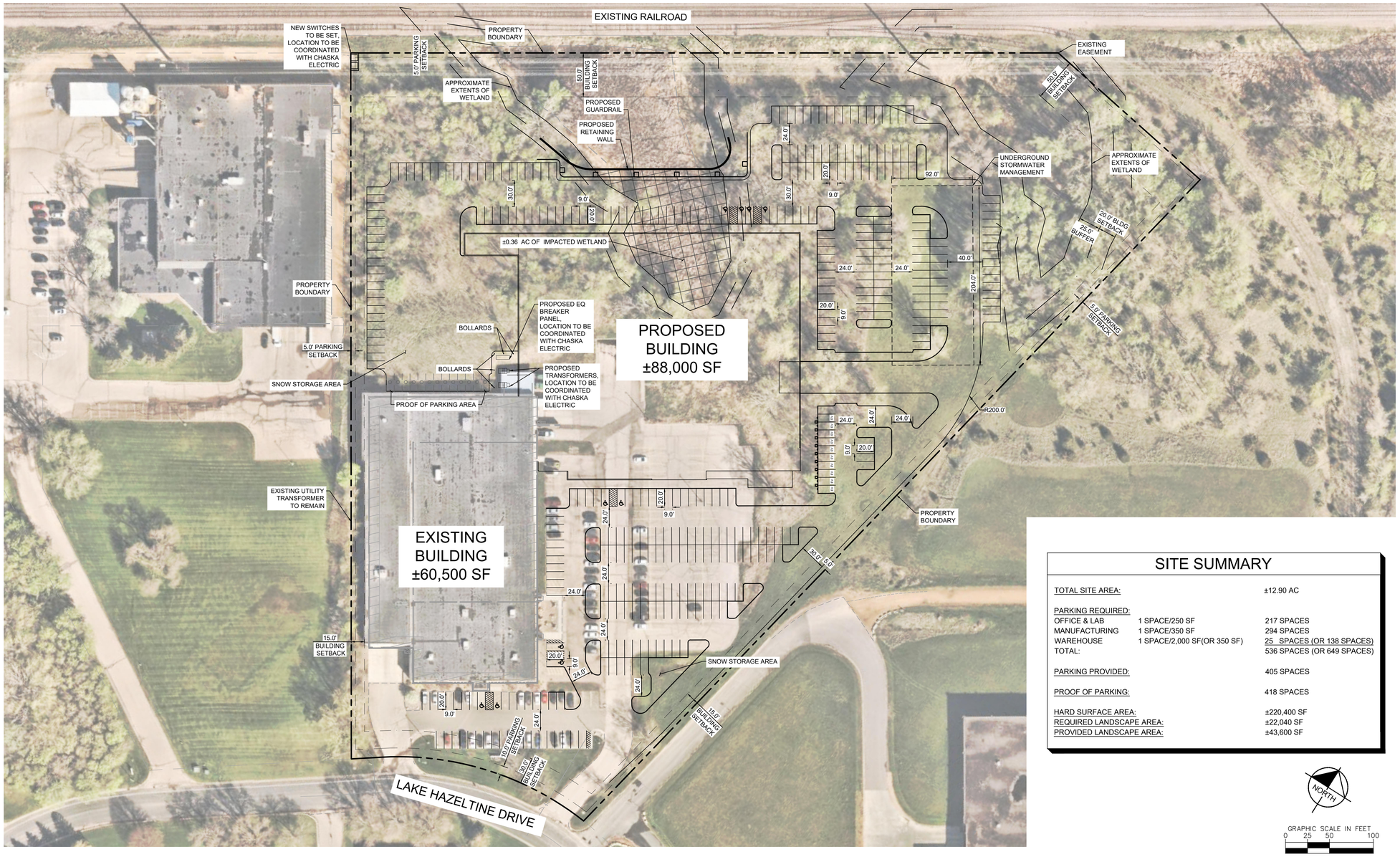

SITE SUMMARY

TOTAL SITE AREA:		±12.90 AC
PARKING REQUIRED:		
OFFICE & LAB	1 SPACE/250 SF	217 SPACES
MANUFACTURING	1 SPACE/350 SF	294 SPACES
WAREHOUSE	1 SPACE/2,000 SF(OR 350 SF)	25 SPACES (OR 138 SPACES)
TOTAL:		536 SPACES (OR 649 SPACES)
PARKING PROVIDED:		405 SPACES
PROOF OF PARKING:		418 SPACES
HARD SURFACE AREA:		±220,400 SF
REQUIRED LANDSCAPE AREA:		±22,040 SF
PROVIDED LANDSCAPE AREA:		±43,600 SF

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

CRB Project Number 240396

CIVIL ENGINEER

Kimley»Horn

© 2024 KIMLEY-HORN AND ASSOCIATES, INC.
767 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-645-4197
WWW.KIMLEY-HORN.COM

CLIENT

CONSULTING ARCHITECT/ENGINEER

CLARK, RICHARDSON AND BISKUP CONSULTING ENGINEERS, INC.
CRB ARCHITECTS-ENGINEERS P.C.
1251 NW BRIARCLIFF PARKWAY
SUITE 500
KANSAS CITY, MO 64116
PHONE: 816-880-9800
FAX: 816-880-9898

PROJECT TITLE

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

REV	BY	DATE	DESCRIPTION
A		17OCT2024	BASIS OF DESIGN
B		25OCT2024	BASIS OF DESIGN-FINAL

LICENSEE

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SCALE:	AS INDICATED	CHECKED BY:	
SHEET SIZE:	30x42	APPROVED BY:	

DRAWING TITLE

SITE PLAN

DRAWING NUMBER

C100

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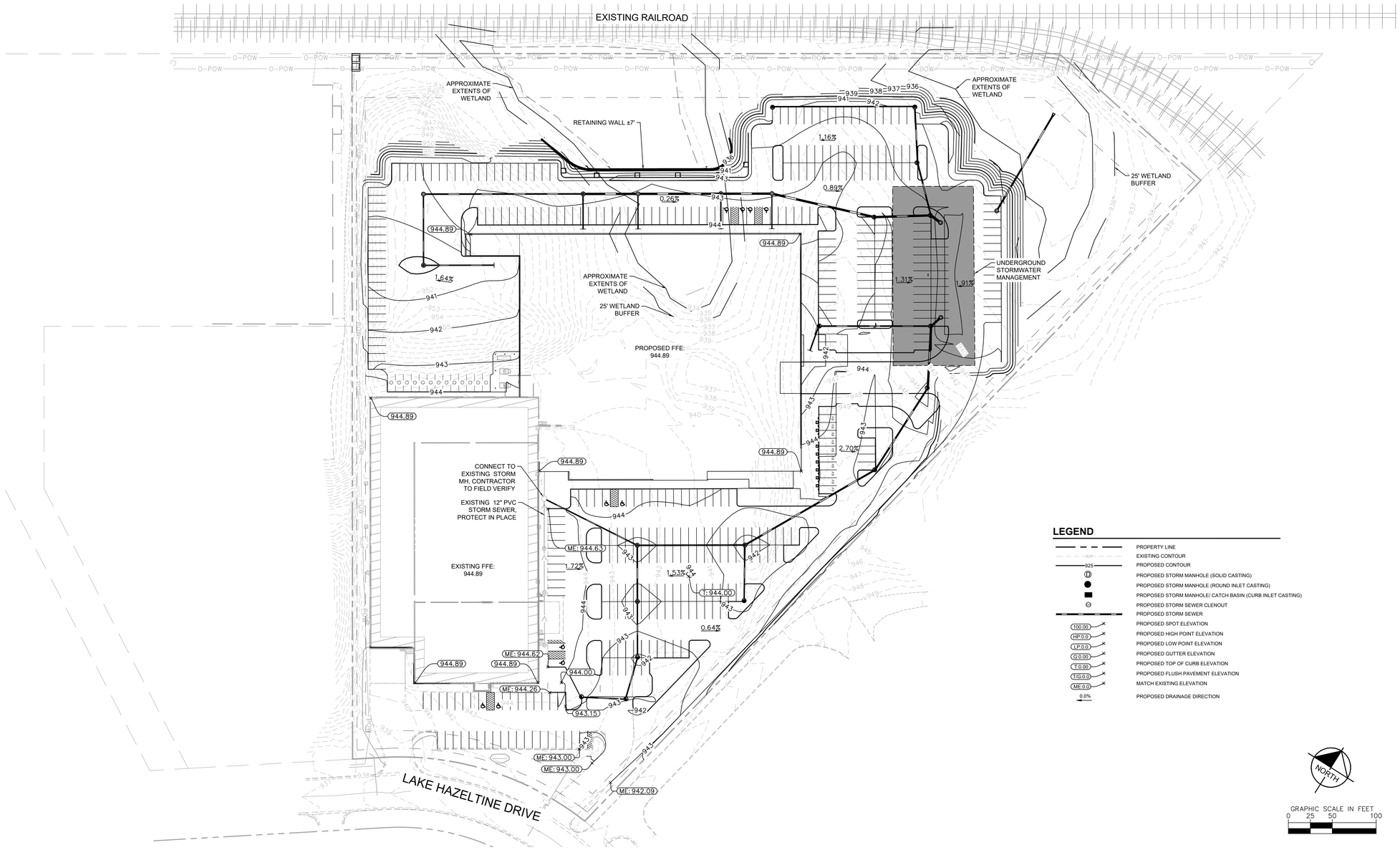

LEGEND

- PROPERTY LINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- PROPOSED STORM MANHOLE (SOLID CASTING)
- PROPOSED STORM MANHOLE (ROUND INLET CASTING)
- PROPOSED STORM MANHOLE/ CATCH BASIN (CURB INLET CASTING)
- PROPOSED STORM SEWER CLENOUT
- PROPOSED STORM SEWER
- PROPOSED SPOT ELEVATION
- PROPOSED HIGH POINT ELEVATION
- PROPOSED LOW POINT ELEVATION
- PROPOSED GUTTER ELEVATION
- PROPOSED TOP OF CURB ELEVATION
- PROPOSED FLUSH PAVEMENT ELEVATION
- MATCH EXISTING ELEVATION
- PROPOSED DRAINAGE DIRECTION

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

CRB Project Number 240396

CIVIL ENGINEER

Kimley»Horn

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767 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-645-4197
WWW.KIMLEY-HORN.COM

CLIENT

CONSULTING ARCHITECT/ENGINEER

CLARK, RICHARDSON AND BISKUP CONSULTING ENGINEERS, INC.
CRB ARCHITECTS-ENGINEERS P.C.
1251 NW BRIARCLIFF PARKWAY
SUITE 500
KANSAS CITY, MO 64116
PHONE: 816-880-9800
FAX: 816-880-9898

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GRADING PLAN

DRAWING NUMBER

C200

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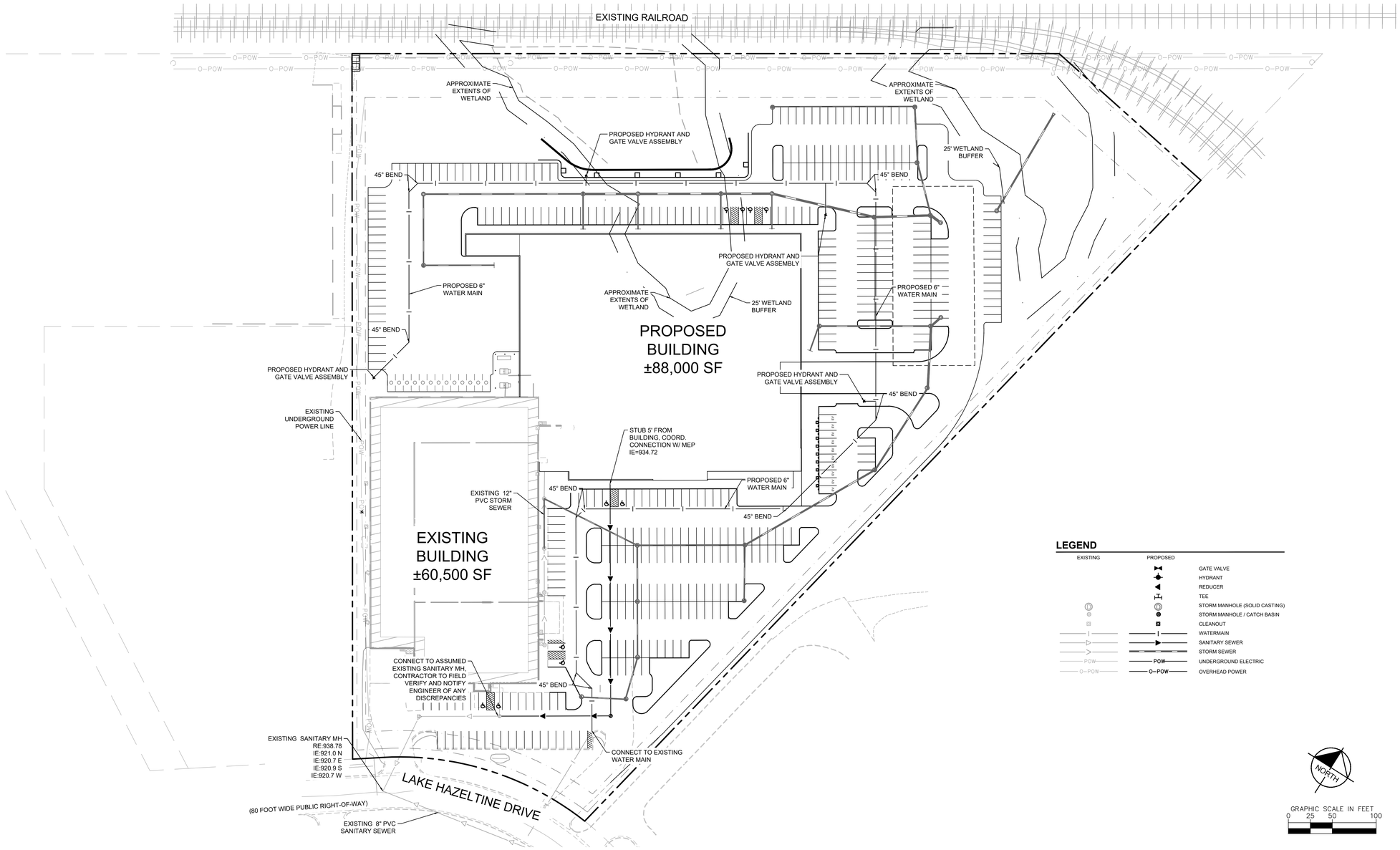

LEGEND

EXISTING	PROPOSED	
		GATE VALVE
		HYDRANT
		REDUCER
		TEE
		STORM MANHOLE (SOLID CASTING)
		STORM MANHOLE / CATCH BASIN
		CLEANOUT
		WATERMAIN
		SANITARY SEWER
		STORM SEWER
POW	POW	UNDERGROUND ELECTRIC
O—POW	O—POW	OVERHEAD POWER

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

CRB Project Number 240396

CIVIL ENGINEER

Kimley»Horn

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DRAWING TITLE

UTILITY PLAN

DRAWING NUMBER

C300

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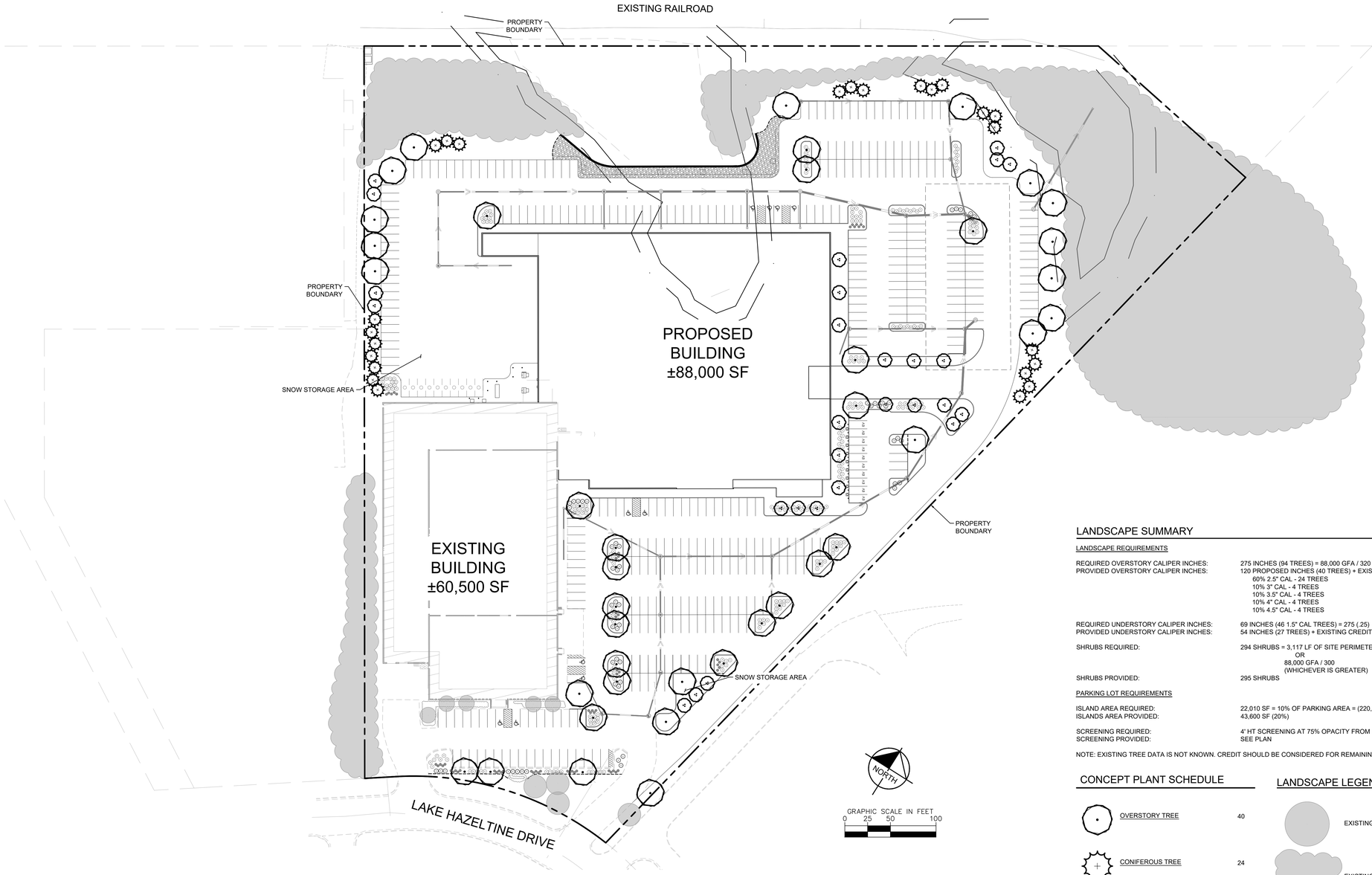

LANDSCAPE SUMMARY

LANDSCAPE REQUIREMENTS

REQUIRED OVERSTORY CALIPER INCHES:	275 INCHES (94 TREES) = 88,000 GFA / 320
PROVIDED OVERSTORY CALIPER INCHES:	120 PROPOSED INCHES (40 TREES) + EXISTING CREDIT INCHES TBD 60% 2.5" CAL - 24 TREES 10% 3" CAL - 4 TREES 10% 3.5" CAL - 4 TREES 10% 4" CAL - 4 TREES 10% 4.5" CAL - 4 TREES
REQUIRED UNDERSTORY CALIPER INCHES:	69 INCHES (46 1.5" CAL TREES) = 275 (.25)
PROVIDED UNDERSTORY CALIPER INCHES:	54 INCHES (27 TREES) + EXISTING CREDIT INCHES TBD
SHRUBS REQUIRED:	294 SHRUBS = 3,117 LF OF SITE PERIMETER / 30 OR 88,000 GFA / 300 (WHICHEVER IS GREATER)
SHRUBS PROVIDED:	295 SHRUBS

PARKING LOT REQUIREMENTS

ISLAND AREA REQUIRED:	22,010 SF = 10% OF PARKING AREA = (220,100 * .1)
ISLANDS AREA PROVIDED:	43,600 SF (20%)
SCREENING REQUIRED:	4' HT SCREENING AT 75% OPACITY FROM LAKE HAZELTINE DRIVE
SCREENING PROVIDED:	SEE PLAN

NOTE: EXISTING TREE DATA IS NOT KNOWN. CREDIT SHOULD BE CONSIDERED FOR REMAINING EXISTING TREES ON SITE.

CONCEPT PLANT SCHEDULE

OVERSTORY TREE	40
CONIFEROUS TREE	24
ORNAMENTAL TREE	27
DECIDUOUS SHRUB	240
CONIFEROUS SHRUB	55
ORNAMENTAL GRASS	67

LANDSCAPE LEGEND

- EXISTING DECIDUOUS TREE (TYP.)
- EXISTING TREE CANOPY (TYP.)
- EXISTING SHRUBS / PERENNIALS (TYP.)
- EDGER (TYP.)
- APPROXIMATE LIMITS OF IRRIGATION (TYP.)
- SEED EDGE, SEED ALL DISTURBED AREAS (TYP.)
- ROCK MULCH (TYP.)

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

CRB Project Number 240396

CIVIL ENGINEER
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PROJECT TITLE
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DRAWING TITLE
LANDSCAPE PLAN

DRAWING NUMBER
L100

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Life Sciences

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FAX: 816-880-9898

PROJECT TITLE

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

REV.	BY	DATE	DESCRIPTION
A	EEA	05NOV2024	CONCEPT SITE PLAN REVIEW

LICENSEE

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DRAWING TITLE

EXISTING SITE

DRAWING NUMBER

A1-00

SPACE FUNCTION LEGEND

- OFFICE
- MANUFACTURING ASSEMBLY
- WAREHOUSE
- AMENITY
- MANUFACTURING SUPPORT LABS
- BUILDING SERVICES
- SHELL
- ROOF BELOW

CLIENT

BECKMAN COULTER Life Sciences

CONSULTING ARCHITECT/ENGINEER

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PROJECT TITLE

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DRAWING TITLE

SPACE FUNCTION DIAGRAMS LEVEL 1

DRAWING NUMBER

A1-01

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SPACE FUNCTION LEGEND

- OFFICE
- MANUFACTURING ASSEMBLY
- WAREHOUSE
- AMENITY
- MANUFACTURING SUPPORT LABS
- BUILDING SERVICES
- SHELL
- ROOF BELOW

CLIENT

BECKMAN COULTER Life Sciences

CONSULTING ARCHITECT/ENGINEER

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OLIVE PROGRAM - TWIN HARDWARE EXPANSION

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DRAWING TITLE

SPACE FUNCTION DIAGRAMS LEVEL 2

DRAWING NUMBER

A1-02

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EXISTING BUILDING PHOTOS:

EXISTING SITE SIGNAGE

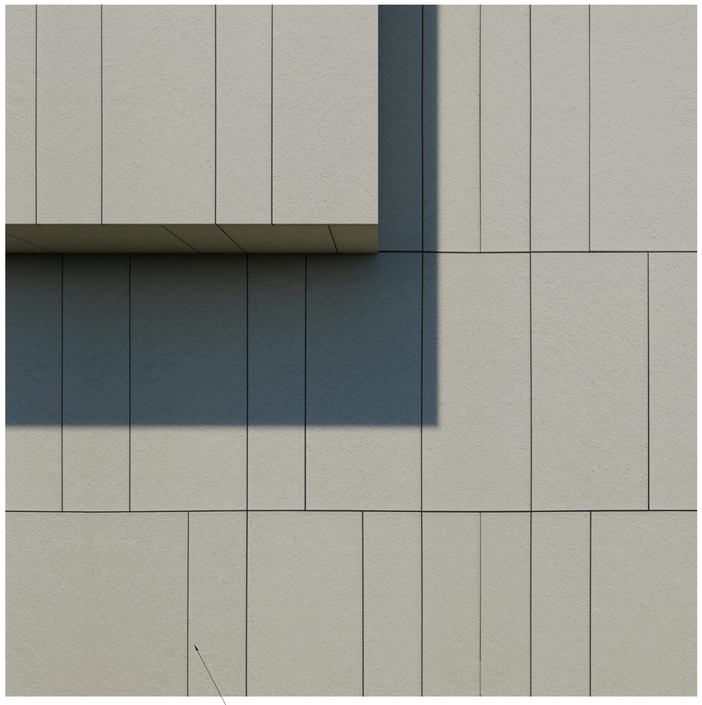
CURTAIN WALL ENTRANCE

METAL ENTRANCE FRAMING

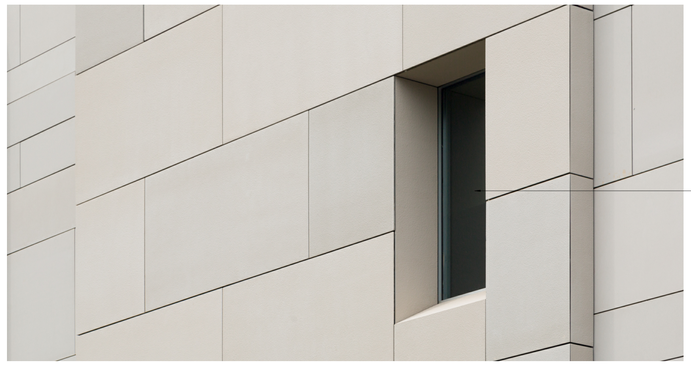
TILT-UP AND PRECAST CONCRETE FAÇADE

PUNCHED OPENINGS

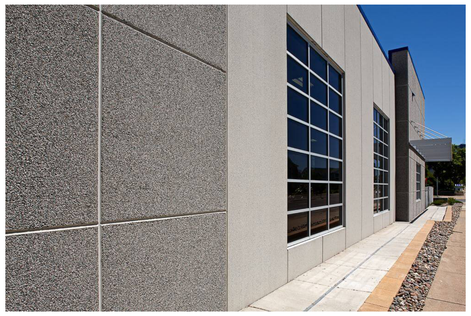
PRECEDENT IMAGERY:



PRECAST PANELS
WITH REVEALS



PUNCHED OPENINGS



GLAZED ENTRANCES

CLIENT

BECKMAN COULTER
Life Sciences

CONSULTING ARCHITECT/ENGINEER

CLARK, RICHARDSON AND BISKUP CONSULTING ENGINEERS, INC.
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PROJECT TITLE

OLIVE PROGRAM - TWIN HARDWARE EXPANSION

REV.	BY	DATE	DESCRIPTION
A	EEA	05NOV2024	CONCEPT SITE PLAN REVIEW

LICENSEE

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DRAWING TITLE

BUILDING MATERIALS
AND PRECEDENTS

DRAWING NUMBER

A1-03

EXISTING WITH BUILDING ADDITION, STREET VIEW

BUILDING ADDITION, PERSPECTIVE VIEW

CLIENT

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RENDERINGS

DRAWING NUMBER

A1-04

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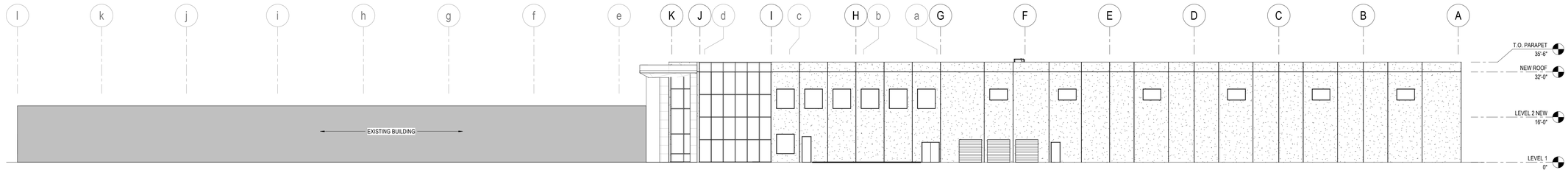
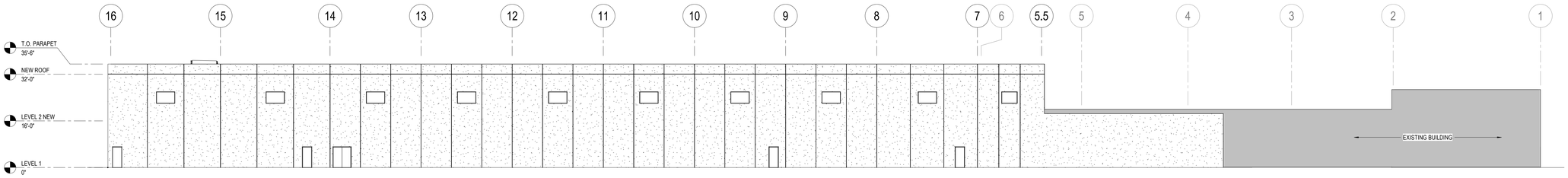
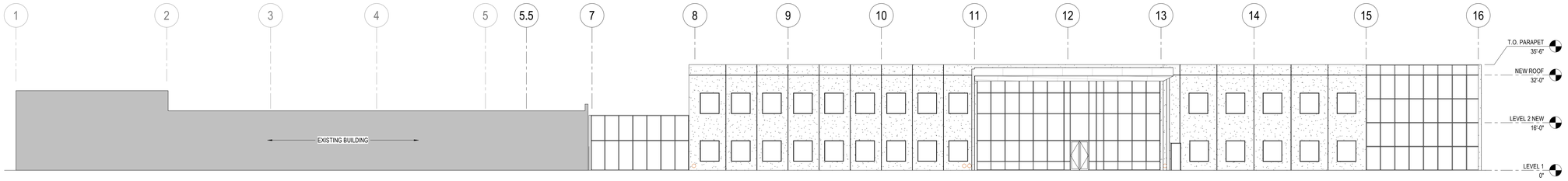


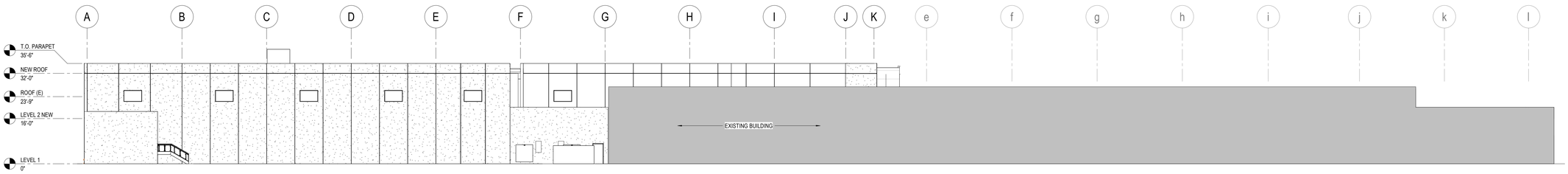
1 EAST EXTERIOR ELEVATION
1/16" = 1'-0"



2 NORTH EXTERIOR ELEVATION
1/16" = 1'-0"



3 SOUTH EXTERIOR ELEVATION
1/16" = 1'-0"



4 WEST EXTERIOR ELEVATION
1/16" = 1'-0"

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DRAWING TITLE

ELEVATIONS
NEW BUILDING ADDITION

DRAWING NUMBER

A1-05

CITY OF CHASKA LAND USE/DEVELOPMENT APPLICATION

DATE: 11/22/24 PLANNING CASE NUMBER: _____

APPLICATION/REQUEST FOR:	X	APPLICATION FEE	PROCESSING FEE	DATE PAID	RECEIPT NUMBER
Planned Development Districts					
Concept Plan/Rezoning	X	$1,256.95	$1,335.00	06NOV2024	
Preliminary Plat					
Final Plat (Account Codes A & C)					
Non PDD					
Concept Plan/Rezoning					
Preliminary Plat					
Final Plat					
Lot Consolidation/Division and Vacations (Account Codes A & C)					
Others					
Building/Site Plan Review					
Public Hearing Mailing List Fee			$131	06NOV2024	
Zoning/Comp Plan Amend.					
Other (Account Codes A & C)					
Permits					
Special (Conditional) Use Permit					
Variance					
Site Alteration Permit (HPC)					
Mining/Filling Permit (Account Codes B & C)					
Total Amount Due		$ $1,256.95 +	$ 1,466.00 +	Equals	$ 2,722.95

Location of Property: 316 Lake Hazeltine Drive

Legal Description of Property: Part of Tract D, Registered Land Survey No. 56 (Refer to Survey)

Existing Zoning: PMD 01 Use: Industrial

Description of Request: Proposed Building Expansion as Detailed in Project Narrative

Number of Acres: 12.90 Lots 1 Units _____

Owner Name: Beckman Coulter, Inc. c/o Amy Salisbury Phone: 952-448-4848

Street: 1000 Lake Hazeltine Drive City: Chaska State: MN Zip: 55318

Applicant Name: Clark, Richardson & Biskup Consulting Engineers, c/o Steven McKee Phone: 816-589-0138

Street: 1251 NW Briarcliff Pkwy, Suite 500 City: Kansas City State: MO Zip: 64116

Property Owner Signature: _____ Date: 11/25/24

Applicant Signature: _____ Date: 11/25/24
(if different than owner)

* Note: Time spent by the City's Planning, Engineering, Landscape Architect and/or Legal Consultants reviewing application materials will be billed directly with payment within 30 days of date of invoice.

**Account Codes for Office Use: A: 101-1710-3440 (Planning & Zoning Application Fees) B: 101-1710-3441 (Processing Fees)

*** S:\Work\Community Development\Forms

BECKMAN COULTER

Neighborhood Meeting

Property Address: 1000 Lake Hazeltine Drive, Chaska, Minnesota 55318 **Date:** October 22, 2024

Name (Please Print)	Phone or Email	Signature
Michael Hamilton	303-641-0950	
Brian Wurdeman	763-291-4009	
TRAVISE BEATON	646-573-1060	
Amy Salisbury	920-342-9639	
TERENCE WAUGH	678-617-7710	
Carol Gustafson	612-669-9504	
MichelleGeangel	9136694460	
Steven McKee	816 589 0138	

CRB_Consulting_Engineers

Meeting minutes

Meeting 1: Neighborhood Meeting - Oct 22, 2024 6:15 PM

Date: Oct 22, 2024 **Time:** 6:15 PM - 7:00 PM CDT **Meeting location:** Building 326 Conference Room

Invitees & Attendance

Organizers

Steven McKee (CRB Group)

Description

Neighborhood meeting to allow members of the community to ask questions regarding the design and construction of the proposed building addition to Beckman Coulter's Building 316.

Attendance:
Beckman Coulter: Terry Walsh, Travise Beaton, Michael Hamilton, Amy Salisbury, Carol Gustafson, Elaine, Jeff
CRB: Steven McKee, Michelle Gangel, Brian Wurdeman
Community: N/A

Meeting Discussion

Introductions

1. Beckman Coulter Team:
   Terry Walsh, Senior Vice President, Global Manufacturing Operations
   Amy Salisbury, Senior Director Operations
   Travise Beaton, Project Manager
   Michael Hamilton, CAPEX Program Manager

Open

Created on Oct 22, 2024 by Steven McKee **Last updated on** Oct 22, 2024 by Steven McKee

2. CRB Team:
   Michelle Gangel, Director, Operations
   Steven McKee, Senior Project Manager
   Brian Wurdeman, Civil Engineer

Open

Created on Oct 22, 2024 by Steven McKee **Last updated on** Oct 22, 2024 by Steven McKee

Q&A Summary

1. Who is Beckman Coulter? — Open
   Part of Danaher, a global science and technology leader
   Quick overview of company figures and statistics
   Diagnostic laboratory systems manufacturer

Created on Oct 22, 2024 by Steven McKee **Last updated on** Oct 22, 2024 by Steven McKee

2. What is the proposed project? — Open
   Potential expansion to existing Building 316, minor renovation to existing Building 316
   Utility and site improvements

Created on Oct 22, 2024 by Steven McKee **Last updated on** Oct 22, 2024 by Steven McKee

3. What are the benefits provided by this proposed project? — Open
   Access to Twin Cities educational institutions and its labor market
   Positive economic impact and job creation for 2025-2027 and beyond
   A sustainable and environmentally friendly manufacturing process
   A consolidated location for Beckman Coulter

Created on Oct 22, 2024 by Steven McKee **Last updated on** Oct 22, 2024 by Steven McKee

4. What will the proposed project look like? — Open
   The rendering in the presentation was shared with the group

Created on Oct 22, 2024 by Steven McKee

Meeting Summary

This meeting has no summary

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Adoption of 2025 Tax Levy and General/Enterprise Fund Budgets**

Prepared By: **Matthew Podhradsky, City Administrator**
Elise Durbin, Assistant City Administrator

Since August, the City Council has been reviewing both the 2025 General Fund as well as the Enterprise Fund budgets. On September 16, the City Council adopted Preliminary Tax Levy for the General Fund, and on December 2, the Truth in Taxation Public Hearing was held. The following report will look at the current budget environment as well as the impacts of the 2025 budget on residents.

Attached to this Staff Report are:
- 2025 General Fund Budget
- 2025 Enterprise Fund Budgets
- City Administrator's Budget Message

At the December 16 meeting, the Council will be asked to take action on the 2025 General Fund Budget, 2025 Enterprise Fund Budgets, and the 2025 Operational Tax Levy. The EDA will take action on the 2025 EDA Levy following the regular City Council meeting.

2025 General Fund and Operating Tax Levy

Budgeting Objectives

The budgeting process for the City starts by focusing on the budgeting objectives. The following objectives have been discussed with the City Council in the establishment of the 2025 budget:

- Utilize the current Tax Levy Policy: Limit tax levy growth to capture only new growth in community and expenditure inflation. Only increase the levy beyond this point if new service levels/assets are being added
- Support budgeting programs that help Chaska strengthen its mission of being "The Best Small Town in Minnesota"
- Maintain existing high-quality service levels
- Fully fund maintenance and replacement of our vehicles, equipment, and physical assets on a regular schedule to ensure sustainability of investments already made
- Fund new programs only after existing, necessary programs are funded
- Budget utilizing a plan that avoids draw-down of the City's General Fund Reserves and builds these reserve levels to a targeted level

- Fully fund the levy needs of the Street Reconstruction Program
- Develop a budget plan that is sustainable from a resource perspective to support service levels that residents expect

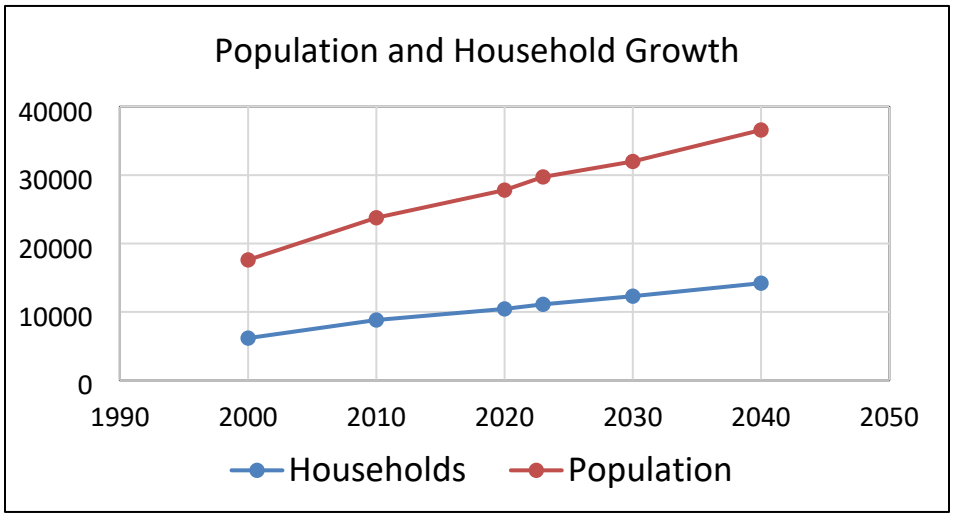
Comments on the Budgeting Objectives
This last objective was added during the 2019 budget process and led to the completion of a Staffing Study identifying gaps in staffing resource levels, and helping plan for as the community grows. The implementation of the staffing study was completed this year.

During the 2021 budget process, the General Fund Reserves Objective was expanded to include developing a plan to build up the General Fund Reserves balance to targeted levels that help maintain or improve the City's current bond rating. As we saw during the Auditor's report the past several years, this has been an area where great strides have been made with General Fund Reserves Balances continuing to increase as a percentage of the overall General Fund Budget.

Budget Environment for 2025

There are many factors in the economic environment that impact the City's 2025 budget recommendations. Understanding these factors, trends, and what may be expected in 2025 is important background.

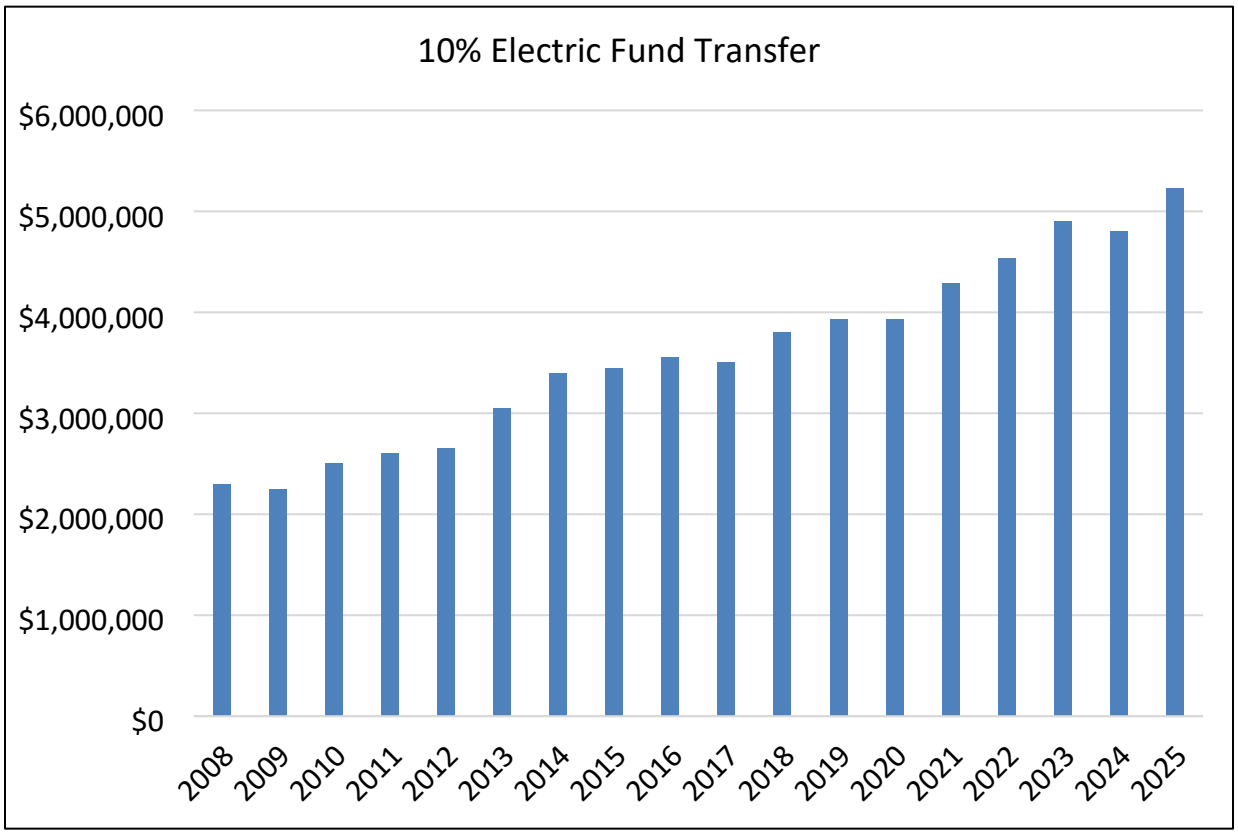
Population Growth



The City has and continues to see consistent population growth. The 2023 population estimate was 29,739, and it is anticipated that the city is now over 30,000. This growth is anticipated to continue through 2025 with the new housing units that are being constructed and are set to come online.

Electric Fund Transfer
Along with strong growth in building permit activity (discussed below), there has also been an increase in electric load in the community. Increases from expansions in the City's industrial businesses, as well as growth in residential usage have led to this overall increase.

Currently 10% of the City's sales revenue from the Electric Fund is established as a transfer to support General Fund activities. Of this, 5% is a right-of-way fee to the General Fund to support the Electric Fund's use of general city assets such as right of way, making it consistent with our other Franchise fees. The other 5% is a general transfer of dollars from the Electric Fund to the General Fund to help support services. This 10% total transfer has been a part of Chaska's General Fund budget for over 40 years. An additional $100,000 is also transferred and dedicated to increasing the General Fund balance.



Market Values

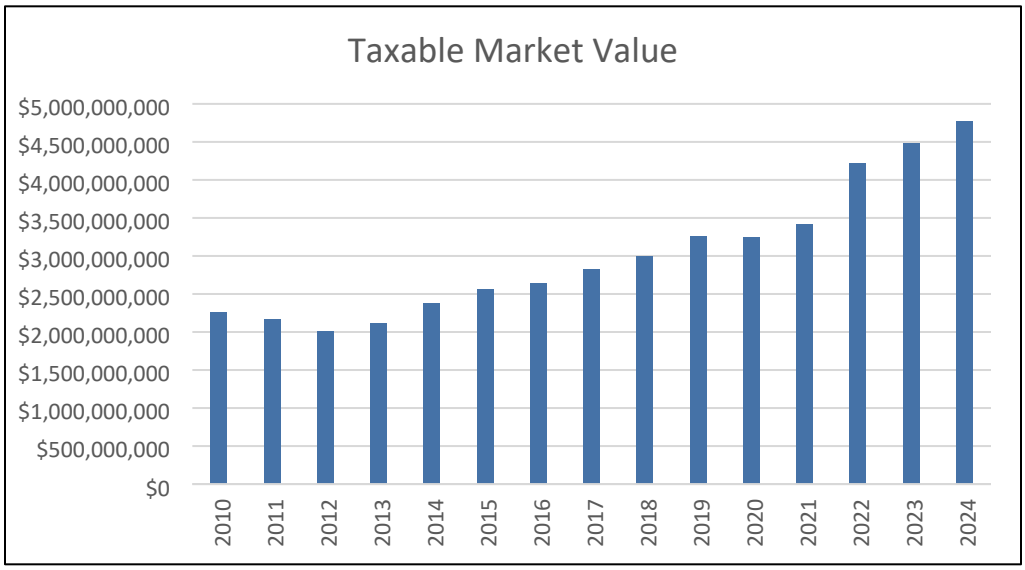
Market values in the City continue to increase, with a total increase of over 6% from 2023 to 2024.

	Residential	Commercial/Industrial	Apartment	Ag	Total
2024 EMV	**$3,691,789,600**	**$741,897,300**	**$373,697,500**	**$85,491,600**	**$4,892,876,000**
2023 EMV	**$3,500,587,900**	**$695,005,100**	**$310,560,500**	**$78,361,900**	**$4,584,515,400**
Total Value Change	$191,201,700	$46,892,200	$63,137,000	$7,129,700	$308,360,600
New Construction	**$97,188,600**	**$13,128,800**	**$53,942,000**	**$0**	**$164,259,400**
Market Change	$94,013,100	$33,763,400	$9,195,000	$7,129,700	$144,101,200
% New Construction	2.78%	1.89%	17.37%	0.00%	3.58%
% Market Change	2.69%	4.86%	2.96%	9.10%	3.14%
2024 Total % Change	**5.46%**	**6.75%**	**20.33%**	**9.10%**	**6.73%**

Key points about the market values beyond the total increase:

- 53% of market growth came from new construction. In 2023, this was only 40%. This increase shifts the tax burden away from existing properties.
- The largest growth was in the apartment sector where 600 new units were brought online in the last year.
- The distribution of market values is still primarily residential; however there was a shift to commercial/industrial which previously made up 9% of the distribution in 2023, but jumped to 15% of the total distribution in 2024. This also shifts the tax burden away from residential units.

Below shows the historical taxable market values for the city over the last 15 years.



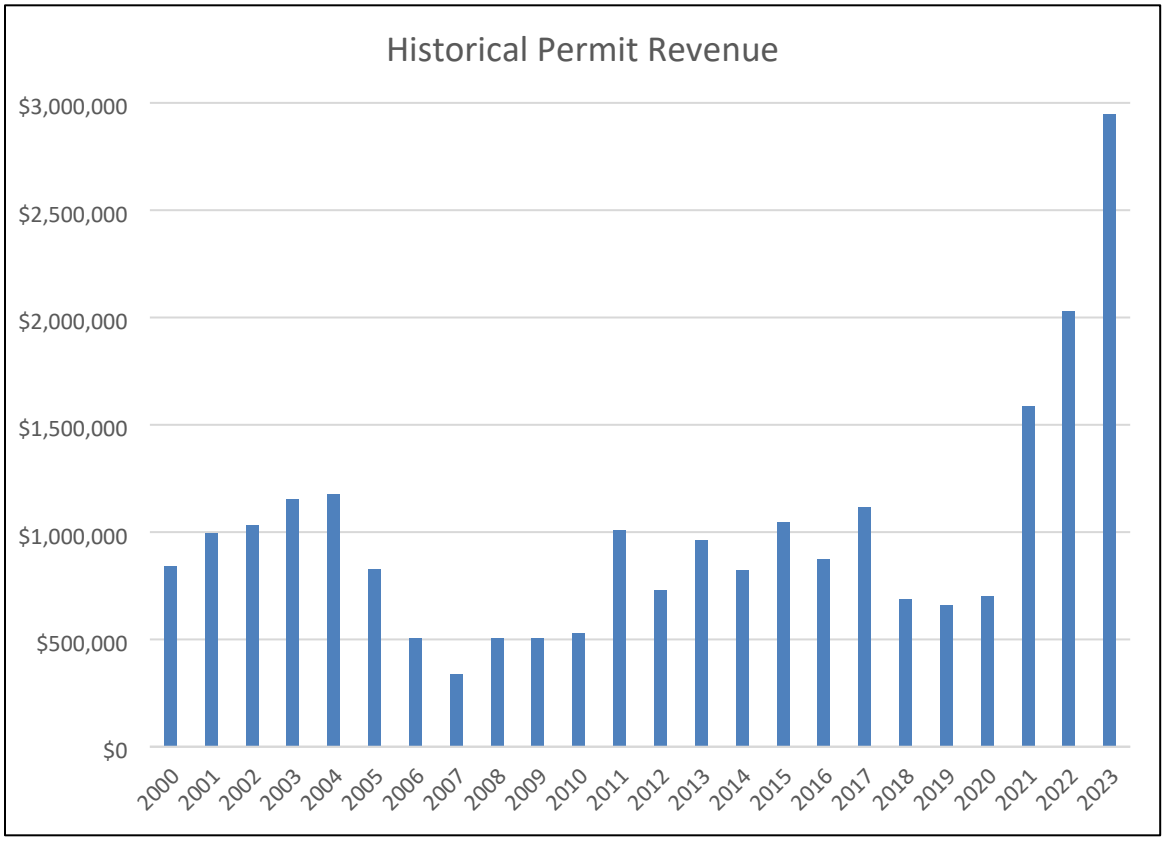
Building Permit Revenue

Building permits remain strong. While this is an area that can fluctuate, and therefore can be difficult to budget for, generally building permits in the city has remained relatively steady between $800,000 to $1M annually—the exception being during the Great Recession from 2007-2010.

More recently, the City has seen a steady increase in permits since 2020. In each year since then, there have been record numbers of permit revenue from $1.5M to $2.0M to $2.8M in 2021, 2022, and 2023 respectively. While 2024 will not reach the 2023 record, the revenue budgeted for 2024 was exceeded in August and will exceed $1.7M before the end of the year. Unlike the large projects in 2023, 2024's permit revenue was largely in housing and institutional rehab projects.

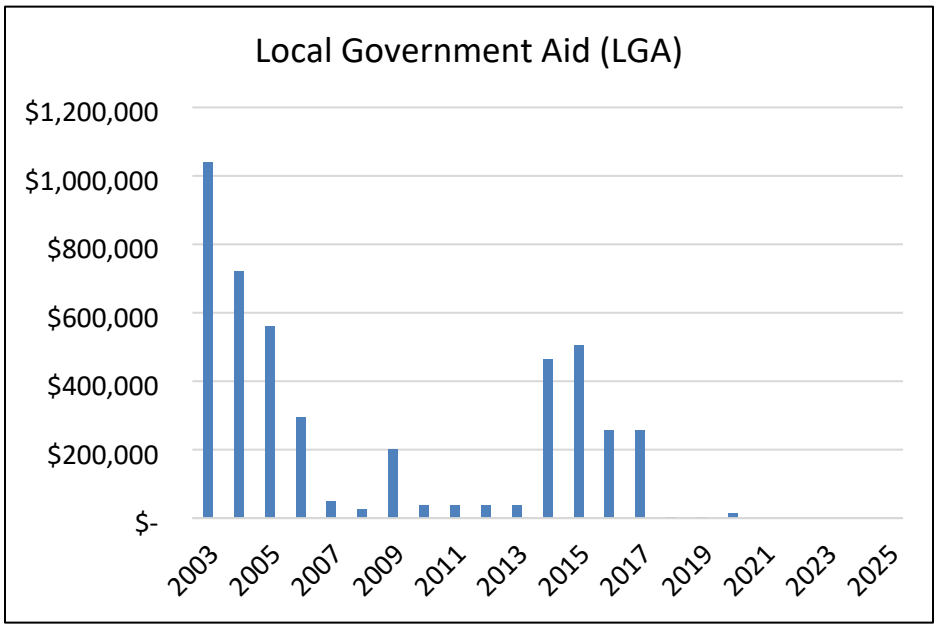
While building permit numbers have been high for several years now, it is important to be cautious on revenue projections for Building Permits, as losing one expected large project can have a significant impact on achieving budgeted revenues in any given year. While growth is expected in the community over the next year with many vacant residential lots still available to build on, as well as projects making their way through the planning process, Staff is being conservative in setting building permit revenue for the 2025 budget. Based on that, staff is recommending setting building permit revenue at a level of $1.325M.

The chart below illustrates historical building permit revenues.



Local Government Aid

One area important to understand from a context perspective is the loss of Local Government Aid (LGA). Between 2003 and 2007 the city lost $1M in LGA. And while there have been some years where LGA was received, it was sporadic, and by 2020 it was gone.



It is important to note that when the $1M was lost between 2003-2007, the City did not levy to replace any of this lost aid. While increasing market values during this same period helped to mitigate some of the loss in LGA, this permanent loss in aid was never fully recouped through other revenue sources. Because the funding was never replaced initially, it created issues (example: keeping up with appropriate staffing) and has impacted annual budgeting processes since. Beginning in 2018, the City began to levy back some of this reduction in LGA. Through the implementation of the Staffing Study, this has also helped to regain the funds that were lost through LGA.

While LGA is not expected by the City into the foreseeable future, in 2023, the Minnesota Legislature passed two programs that have and will provide state dollars into cities.

First, the State provided all local governments with one-time dollars to support Public Safety Needs (Police and Fire). In late 2023, the City received $1,222,269 for use on eligible public safety needs. The funds were not required to be used all within 2024, and while some funds have been spent, additional funds are expected to be spent in 2025. Examples of planned and completed expenditures include drones, replacement of radar equipment, and new AED implementation.

The second form of aid is a 1% metro sales tax created to address transportation/transit needs in the metro area, and at the same time provide dollars to support the development and preservation of affordable housing within metro area communities. In 2024, the city received $130,038. The 2025 amount is not yet known but anticipated to be at a similar level.

2025 Key Budget Items

Beginning in August, work sessions were held with the City Council to discuss the 2025 budget and set the preliminary levy. During those work sessions, there was discussion on the key budget items for 2025, and with the exception of the implementation of the Staff Study, which has now been completed, it was determined that the key budget items would remain the same as 2024.

1. Continued utilization of our tax levy policy
2. Continued implementation of our CAMP program
3. Continue implementation of our 4-year funding plan for our Building Improvement Program to address the deficiencies in our General Fund facilities, with 2025 being the third of four years to ramp up funding necessary to support this program.

1. Establishing tax levy based on policy

For three decades, the City of Chaska had a policy in place for the establishment of the annual tax levy for the City. This policy stated that the City's objective was to have a constant tax rate, and the levy would increase annually based on the increase in tax capacity in the community over the past year. For instance, if the tax capacity (which is based on market values) increased by 5% in any given year, the levy would be recommended to be increased by 5%, which would keep our tax rate the same. Theoretically, if a resident's property stayed the same in value from one year to the next, the taxes on their property would not increase. They would only increase if there was an increase in valuation.

In 2015, the Council officially changed the policy to have the levy increase reflect the actual items that have a direct impact on the cost of services the city provides: new growth, inflation, and the addition of any new programs to the budget.

New growth: 3.58%
Inflation: ~5%
Increase: 8.76%

The only other increase would come from any additional services/new items being introduced in the Budget for the upcoming year.

Increasing the levy by 8.76% generates resources to fund existing services in the community. The tax impact for the median-valued home in the community ($390,000) is $4.50 per month to only address baseline services in the 2025 tax year.

2. Continued implementation of our full Capital Asset Maintenance Program (CAMP)

Since 2012, the City has seen the importance of reinvesting back into the assets in the community to keep them in good condition.

In 2013, a study of the city's assets was done, and it was determined that in our General Governmental Services there was an annual $1M shortfall to being able to properly fund the replacement of the city's assets, such as parks, road, and trails. To address this, the Council

implemented the CAMP program over a four-year period, increasing revenues to the program by $250,000 each year until fully implemented. In 2017, this ramp up of revenue was completed and has since provided $1M annually towards CAMP activities.

With the full $1M in CAMP fully incorporated into the baseline tax levy model (meaning there is no additional tax impact beyond the $4.50/month for the median valued home), the following projects are planned for in 2025:

- $757,000: Street Overlay (Hundertmark West, Brinkhaus, Isabella, and Town Course Heights)
- $60,000: Trail Resurfacing (3 miles)
- $160,000: Hickory Street Playground

The CAMP program aims to properly take care of the assets that have already invested into. This existing infrastructure is critical to take care of so more money is not spent in the future replacing things that could have been preserved if properly maintained.

3. Building Improvement Program

The past three years of budgeting has included discussion in implementing the Building Improvement Program to help address the lack of space and conditions of the City's General Fund buildings across the community, including:

- Public Safety (Police and Fire)
- Municipal Services Building (Public Works, Water/Sewer, Electric, Storm Water, Mechanics)
- New Library
- City Hall

The above facilities are all (or nearly) 30 years old with little investment. These buildings have not increased in size to accommodate new employees or new equipment added as the community has grown.

To address this issue, the City hired architects at Leo A Daly and the construction management firm of RJM Construction to complete the following tasks:

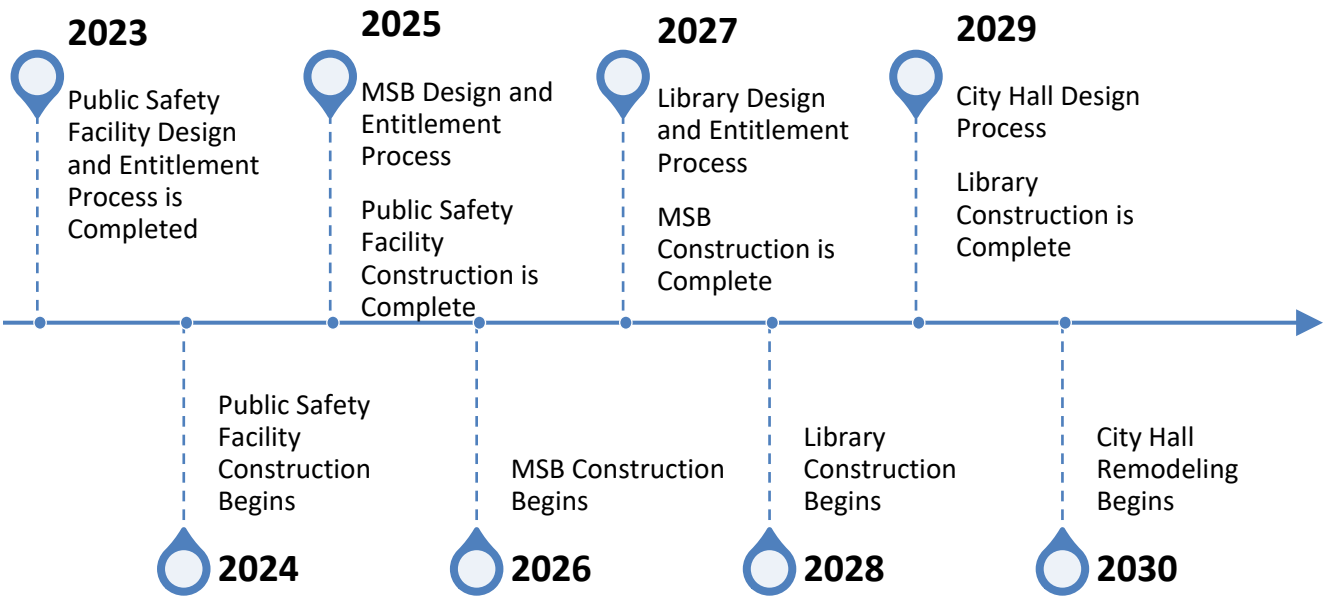
- Identify the square footage needs of every General Fund Department
- Develop a Concept Plan to address each of the department's needs
- Develop conceptual pricing to accomplish implementing these building recommendations

The findings of this study were presented to the Council in 2022 as this plan was being considered, along with recommendations for how to fund these facility needs. The total estimated costs to address the needs of each of these facilities was $121.5M, which would create an annual debt service need of a little over $6.86M per year, with $4.5M attributed to General Fund costs, and $2.36M attributed to costs from Enterprise Funds (Electric, Water/Sewer, and Storm).
As discussed, investing in the facilities over time has been challenging. One reason is because the original facilities were funded with one-time dollars. Additionally, the city's tax levy has historically been very low giving few unused resources. Hence, a new source of funds needed to be looked to in order to fund these improvements.

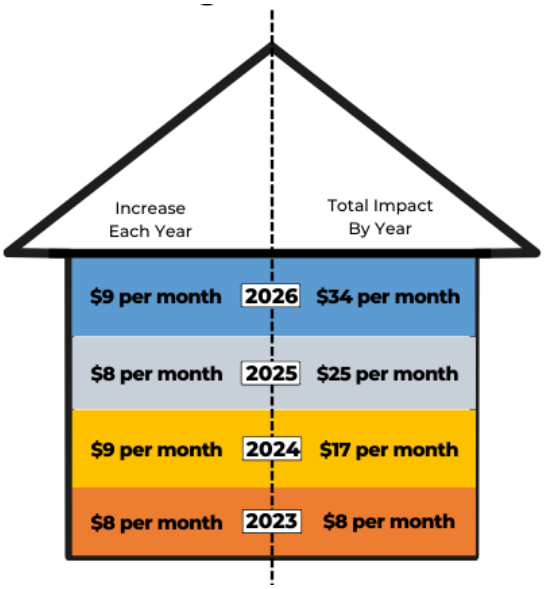
With the size of the program, it was determined that the entire impact could not come all at once. So, in 2023 the Council moved forward to fund this program over a four-year period, with the tax levy needing to increase by $1.125 million for each of the four years of the program. Increasing this over a four-year period not only helps spread this increase over time, but also matches up with the pace at which the improvements could be implemented, as there is only enough capacity to take on one facility every other year.

With the 2023 budget, the Council moved forward with funding the first year of the plan. With this, staff moved forward with the design work on a new Public Safety Facility in 2023. That design work was completed, and with the Council approving the second year of the funding with the 2024 Budget, construction was able to begin. Construction on the Public Safety Facility is anticipated to be complete by the end of 2025.

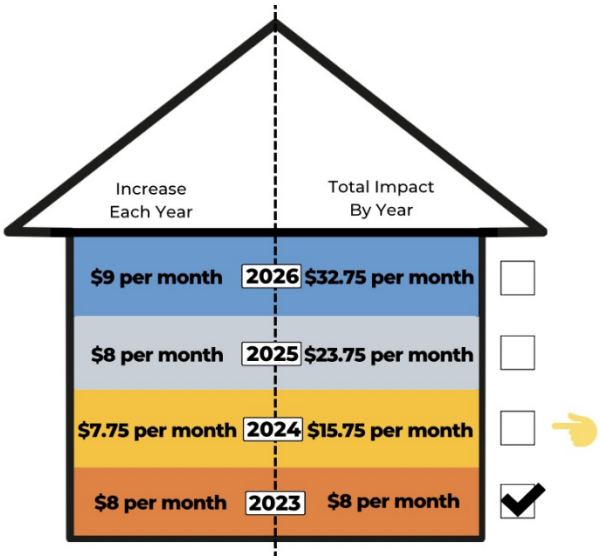
The timeline for all the facilities is shown below, assuming implementation of the third (2025) and fourth (2026) years of the tax levy increase.



Since 2022, a significant amount of public engagement has and continues occurred to educate residents on the need for the program and also what they can expect from a tax impact perspective. Each year, the impact amount is adjusted, and as has been seen so far, the total impact is less than was originally planned at the start of the program. The graphics below illustrate what was estimated for the 2023 and 2024 budgets, and what is now estimated for the 2025 budget.

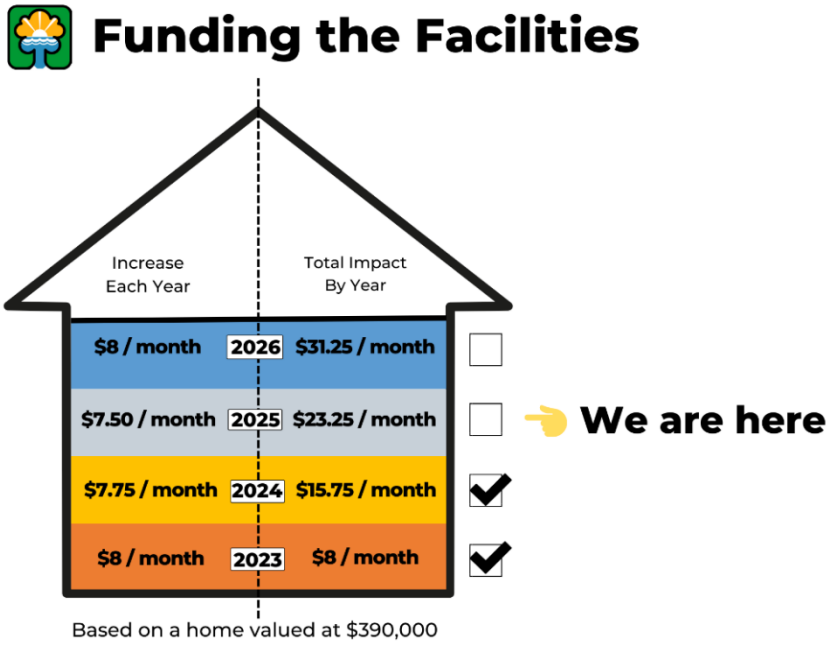


Impacts estimated in 2023 budget



Impacts estimated in 2024 budget

2025 estimated impacts to a median value home of $390,000



Other Budget Items of Note:

Besides the major initiatives above, it is important to note a few items that are included in this year's budget to keep up with service level needs and are included in the baseline tax levy increase described above (#1):

Item	Amount
Summer intern (Parks & Recreation)	$5,000
Replacement kiln (Parks & Recreation	$9,000
Increased training (Human Resources)	$9,000
Annual health screenings (Fire)	$4,000
Uniforms—increase to existing (Fire)	$5,000
First Due Software (Fire)	$15,000
Training-increase to existing (Fire)	$9,500
AED maintenance (Fire)	$2,000
FT Evidence Tech-increase from PT (Police)	$33,000
Mandated mental wellness checks (Police)	$7,000
Scanning files from paper to electronic (Engineering)	$50,000
Compensation Study (Human Resources)	$90,000*
Tractor (Public Works)	$110,000
Trailer (Public Works)	$22,000
Marked Patrol Car	$56,000

*About 2/3 will come from the General Fund, the remaining from Enterprise Funds

All these items are included in the budget with no additional tax levy impact. Some of these items are new expenditures to address our growing service level demand.

2025 Revenues and Expenditures

Below are the proposed Revenues and Expenditures for the 2025 General Fund Budget

Revenues

	2023 Actual	2024 Budget	2025 Budget	Increase	%Increase
Property Tax	$10,565,683	$13,358,797	$15,797,690	$2,438,893	18.3%
Elec/GasFranchise Fees	5,234,171	5,264,000	5,627,000	$363,000	6.9%
Other Franchise Fees	291,424	314,150	280,000	($34,150)	-10.9%
License and Permits	2,870,710	1,135,098	1,326,260	$191,162	16.8%
Other Revenues	3,629,600	3,683,728	3,736,947	$53,219	1.4%
Admin Charges to Funds	4,803,302	5,093,000	5,438,550	$345,550	6.8%
Total Revenue	$27,394,890	$28,848,773	$32,206,447	$3,357,674	11.6%

Expenditures

Department	2023 Actual	2024 Budget	2025 Budget	Increase	%Increase	Notes
Council	$145,368	$199,486	$200,221	$735	0.37%	
Communication	$193,496	$354,330	$356,475	$2,145	0.61%	
Administration	$941,510	$1,049,096	$1,040,195	-$8,901	-0.85%	
Human Resources	$451,178	$492,336	$620,995	$128,659	26.13%	*Due for Compensation Study which is $50,000*
Elections	$19,084	$40,783	$0	-$40,783	-100.00%	*There are no elections we provide in 2025*
Admin Serv-Finance	$1,838,502	$2,022,258	$2,207,636	$185,378	9.17%	*Staffing Study position receiving full funding in 2025*
Admin Serv-IS	$1,232,010	$1,318,518	$1,481,759	$163,241	12.38%	*Staffing Study position receiving full funding eg 2025*
Legal	$144,757	$140,000	$145,000	$5,000	3.57%	
Community Dev.	$470,387	$590,700	$588,387	-$2,313	-0.39%	
Engineering	$680,231	$657,531	$739,858	$82,327	12.52%	*$50,000 for document scanning*
City Hall Bldg	$222,366	$235,505	$227,666	-$7,839	-3.33%	
Building Maint Div	$708,878	$967,283	$838,262	-$129,021	-13.34%	
Unallocated	$300,000	$300,000	$300,000	$0	0.00%	
Police	$6,590,305	$6,791,993	$7,425,948	$633,955	9.33%	*Staffing Study position receiving full funding in 2025*
Fire	$2,670,941	$2,929,751	$3,253,537	$323,786	11.05%	*Assistance Chief Full Funding in 2025, and training increased to reflect actuals*
Building Inspection	$1,075,316	$1,030,044	$962,198	-$67,846	-6.59%	
Public Works Admin	$409,017	$459,911	$479,228	$19,317	4.20%	
Streets	$1,748,564	$2,056,646	$2,222,304	$165,658	8.05%	*CAMP dollars towards Street Overlay*
Snow Removal	$398,988	$322,861	$382,119	$59,258	18.35%	*Staffing Studay position receiving full funding in 2025*
MSB Building	$213,062	$261,792	$410,129	$148,337	56.66%	*Roof on MSB in need of replacement*
Park Maintenance	$1,541,656	$1,506,325	$1,661,780	$155,455	10.32%	*Playground Improvements as part of CAMP*
ISD 112 Maint	$23,603	$38,199	$36,667	-$1,532	-4.01%	
Tree Control	$68,234	$85,293	$86,239	$946	1.11%	
Parks Admin	$677,469	$771,513	$804,648	$33,135	4.29%	
Parks Special Events	$196,899	$170,995	$208,789	$37,794	22.10%	*Shifting Park and Rec expenses from CCC to General Fund*
Parks Youth	$382,607	$383,820	$416,592	$32,772	8.54%	*Shifting Park and Rec expenses from CCC to General Fund*
Park Senior	$220,735	$226,278	$274,490	$48,212	21.31%	*Shifting Park and Rec expenses from CCC to General Fund*
Parks Adult	$77,872	$87,210	$88,911	$1,701	1.95%	*Shifting Park and Rec expenses from CCC to General Fund*
Firemen's Park	$114,803	$122,053	$110,374	-$11,679	-9.57%	
Parks Skating Rink	$4,670	$12,612	$5,542	-$7,070	-56.06%	
Unallocated	$3,632,382	$3,223,651	$4,630,498	$1,406,847	43.64%	*Building Improvement Plan Dollars*
Total	$ 27,394,890	$ 28,848,773	$ 32,206,447	$3,357,674	11.64%	

Impact of Proposed Maximum Tax Levy for 2025

The following is an illustration of the impact of taxes in for 2024 for the Median-Valued home in Chaska compared to what is being proposed for 2025:

2025 General & EDA Levy: $21,037,556
Increase from 2024: 15.88%

Median Home Value in 2023: $379,100
City Taxes Payable in 2024: $1,379

Median Home Value in 2024: $390,000
City Taxes Payable in 2025: $1,523

Increase of $144/year ($12/month) or 10.44%
Baseline (tax levy policy): $54
CAMP: $0
Building Program: $90

Comparison to Other Communities

Based on what was discussed above, the proposed total tax levy for 2024 is $21,037,556. This levy amount not only includes the General Fund Levy, but also includes the Equipment Acquisition Fund Levy, the EDA levy, and the Mt. Pleasant Cemetery Levy. There is also a Tax Abatement Levy, but this is generated directly from the project that it is meant to support and does not impact what residents pay, just like tax increment financing.

Rank	City	Total 2024	Population	Total Tax Levy Per Capita
1	Golden Valley	$ 33,411,310	22,305	$ 1,498
2	Wayzata	$ 6,407,122	4,549	$ 1,408
3	Oak Park Heights	$ 6,676,680	4,820	$ 1,385
4	Orono	$ 9,415,100	8,383	$ 1,123
5	Mendota Heights	$ 12,889,319	11,670	$ 1,104
59	Maple Grove	$ 44,105,600	71,676	$ 615
60	Woodbury	$ 48,372,932	78,740	$ 614
61	Rosemount	$ 16,501,479	26,965	$ 612
62	Chaska	$ 18,154,194	29,739	$ 610
63	Circle Pines	$ 3,049,945	5,055	$ 603
64	Blaine	$ 43,909,600	73,546	$ 597
65	Shoreview	$ 16,335,747	27,369	$ 597
80	East Bethel	$ 6,290,600	11,992	$ 525
81	Lauderdale	$ 1,110,179	2,275	$ 488
82	White Bear Lake	$ 12,003,000	24,617	$ 488
83	Falcon Heights	$ 2,700,072	5,640	$ 479
84	North Oaks	$ 2,476,679	5,570	$ 445

This chart above shows the comparison of 2024 levies per capita of the top five cities, the bottom five cities and the ones with similar impacts as Chaska. With the 2024 levy the City continues to be the 62nd lowest tax levy per capital in the metro area, which puts us in approximately the lowest quarter of all cities in the Metro area for our tax levy per capita.

Enterprise Fund Budgets

Throughout October and November, Council spent time reviewing each of the city's Enterprise Funds and five-year financial analyses, including:

- Chaska Community Center
- Chaska Town Course
- Chaska Curling and Event Center
- The Loop Golf Course
- Chaska Electric
- Chaska Water and Sewer
- Chaska Storm Sewer

Included in the attached City Administrator's Budget Message are the 2025 proposed Enterprise Fund Budgets. Each fund has a summary, and recommendations on any changes that are being recommended for fees/rates within each fund. It should be noted that the action taken with this item will just be to set the budgets for each of these funds. There will be separate action taken to set the rates in each of the Enterprise Funds that need rate adjustments.

Chaska Community Center (CCC)

In 2025, the CCC will be in its 34th year of operation and annually draws approximately one million visitors to the facility. Key budgeting considerations for 2025 include:

- There continues to be a gap in the operating costs of the CCC that raising rates and cutting costs alone will not solve.
- The facility is aging and there are improvements that need to and should be made.
- For many years the CCC budget subsidized Park and Recreation services that would normally be covered by the General Fund.
- Continue to address issues over a period of time so there are not dramatic impacts to users of the facility.

Memberships

Memberships at the CCC have remained steady post-pandemic with seasonal dips in membership during the summer. Habits developed during the pandemic, such as working out at home or utilizing low-cost fitness centers, have continued to stick and are likely contributing to what continues to be seen. Membership has still not rebounded to the peak in early 2020, but has at least held steady.

In an effort to look at different options to gain new members, a dual membership category was added in 2024. This was done to provide a membership level between a single and a family membership. With many young couples and empty nesters in the community, this gives an additional option for residents to consider. For 2025, a 3-4% increase in membership rates is being planned. This increase will ensure that the CCC remains competitive with similar facilities, but still offers good value for customers.

Facility

As the CCC continues to age, there continues to be capital improvements that need to be made. For many years, the $865,000 of annual depreciation was never properly funded, and because of this, reinvesting into the facility has lagged. There is approximately $2.1M of improvements that are overdue for replacement. For 2025, there are $278,000 of planned improvements, including:

Project	Cost
Ice Arena water softeners	$25,000
Replacement of Rooftop units 2 & 3	$108,000
Brick City Room tables & chairs	$20,000
Indoor playground structure	$125,000

Other Considerations

With the continued need of capital replacement and having General Fund Park and Recreation services in the CCC Budget, a ten year plan was developed and began implementation in 2024. The goal is to spread the impact over time so there is not a dramatic impact on residents. For details on this plan are included in the City Administrator's Budget Message.

Below are the proposed Revenue and Expenditure Budgets for the CCC in 2025:

	Actual	Budget	Budget		%
REVENUES	2023	2024	2025	Change	Change
Member/Admis/Rental	$1,597,750	$1,636,072	$1,687,767	$51,695	3.16%
Community Room	$65,576	$90,000	$80,000	($10,000)	-11.11%
Craft Rooms	$18,104	$24,000	$24,000	$0	0.00%
Fitness Programs	$26,080	$75,000	$50,000	($25,000)	-33.33%
Gym	$22,004	$35,000	$25,500	($9,500)	-27.14%
Ice Arena	$895,402	$966,273	$956,854	($9,419)	-0.97%
Maintenance	$22,750	$38,031	$25,000	($13,031)	-34.26%
Wellness-PT	$31,513	$80,000	$40,000	($40,000)	-50.00%
Play & Daycare Room	$19,140	$114,000	$116,280	$2,280	2.00%
Swimming Pool	$35,108	$35,000	$36,000	$1,000	2.86%
Swim Lessons	$103,028	$219,240	$200,000	($19,240)	-8.78%
Theater	$46,187	$56,700	$57,800	$1,100	1.94%
The Lodge	$4,088	$20,400	$15,000	($5,400)	-26.47%
General Facility Revenue	$225,754	$0	$0	$0	0.00%
Vending	$27,663	$11,000	$11,000	$0	0.00%
Misc.	$60,113	$361,972	$616,801	$254,829	70.40%
Total Oper Rev	$3,200,260	$3,762,688	$3,942,002	$179,314	4.77%
Non-operating					
Self Insurance (CIP)		$389,000	$353,665	($35,335)	-9.08%
Utility Funds	$322,303	$814,524	$861,000	$46,476	5.71%
Total Non oper	$322,303	$1,203,524	$1,214,665	$11,141	0.93%
TOTAL REV	$3,522,563	$4,966,212	$5,156,667	$190,455	3.84%

	Actual	Budget	Budget		
EXPENSES	2023	2024	2025	Increase	%
Admin	$ 815,099	$ 944,884	$ 937,082	$ (7,802)	-0.83%
Front Desk	$ 229,736	$ 185,157	$ 231,828	$ 46,671	25.21%
Well- Prog	$ 13,289	$ 12,000	$ 16,632	$ 4,632	38.60%
Ice Arena	$ 213,621	$ 237,459	$ 257,425	$ 19,966	8.41%
Maintenance	$1,617,300	$1,621,393	$1,859,034	$ 237,641	14.66%
Personal Train	$ 35,215	$ 38,141	$ 41,366	$ 3,225	8.46%
Wellness Add	$ 287,511	$ 304,908	$ 315,030	$ 10,122	3.32%
Play/Daycare	$ 95,100	$ 108,024	$ 98,987	$ (9,037)	-8.37%
Swim Pool	$ 585,890	$ 633,138	$ 631,436	$ (1,702)	-0.27%
Theater	$ -	$ 7,641	$ -	$ (7,641)	-100.00%
Lodge	$ 900	$ 4,372	$ 3,232	$ (1,140)	-26.08%
Gen Facility	$ 49,464	$ 311,230	$ 191,385	$ (119,845)	-38.51%
Depreciation	$ 882,470	$ -	$ -	$ -	0.00%
Debt Service	$ 119,842	$ 556,905	$ 573,230	$ 16,325	2.93%
Other	$ 632	$ -	$ -	$ -	
Expenses	$4,946,069	$4,965,252	$5,156,667	$ 191,415	3.86%

Chaska Town Course (CTC)

In 2024, the CTC again saw a high number of rounds played, which continues the trend seen since 2020. In addition, leagues were full and the CTC played co-host to the U.S. Amateur. Looking to 2025, key budgeting considerations include:

- Budgeting for 37,000 rounds (5-year average of >39,000 rounds)
- Plan for a 50/50 split of resident and regular rounds
- Greens fees and carts
- Reinvestment back into the course

Resident and Regular Rounds

One objective of the CTC is to provide an economic benefit for our residents to play a "high-end" course. When the course opened 30 percent of rounds were by Chaska residents and the residents received a large discount. The number of resident rounds has grown to approximately 50 percent in recent years. After seeing this increase in resident rounds, and how the resident discount of 37 percent was financially unsustainable, feedback sessions were held in 2019 and recommendations developed on how to close the gap to make sure the course remained financially sustainable.

A new target was set in 2020 that by 2029 residents get a 20 percent discount on weekends, and a 25 percent discount on weekdays. Cart rental to remain competitive with market for both residents and non-residents. 2025 will be sixth year of implementation, and there will be a resident discount of 31 percent on weekdays and 22 percent on weekends.

2025 Rates

One of the key objectives for the CTC is to maintain rates comparable to other high end golf courses. For 2025, rates are recommended to increase by the following:

- $2 increase for regulars for both weekday and weekend
- $2.50 increase for residents for weekdays (31% discount)
- $3 increase for residents for weekends (22% discount)
- $2 increase for carts

When looking at how this compares to other high end courses, the increase in rates will continue to keep the CTC competitive.

Course	WD 18 Hole GF	WE 18 Hole GF	18 Hole Cart	Twilight GF	Twilight Cart
Edinburgh	$50.00	$60.00	$20.00	$39.00	$15.00
Stoneridge	$115.00	$125.00	$25.00	$89.00	$10.00
The Wilds	$95.00	$95.00	$20.00	$60.00	$20.00
Meadows at Mystic	$120.00	$135.00	Included	$90.00	Included
Rush Creek	$135.00	$135.00	$25.00	$89.00	$25.00
Troy Burne	$110.00	$110.00	$25.00	$85.00	$20.00
Legends	$130.00	$130.00	Included	$95.00	Included
Average	$107.86	$112.86	$23.00	$78.14	$18.00
2024 CTC Regular	$76.00	$82.00	$21.00	$59.00	$16.00
2025 CTC Regular	$78.00	$84.00	$23.00	$61.00	$23.00
2024 CTC Resident	$55.00	$63.00	$21.00	$49.00	$16.00
2025 CTC Regular	$58.00	$65.50	$23.00	$52.00	$23.00
% Discount Resident vs. Regular (2025)	30.95%	22.02%			

There are no changes to staffing for 2025, but the following capital improvements are planned:

- Irrigation satellites: $40,000
- CTC Parking lot (1/2 will be completed in 2025 and the other in 2026): $125,000

Additionally, the following equipment purchases are planned:

- Beverage Cart: $9,000
- Fairway Mower: $56,000
- Fairway Aerifiers: $35,000
- Fairway Blowers: $11,000
- Mini Loader: $15,000
- Range Tractor: $20,000
- Stand-on Fertilizer Spreader: $10,000
- Toro GTX Vehicle: $26,000
- Walksgreen Mower: $25,000

Based on the assumptions that were utilized above, below is the CTC Revenue and Expense projections for 2025.

	Actual	Expected	Budget	Budget	Change	Change
Revenues	2023	2024	2024	2025		
Green fees	$ 1,940,740	$ 1,988,380	$ 1,984,000	$ 2,002,000	$ 18,000	0.91%
Driving range	$ 179,635	$ 177,994	$ 170,000	$ 185,000	$ 15,000	8.82%
Member fees	$ 102,691	$ 102,093	$ 95,000	$ 105,000	$ 10,000	10.53%
Sale of supplies	$ 284,954	$ 345,564	$ 226,125	$ 250,000	$ 23,875	10.56%
Concessions	$ 52,815	$ 57,557	$ 50,000	$ 60,000	$ 10,000	20.00%
Cart rental	$ 410,527	$ 374,378	$ 430,000	$ 401,000	$ (29,000)	-6.74%
Misc	$ 416,820	$ 33,116	$ 237,275	$ 417,000	$ 179,725	75.75%
Total revenues	$ 3,388,182	$ 3,079,082	$ 3,192,400	$ 3,420,000	$ 227,600	7.13%

	Actual	Expected	Budget	Bugdet	Chanage	Change
Expenses	2023	2024	2024	2025		
Course Maintenance	$1,193,233	$1,276,122	$1,230,287	$1,573,016	$342,729	27.86%
Course Admin/Clubhouse	$1,232,718	$1,237,152	$1,208,856	$1,286,818	$77,962	6.45%
Merchandise	$285,004	$345,738	$226,125	$250,000	$23,875	10.56%
Debt Service (Equip)	$58,382	$45,884	$331,700	$310,100	-$21,600	-6.51%
Transfers Out/Debt Service	$16,109	$0	$0	$0	$0	
Misc	$179	$0	$0	$0	$0	
Depreciation	$193,372	$0	$0	$0	$0	
Total Expenses	$2,978,997	$2,904,896	$2,996,968	$3,419,934	$422,966	14.11%

Curing and Event Center (CEC)

2025 will mark the 10 year anniversary of the CEC. Membership remains strong and it is achieving the objective of attracting visitors to downtown Chaska with large and high profile events such as the USCA 2024 "Under 5" National Championships, high performance curlers and large other large bonspiels throughout the year. Key budgeting assumptions for 2025 include:

- Recovery from COVID and road construction by Crooked Pint
- Strong room rentals by the Event Center
- Stable membership at the Curling Center with a 25% resident/75% non-resident split

Restaurant

Crooked Pint was selected as the food provider in 2015 based upon an RFP at the time. They are responsible for all operations, while the CEC is responsible for permanent fixtures. Their current lease expires in 2025, and should they decide to renew, which they have indicated they will, rent will increase to 8.5 percent of food sales (up from 7.5 percent). Staffing remains a challenge; however, they have seen recovery from COVID and road construction. The budget for the restaurant remains the same as 2024.

Event Center

In 2024 room rentals at the Event Center remained strong. Revenue is generated of the room rental as well as food and alcohol sales in the facility. While 2025 room rates are above average for weekend times, there continues to be no issue in selling out these out.

	Regular Rate				Resident Rate				
	M-Th	Fri.	Sat.	Sun.	M-Th	Fri.	Sat.	Sun.	Capacity
Maple Grove	$535	$630	$1,039	$630	$483	$578	$934	$578	250
Brooklyn Park	$750	$1,000	$1,150	$1,000	$650	$850	$950	$850	375
Minnetonka	$525	$1,175	$1,450	$1,000	$400	$850	$950	$850	250
Plymouth	$1,175	$3,700	$3,700	$3,200	$1,000	$3,350	$3,350	$2,850	350
Shoreview	$1,000	$1,465	$1,820	$1,000	$855	$1,300	$1,600	$855	300
Coon Rapids	$1,020	$1,440	$1,920	$960	$970	$1,330	$1,760	$860	230
Eagan	$900	$1,650	$1,950	$1,100	$900	$1,650	$1,950	$1,100	350
Current Chaska	$775	$1,975	$2,375	$775	$700	$1,750	$2,050	$700	300
Chaska 2025 Rates	$775	$2,275	$2,650	$1,475	$700	$2,000	$2,300	$1,250	300
Chaska 2026 Rates	$775	$2,350	$2,700	$1,500	$700	$2,000	$2,300	$1,275	300
Average	$844	$1,580	$1,861	$1,270	$751	$1,415	$1,653	$1,131	
Current % Below Avg.	8.1%	-25.0%	-27.6%	39.0%	6.8%	-23.6%	-24.0%	38.1%	

Curling Center

The Chaska Curling Center remains one of the state's largest Curling Centers in terms of membership. There are approximately 800 members. Of these members, about 25 percent are residents of Chaska while the remaining 75 percent are non-residents. The 2025 budget for the Curling Center is set slightly more than what was budgeted in 2024.

Capital Improvements
There are two items scheduled as capital improvements in 2025:

- Installation of Streaming Equipment in the Curling Center: $30,000
    - This equipment available is common in Curling Clubs, especially to host national events, allowing games to be viewed online
- Painting of houses/new blades in the Curling Center: $15,000

The revenues and expenses for the CEC for 2025 are as follows

Revenues	Actual 2023	Budget 2024	Budget 2025	Change	%Change
Event Center Rental	$171,644	$175,985	$171,000	-$4,985	-2.83%
Curling Center Leagues/Memberships	$444,285	$428,675	$441,032	$12,357	2.88%
Corporate Curling Events	$246,329	$225,000	$220,000	-$5,000	-2.22%
Restaurant Lease	$317,571	$402,000	$402,000	$0	0.00%
Community Fund Transfer (Debt)	$1,397,666	$1,782,058	$1,790,500	$8,442	0.47%
Other Revenue	$1,524	-$58,944	$1,227	$60,171	-102.08%
Total Operating Revenues	$2,579,019	$2,954,774	$3,025,759	$70,985	2.40%

Expenditures	Actual 2023	Budget 2024	Budget 2025	Change	% Change
Administration/General Facilities	$775,665	$937,025	$943,410	$6,385	0.68%
Event Center	$98,188	$33,361	$36,806	$3,445	10.33%
Curling Center	$302,905	$329,834	$355,078	$25,244	7.65%
Crooked Pint	$108,642	$65,890	$67,725	$1,835	2.78%
Other	$0	$0	$0	$0	0.00%
Depreciation	$632,900	$0	$0	$0	0.00%
Debt Service	$374,279	$1,579,363	$1,580,717	$1,354	0.09%
Total Operating Expenses	$2,292,579	$2,945,473	$2,983,736	$38,263	1.30%

The Loop at Chaska (former Par 30)

On May 5, 2024, The Loop at Chaska opened to the public after a conversion of the former Par 30. The accessible course is one of the first of its kind in the country and breaks down barriers for people of all abilities to play, and received national attention throughout the year. In it's first year, 19,510 rounds were played on the course. Additionally, another 1,622 rounds were played on the Minnalayas, a nine-hold putting course.

For 2025, the following assumptions are being made for budgeting purposes:

- 26,500 rounds at The Loop
- 17,100 rounds at The Minnalayas
- Rates will remain the same in 2025
- Improvement of a rain/shade cover on the patio

Rates are proposed to remain the same in 2025 in order to continue to reintroduce the course to the public. Additionally, they remain in line with other Executive Courses in the area.

Course	Junior	Senior	Adult
Halla Greens	$15.00	$17.00	$22.00
Braemar Executive	$12.00	$19.00	$19.00
Waters Edge	$20.00	$20.00	$20.00
Orono	$13.00	$15.00	$20.00
Glen Lake	$16.00	$16.00	$20.00
Average	$15.20	$17.40	$20.20
The Loop 2024 Rate	$18.00	$18.00	$23.00
The Loop 2025 Rate	$18.00	$18.00	$23.00

The 2025 Revenue and Expenditures are as follows:

	Budget 2024	Budget 2025	Dollar Change	Percent Change
Green Fees	$489,500	$489,500	$0	0.00%
Minnalayas Fees	$85,500	$30,000	-$55,500	-64.91%
Transfer In/Learning Link	$405,000	$254,000	-$151,000	-37.28%
Other	$22,900	$51,500	$28,600	124.89%
Total Revenue	$1,002,900	$825,000	-$177,900	-17.74%
Maintenance	$384,264	$287,348	-$96,916	-25.22%
Administration	$228,647	$246,161	$17,514	7.66%
Merchandise	$15,000	$15,000	$0	0.00%
Other	$0	$0	$0	0.00%
Debt Service	$369,500	$249,800	-$119,700	-32.40%
Total Expenses	$997,411	$798,309	-$199,102	-19.96%
Net Income (loss)	$5,489	$26,691	$21,202	

Utility Funds

The primary objective of the Utility Funds (Water, Sewer, Electric and Storm Water) is to provide reliable and affordable service to customers, while ensuring adequate reserves are maintained to fund any capital improvements that are necessary to the system.

For the Water, Sewer, and Electric funds a Cost-of-Service Study was completed in 2019 and 2020 to provide data for structuring rates to correctly to accomplish what is needed in each fund, to be equitable with the structure of our rates based on usage, and to make sure there is a plan in place to meet minimum cash balances in each fund for sustainability purposes and to take care of future needs.

Main findings of this Cost-of-Service Study included:

- Adjusting the tiers of Water Rate categories to recognize that average residential users are now using 4,000 gallons per month compared to 7,000 gallons when the tier structure was first set. The tiered structure should be set up to provide benefit/no economic disincentive to average users, and those using more than average are not being subsidized by average users.
- Making sure that Fixed Service Fees in each fundsare set to capture the actual fixed costs, and the rates (which are variable costs based on use) should not be utilized to subsidize fixed costs.
- Set the Senior discount for electric for only those needing financial assistance based on income, instead of providing incentive to those that the discount may not be intending to assist.
- Set rates to encourage desired consumer behaviors to help conserve finite resources.
- Set rates to accommodate all necessary maintenance and improvement activities in the future, ensuring that a proper level of reserves available in each fund to make the system sustainable.

The recommendations of the study have been implemented over a multi-year period. 2025 will be the fifth year of implementation. A new Cost of Service study is being completed and recommendations of that study will be implemented starting in 2026.

Below shows the individual utilities, recommendations for 2025, and the impact to an average user.

Utility Fund	Units/Month	2024 Bill	2025 Bill	Increase	% Increase		COS Revenue Target
Electric (kWh)	750	$127.92	$130.81	$2.89	2.26%		2.75%
Water (Gal X 1000)	4	$20.22	$21.78	$1.56	7.72%		8.00%
Sewer (Gal X 1000)	4	$34.77	$35.65	$0.88	2.53%		2.50%
Storm Water	1	$12.27	$12.77	$0.50	4.07%		4.00%
Total		$195.18	$201.01	$5.83	2.99%		

Although there are different levels of impact in different utilities, the overall impact to the average residential user is a 2.99 percent increase, or $5.83 from 2024 to 2025.

Each of the utilities remains competitive with other cities as well as with Xcel for electric rates.

Water

Water	Actual	Budget	Budget	
	2023	2024	2025	% Change
Revenues				
Metered	$6,434,961	$5,189,040	$5,123,840	-1.26%
Other	$207,059	$49,900	$11,050,500	22045.29%
Transfers In	$400,000	$402,000	$408,000	1.49%
Total	$7,042,020	$5,640,940	$16,582,340	193.96%
Expenses				
Pumping	$360,370	$503,110	$684,709	36.10%
Treatment	$479,274	$467,487	$569,598	21.84%
Distribution	$950,520	$1,159,399	$12,215,909	953.64%
Administration	$792,507	$905,231	$968,270	6.96%
Utility Billing	$136,928	$159,644	$167,375	4.84%
Depreciation	$854,301	$0	$0	0.00%
Debt Service	$126,828	$1,161,000	$1,170,000	0.78%
Tranfers Out	$255,797	$330,850	$398,400	20.42%
Other	$138,566	$511,577	$170,694	-66.63%
Total	$3,958,163	$5,038,654	$16,177,580	221.07%

Sewer

Sewer	Actual	Budget	Budget	
	2024	2024	2025	% Change
Revenues				
Metered Sales	$6,928,883	$7,563,450	$8,021,250	6.05%
Other Revenues	$82,959	$5,100	$6,700	31.37%
Total	$7,011,842	$7,568,550	$8,027,950	6.07%
Expenses				
Pumping	$21,136	$31,014	$31,770	2.44%
Treatment	$3,712,603	$4,170,070	$3,973,648	-4.71%
Collection	$796,887	$1,010,831	$1,569,185	55.24%
Admnistration	$782,814	$890,848	$948,910	6.52%
Transfers Out	$348,798	$399,112	$491,400	23.12%
Utility Billing	$137,465	$140,091	$146,530	4.60%
Depreciation	$219,196	$0	$0	0.00%
Debt Service	$100,471	$576,200	$57,200	-90.07%
Other	$137,464	$140,091	$666,530	0.00%
Total	$6,119,369	$7,218,166	$7,738,643	7.21%

Electric

	Actual	Budget	Budget		
	2023	2024	2025	Change	% Change
Electric Sales	$57,363,717	$49,053,200	$51,476,700	$2,423,500	4.94%
Other Revenue	$817,007	$352,900	$326,900	-$26,000	-7.37%
Total Revenue	$58,180,724	$49,406,100	$51,803,600	$2,397,500	4.85%

	Actual	Budget	Budget		
	2023	2024	2025	Change	% Change
Purchased Power	$38,018,782	$29,909,000	$29,722,000	-$187,000	-0.63%
Trans/Distribution	$2,858,703	$7,551,509	$7,563,989	$12,480	0.17%
Load Conservation	$289,892	$487,589	$302,678	-$184,911	-37.92%
Admin System	$4,060,631	$4,063,736	$4,333,638	$269,902	6.64%
Admin Billing	$690,475	$803,153	$837,189	$34,036	4.24%
Franchise Fee	$4,741,210	$4,798,000	$5,027,000	$229,000	4.77%
Depreciation	$1,645,519	$0	$0	$0	0.00%
Debt Service	$237,961	$711,000	$702,000	-$9,000	-1.27%
Transfer Out	$2,387,480	$2,895,700	$3,187,100	$291,400	10.06%
Other (EAC)	$984	$0	$19,050	$19,050	0.00%
Total	$54,931,637	$51,219,687	$51,694,644	$474,957	0.93%

Storm Water

	2023	***2024***	***2025***		
Revenues	***Actual***	***Budget***	***Budget***	***Change***	***% Change***
Storm Water Fees	$2,071,083	$2,912,000	$2,305,000	-$607,000	-20.84%
Other	$329,212	$216,100	$257,000	$40,900	18.93%
Total	$2,400,295	$3,128,100	$2,562,000	-$566,100	-18.10%
Expenditures					
Transfer Out	$252,000	$327,600	$369,300	$41,700	12.73%
Transmission/Distibution	$426,690	$1,625,775	$936,794	-$688,981	-42.38%
Administration	$666,074	$680,187	$727,255	$47,068	6.92%
Utility Billing	$104,730	$113,758	$116,826	$3,068	2.70%
Depreciation	$317,881	$0	$0	$0	0.00%
Debt Service Support	$65,460	$296,000	$326,600	$30,600	10.34%
Other	-$1,650	$1,000	-$20	-$1,020	-102.00%
Total	$1,831,185	$3,044,320	$2,476,755	-$567,565	-18.64%

Recommendations
Staff is recommending the following:

- City Council establish a total operating tax levy for 2025 of $20,192,407 for the General Fund, Equipment Acquisition Fund and Mt. Pleasant Cemetery Fund.
- City Council establish a tax levy of $613,709 to support our City's Tax Abatement Projects. This will have no impact on what taxpayers will pay in 2025 as these resources come directly out of the projects they have supported.
- City Council approve the 2025 General Fund and Enterprise Fund Budgets

The EDA, after the City Council meeting, will also be considering a proposed $231,440 levy for 2025.

Together these levies total $21,037,556 which will have a total increase on the median valued home of $144 for the year, or a $12 increase per month, with the total taxes going from $1,329 to $1,573 for the year.

CITY COUNCIL ACTION REQUESTED
(Note, two separate motions will be needed to separately adopt each resolution.)

Motion to adopt Resolution 2024-98 Adopting Property Tax Levies for Payable 2025.

Motion to adopt Resolution 2024-99 Adopting 2025 Fund Budgets.

City of Chaska
2025 Budget

2025 Annual Budget

To the Citizens of Chaska, Honorable Mayor, and Chaska City Council:

Submitted for your review is the proposed 2025 Annual Budget for the City of Chaska, along with a review of major issues and opportunities relating to the City's general operations. I believe the budget, as proposed, meets the needs for continuing to provide excellent municipal services, while at the same time meeting the City's objectives that we have established during the budgeting process. As we did during the 2023 and 2024 budget process, we have continued to spend the better part of this year talking to the public about our largest current challenge, which will be taking care of our existing City facilities and investing into improvements that will be needed to allow us to meet our service objectives moving into the future. While this has been a difficult discussion because of its impact on taxes, it is one that we need to address if we are going to be able to continue to provide services at the level residents have come to expect.

As you read this budget, you will find that beyond trying to maintain our current services at levels that our residents expect, this budget seeks to continue our efforts to keep our Capital Asset Maintenance Program (CAMP) fully funded as we move into the future so that we continue to reinvest back into the assets that are aging in our community such as trails, roads, and parks. We also have put a high priority on making sure we are working towards keeping our General Fund Reserve balances at a sufficient level to be able to meet the requirements of our Bond Rating Agency to maintain our quality rating, which we have affirmed three times over the past year. We have budgeted $300,000 annually to go directly to our reserves.

One thing that will be different in our 2025 budget, compared to the past four years, will be that we will not need to implement any additional recommendations from our Staffing Gap Analysis. With us starting the implementation of this in 2020 and completing it in 5 years because of a break that we took during COVID, we finished implementing the recommendations of this study in 2024 and should now have our baseline staffing in every area of our organization consistent with where it should be for a community our size and one that provides the services we do for our community. While we will still need to consider adding positions in the future to address growth, we should not have to play "catch-up" for positions we did not address when we needed them in the past.

Finally, as we started in 2023 and continued in 2024, an emphasis was placed in this budget on implementing the plan to address our City Facility needs for buildings supporting our General Fund services in Chaska. This includes our Police and Fire Services, our Municipal Services Campus, Chaska Library, and our City Hall. All these facilities are over 30 years old, with very little change or improvements occurring in these facilities as our community has grown. Not only do these facilities have deferred maintenance projects that need to occur, but none of them are large enough to handle our current staffing or equipment levels in the City, let alone our future needs as we continue to grow. As will be described throughout this budget document, the 2025

budget will be the third of 4-years of revenue increase that will be needed to support the debt service of rehabilitating and expanding these facilities, which will take the rest of this decade to complete construction. 2024 did mark the first facility in our Building Improvement Program that moved forward to construction, with our Public Safety campus starting construction in the Spring of this year. This facility is slated to be completed by mid-December of 2025, and will house both our Police and Fire Departments on the property that housed our former Fire Department.

This budget document will talk about when we expect to see all 4 facilities completed, and the impact we expect it will have on taxpayers as this program is implemented.

2024 Revenue Discussion

As we go into 2025, we are seeing continued increases in our Market Values, with more than half of the overall market growth (53%) coming from new growth. In 2023, we saw only 40% of the market value increases come from new market growth. What this means is that more of the tax burden is shifting away from existing properties.

For taxes payable 2025, we are seeing a 6.73% increase in our community's taxable market value, with 3.58% driven by new construction and the other 3.14% being driven by changes in existing properties values. For the second year in a row, the strongest growth we have seen in the City has been in the category of Apartments, which saw a 20.33% overall increase in value, with 85% of the value coming from new apartment units. Last year we saw most of the growth coming from existing apartment units, which indicated that there was a strong demand for new units in the community. Based on that demand, there were over 600 new rental units built in the community last year.

Commercial/Industrial properties saw moderate growth over the past year with a 6.75% increase. Most of that change occurred with an increase in existing C/I properties at 4.86%, which could indicate we start to see more demand in this area over the next year. We know for certain that large projects like Costco and the Chaska Tech Center will be fully brought into the market over the next year, meaning we will likely see an increase in new market values just from these two properties alone.

Residential saw the smallest change in property values for 2025, with existing residential properties seeing only a 2.69% increase in market values. This is smaller than the increase we saw for residential properties in 2024, which was around 2.75%.

Our tax capacity for 2025 is slated to grow at a slightly faster rate of 6.59% compared to 5.4% in 2024. The tax capacity measures the amount of value that is taxable within a community. The positive news is that there is much more growth in the tax capacity from new growth in the community than there was over the past couple of years. This translates into tax increases having a larger impact on new properties than on existing ones.

As we have seen since 2021, building activity in Chaska was very strong during 2024. This building activity has included completing the two apartment buildings in the Clover Ridge Neighborhood, the completion of an additional apartment building in the

Hazeltine Plaza development, and the addition of rental townhomes on the former site of Oak Ridge Conference Center. These all totaled over 600 rental units in all. In addition to this, we saw strong Commercial/Industrial development with the completion of construction on the Costco building, and the completion of the Chaska Tech Center industrial building on the former Chaska Building Center site.

We also saw the addition of a significant amount of new owner-occupied residential units in 3 separate development areas in Southwest Chaska, and in the westerly neighborhood addition to the Clover Ridge Neighborhood. The Lennar Development on the east side of the Autumn Woods neighborhood was also completed, and we have seen most of the homes in the Dell Webb Adlewood Neighborhood get completed just north of Clayhole Lake in Fireman's Park.

As we finish out 2024, we expect that permits will be similar to the 2021 and 2022 levels of $1.5 million, but less than that nearly $3 million that we saw in 2023. In each of these years, we have budgeted just over $1.1 million in permits. For 2025, we are expecting to see a very similar market to what we saw in 2024, with us budgeting around $1.3 million over the course of the year to be conservative on our estimate. Between the continued steady construction of residential units, the opportunity for additions to existing buildings, and inquiries into our new industrial park, we think this will be a realistic number for us to attain.

As the 2025 budget was put together, there were several major budget environmental factors we needed to consider as it related to revenues, including:

- Market Values across the community increased by 6.73% compared to the 8.18% increase we saw last year. This will bring our overall property values in the community to $4.89 billion, a little over $300 million higher than last year. 3.58% of this change came from new construction, with the rest of the increase coming from existing properties. This 3.58% increase in new construction represents 53% of all growth in the community
- Based on Legislative Changes made during the 2023 session, while we will continue to see $0 in Local Government Aid, we did receive a 1-time allocation of $1.22 million in Public Safety Aid to support Police and Fire services. While we received these dollars in 2024, we did not utilize them all and are carrying them into this year's budget to offset some one-time costs
- Based on Legislative Changes during the 2023 session, the State did create a Metro Sales Tax, with a portion of this sales tax coming back to each Metro Area City for the purpose of supporting the creation of more affordable housing stock. The allocation in 2024 was a little over $130,000. We expect that number to be similar in 2025
- While building permits in Chaska have been over $1.5 million each year since 2021, and being close to $2.8 million in 2023, we do not want to set this budgeted revenue too high since we cannot directly control it. For this reason, we are budgeting this number to be a little over $1.3 million
- We are continuing to see an increase in population, with a steady increase in the number of residential units being built in the community. While the Met Council's estimate was just under 30,000 this past year, we do believe that we have

surpassed that number this year, and would expect to be around 30,500 by the end of 2025

- Our Electric Revenue has continued to increase, as we have seen a significant amount of Economic Development occurring in the last several years, including Data Centers and additions to existing industrial businesses driving up this usage. This has had a positive impact on the Electric Right of Way Usage Fee coming back to our General Fund. We expect the amount coming back to the General Fund in 2025 to be approximately $5.1 million

MAJOR INITIATIVES OVER PAST DECADE

During the recession (2008-2013), to navigate the financial impacts to our revenue collection that supported our budgeted activities, the City deferred many planned expenditures as a strategy to balance the budget. This was needed because we did not change the tax levy for four years during this recession period.

When the economy improved after 2013, the City was able to put more emphasis into the projects that we had to defer, which revolved around the reinvestment back into our existing infrastructure and assets, as well as making sure that we were staffing at a level that could sustain the level of services residents have come to expect in our community.

CAMP Program

This renewed emphasis on reinvestment back into our existing infrastructure was first demonstrated through the establishment of our Capital Asset Maintenance Program (CAMP). The CAMP focused on how to properly maintain the assets in which we have already invested and have a responsibility to keep in good condition moving into the future. In 2014 we started investment into this program, with a 4-year plan for how to fully fund these needs. This 4-year plan increased revenue in the General Fund to support a $1 million gap, with the final $250,000 of this being incorporated into the 2017 budget. With this program fully funded every year since, we have been able to move forward by making the proper reinvestment back into our existing General Fund Assets, such as roads, trails, and parks. The budget for 2025 continues with full investment into the CAMP to continue to keep up with these reinvestment needs.

Staffing Gap Program

During the 2020 budget, we did turn our attention to addressing the gaps we had identified in our staffing levels across the City in past years, and what we felt was needed to sustainably meet our service level expectations in the future. Following direction from the City Council in the 2017 Council/Department Head Retreat, focus was put on having our Financial Advisors at Baker Tilly complete a Staffing Study looking not only at what staff we need to plan for going into the future to keep up with our service level demands as our community grows, but also on any gaps we currently have in being able to sustainably meet our service level expectations in the current environment.

Based on this study, we were able to determine that we were 16 employees short in being able to meet our current service level needs, but that once we filled this gap, we

could expect that we would need an additional 57 employees City-wide to meet our staffing needs when our community is fully developed over the next 20 years.

To work on filling our existing gap, we divided implementation of this plan over a 4-year period to spread the costs over multiple years, so as not to have all the financial impact fall into one budget year. We were able to start this Staffing program in 2020, needing to take a break in 2021 because of COVID challenges. However, in 2022, we did re-establish this program, implementing the 2nd of the 4 years, along with addressing public safety gaps (shortage of 3 Police Officers) that were not identified in the original study. These 3 Police Officers were spread into each of the remaining 3 years of the Staffing program implementation, with 1 new position being added each year. In addition to funding the positions through this program, $500,000 was also allocated to the program to help fund the on-going maintenance of our City facilities as positions being added in this program included Building Maintenance Staff. Up until this point, Chaska had not had any dedicated Building Maintenance personnel on Staff, which created challenges with our aging facilities.

In 2024 we completed this program with all the anticipated positions now being added. As we move into the future, it will now be our job to make sure we keep up with the positions we need when we need them, so we do not create a gap again.

Building Improvement Program

In 2023, a new program was added to address necessary building improvements in our General Fund facilities. As we have been discussing over the last three years both internally and through educational events for the public, there is a significant need to reinvest into our General Fund facilities that are over 30 years old, are in poor condition, and are not sized or designed properly to serve our growing community, nor the changes in services we have had to make to properly serve our residents.

When doing our initial needs analysis, it was identified that the following 4 buildings need reinvestment and expansion, without there being available resources to properly address these needs. The four General Fund facilities discussed, in order of their priority, include:

- Public Safety (Police and Fire)
- Municipal Services Building (Public Works, Water/Sewer, Storm Water, Electric)
- Chaska Library
- Chaska City Hall

Later in this document I will discuss the needs that we have found with these facilities, and the revenue we would need to properly address these deficiencies. As I will also discuss later, the program is one that we are laying out to have the financial resources necessary collected over a 4-year period to help spread the additional tax impact into multiple years. The first facility in this program is scheduled to be completed in late 2025 (Public Safety Facility), with the final facility being completed in late 2030 (City Hall Rehabilitation). This Building Improvement Program is where we have spent the bulk of our budget discussions over the past three years, and what we have been out educating the public on since early spring of 2022.

2025 will be the third year of implementing the needed tax levy to support this program, with the City levying the first two years of this program in 2023 and 2024. 2025 would also mark the completion of construction on the Public Safety Facility and the start of design on the MSB building. The Municipal Services Building is scheduled to be constructed in 2026 and completed in 2027. The last two buildings in this program would be The Library and a renovation/remodeling of City Hall.

Tax Levy Establishment Policy

This Budget Document discusses the continued use of our tax levy establishment policy, which the Council adopted during our 2014 budgeting process. Our current policy focusses on what the actual driving factors are in setting our tax levy, including actual new growth in our population and inflationary factors, instead of focusing solely on keeping a constant tax rate, which was the past policy direction the City utilized. In this respect we feel that any new increases in tax resources are directly tied to the increased costs we need to support the level of services we currently provide in the community. This policy also allows us to capture the resources of any new development in the community to make sure that all new homes and businesses are contributing their "fair share" to support our General Fund services. Capturing this new value has no impact on the taxes paid by existing properties, but instead helps make sure that we are capturing this new value to contribute to the overall service need increases in the community because of new growth. This tax levy establishment policy goes on to say that we would only increase our tax levy above and beyond this amount if we were addressing new items in our budget, and that the levy would increase by the actual amount that is needed to support the direct cost of these new initiatives.

In this 2025 budget, the only item that would be above and beyond our base-level tax levy establishment policy, which the Council has decided is critical to address in 2025 includes:

- Commit to the third of 4-years of ramping up revenues for our Building Improvement Program, which would add $1.125 million of tax levy each of the 4 years of the program, along with $590,500 of Utility Funds each of the next 4 years to support the ultimate $6.8 million of estimated funds needed to pay for the financing needed for the entire program.

As we will discuss later in this budget, utilizing our base tax levy policy, and addressing the Building Improvement Program would have an impact on the Median Value Home in the community ($390,000) of $11.75 per month, or $141 over the course of the entire year. This is down from the impact of $16.75 per month ($201 annually) in the 2024 budget and is due mainly to the increase in new construction value we are seeing for the 2025 budget.

Staff feel that this budget document continues to move forward in taking a more comprehensive look at not just our current operations, but also the future costs of properly maintaining our assets through our CAMP and Building Improvement Programs. We also think that it creates a logical nexus between how we set our tax

levy and what actual changes we see in the community that cause us to increase the resources we need to meet our primary service objectives.

Budget Objectives

As with all our budgeting processes, the first place that we start is by establishing the objectives we are trying to accomplish in setting our budget for the upcoming year. Below is the list of those objectives that were used in establishing the proposed 2025 budget you see before you now:

- ***Support budgeting programs that help Chaska strengthen its mission of being "The Best Small Town in Minnesota"***
- ***Maintain existing high-quality service levels***
- ***Utilize our Existing Tax Levy policy, which limits tax levy growth to capture only new real growth in community and inflation. Only increasing levy beyond this point if new service levels/assets are being added***
- ***Fully fund maintenance and replacement of our vehicles, equipment, and physical assets on a regular schedule to ensure sustainability of investments already made***
- ***Fund new programs only after existing, necessary programs are funded***
- ***Budget utilizing a plan that avoids draw-down of City's General Fund Reserves and builds these reserve levels to a targeted level***
- ***Fully fund levy needs of Street Reconstruction Program***
- ***Develop a budget plan that is sustainable from a resource perspective to support service levels that residents expect***

The newest objective on this list is the last one, in which we discuss the importance of resourcing our organization at a level that can sustain the service levels our residents have come to expect. Over the past five years, the City Council has discussed some of the biggest financial challenges the City will face over the next several years, with one of our biggest challenges being able to keep our service levels constant if we do not put sustainable levels of resources in to support them.

In the past, the City of Chaska was very lean when it came to resources used to support the high level of services we provide in the community. As the community grows, and assets such as our facilities get older, these levels of resources will not be sustainable to keep our service levels constant if we do not keep up with these changes.

This is especially true when it comes to the Staffing levels throughout the organization, and the dollars allocated towards maintaining our aging facilities. We addressed one of these areas by completing the implementation of our Staffing Gap Study and are addressing the latter by continuing to fund our Building Improvement Program. Putting these resources in place now will also help us 25-30 years down the road when our City facilities will once again need additional reinvestment and debt service from the original improvements will be complete. It will make sure we have an existing funding source available to support these future improvements.

As mentioned previously, continuing to implement our Building Improvement Program in 2025 would impact the Median-Valued home in the community ($390,000) by $11.75 per month or $141 per year. In 2024, implementing our plan put up a #62 lowest out of 84 cities. Even with the changes proposed for 2025, we would expect that we would still be in the lowest 30% of cities for tax levy per capita in the entire Twin Cities Metropolitan Area.

Tax Levy Establishment Policy

For nearly 30 years, the City of Chaska had a policy of establishing our annual tax levy based on keeping a constant tax rate. Based on this policy, the tax levy would go up by the amount of increase we saw annually in our tax capacity, which is directly related to the amount of market value growth we see in the City. For instance, if market values (and hence tax capacity) increased in the community by 6.73% (as it will for taxes payable 2025), the levy could also increase by 6.73% and have no impact on the tax rate in the community. This would mean that if someone's property did not change in taxable market value from one year to the next, that their City taxes would not see any increase.

While the constant tax rate policy worked very well for several years, during our last major recession (2010-2013) we did start to experience some of the practical limitations of this policy. The first practical issue experienced is that not all market value increases are associated with the construction of new buildings. Some of the market value increase also occurs on existing properties as we experience inflationary growth from one year to the next. While the tax rate would not change, a resident's taxes would change unless their market value stayed the same. This often was the practical reality, as we saw a significant amount of property value growth in existing properties from 2000-2008.

The other issue that we experienced from 2010-2013 was the impact of decreasing market values in the community. As with increasing market values, the same can be said for decreasing market values when trying to keep a constant tax rate. If the market values go down, the tax levy also needs to decrease accordingly to keep the tax rate constant. With one of our primary objectives of keeping our service levels constant, this was a significant issue the City faced when market values declined for four straight years. This led to the City temporarily modifying its tax levy policy to state that the tax levy would be set to keep the tax rate constant, unless that forced the actual levy to decrease, in which case the tax levy would stay the same. This change was made based on the notion that while property values decrease, the cost for providing these services does not decrease unless a community is willing to reduce the amount of services it provides. In fact, if the service levels are kept the same, the actual cost of providing the service in subsequent years increases because of inflationary factors. Based on this change, and the decrease in market values in 2010-2013, the City of Chaska's tax levy saw a 0% increase during each of those 4 years, with the tax levy remaining at $4,880,354 for each of these 4 years.

Finally, the practical reality is that if the tax levy change is only tied to the changes in market values, and a large portion of this market value change is in existing properties, this does not really tie the tax levy increase directly to a need for additional services.

Theoretically, it does not cost the City more to provide services for a residence that is already existing, except for our actual inflationary increases in costs from year to year for supplies and labor. Beyond inflationary increases, our costs only increase by the amount of new growth that occurs in the community. By focusing only on new growth and our inflationary increase in costs, we are more truly representing and justifying the needs we have for additional resources to support the services we already provide.

Based on this premise, it was during the 2014 budgetary process that the City Council made a permanent change to our tax levy establishment policy to learn from the issues we experienced during the Great Recession. The tax levy policy established in 2014 focuses specifically on looking at the two items that create increased cost pressures on our General Fund, if one of our primary objectives is to keep a constant level of services in the community:

- New construction in the community (3.58% for taxes payable 2025)
- Inflationary increases in the market. (~5% for 2025)
    - Total Base-line tax levy increase of 8.76% to keep current service levels constant
    - It should be noted above that the actual rate of inflation we have been seeing over the past three years has been over 5%. However, we capped it at 5% for budgeting purposes because we are addressing the addition of our Building Improvement Plan again in 2025

If the City desires to keep service levels constant, it costs more money to provide the same services when we have new users in the community. Also, market inflation increases the impact on the cost of providing our services regardless of whether we make any changes in service levels or not. To make sure we take these issues into account, our tax levy policy states that we would set the increase in our operational levy based on the percentage market value increase attributed to new growth in addition to whatever the inflation rate is running in any given year. In that way, we can make sure that all new users are paying their fair share of service costs in the community, and that we consider that costs go up on an annual basis because of inflation, no matter what policy decisions we make.

The new policy goes on to state that we would only increase the levy beyond this point if we were adding new services, and that the actual cost of providing those new services would determine the amount of additional increase we would need in the tax levy. In the case of the 2025 budget, the continued new item we have in the budget is the $1.125 million towards the third year of our Building Improvement Program.

Key Factors in Revenue Forecast

Key factors which impact both the cost of providing services and the City's revenue resources are changes in Chaska's population and households. As the number of households in the community increases, there are increased demands for street maintenance, snow plowing, park usage, recreation, police calls, utility bills, etc. Population and household levels also impact expected revenues from utilities, building permits and property tax levies.

A significant trend that occurred in the early part of the past decade was the increased rate of residential development in the City. In the 1990s, Chaska's residential development remained relatively stable, with an average of 200 new living units per year.

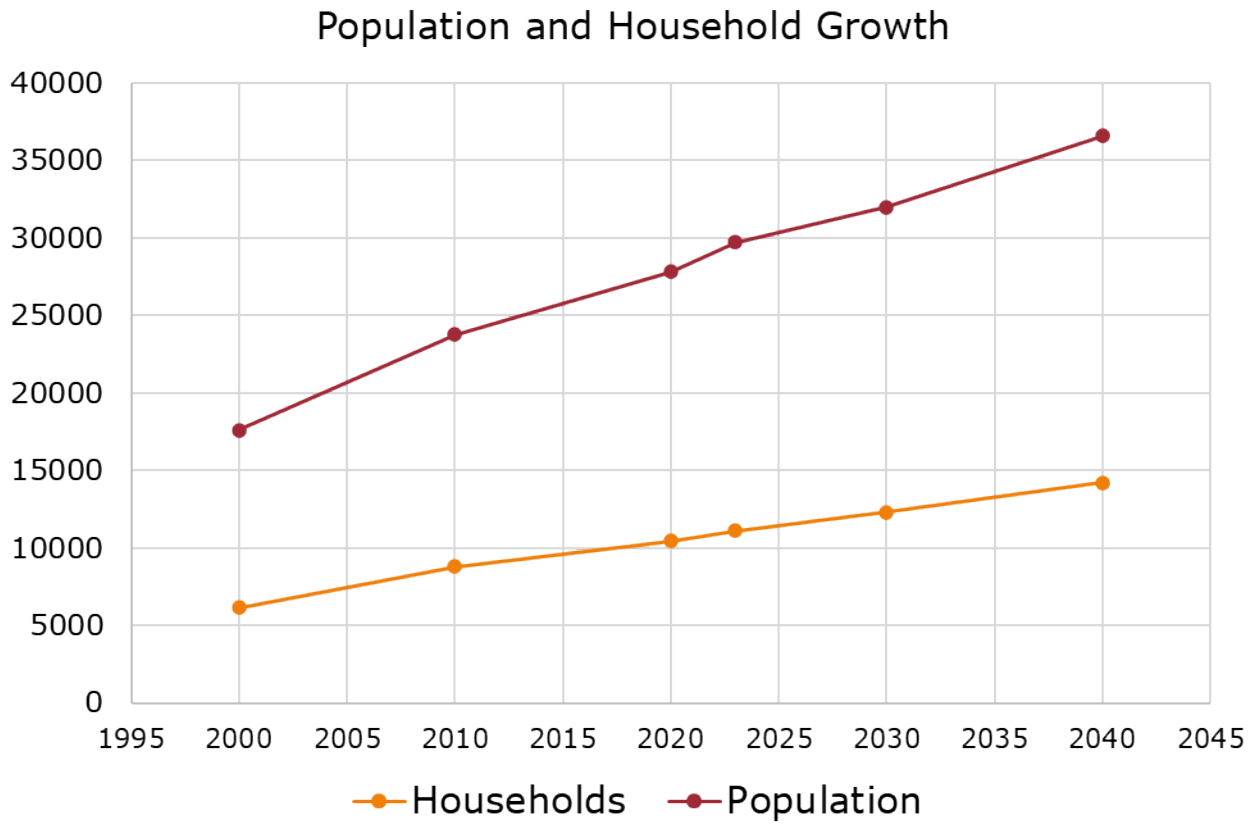
During the 1990s, Chaska's population increased from 11,339 to 17,450. From 2001 to 2005, more than 2400 new living units were approved within new residential subdivisions. In addition, the type of developer shifted from local developers to large national firms. As a result of both increased demand and supply of residential dwellings, a significant increase in new residential dwelling construction activity occurred in the 2003-2005 period. This large amount of growth resulted in a 35% increase in our population from 2000-2010, with our official population being 23,770. This compares to the 8% average increase in population that was experienced across the rest of the Twin Cities Metropolitan Area during the same period, making Chaska and the Southwest Metro Area one of the fastest growing areas in the entire Twin Cities. This growth resulted in an increased demand for services, and hence an increase in revenue necessary to provide the same level of services in the future for our residents.

From 2008-2013, however, residential development in the metro area decreased significantly because of both over-building and a significant recession in the economy. At the same time, the supply of new available lots within the Chaska area decreased, resulting in a significant downturn in building activity. This resulted in a period of very stagnant residential growth from 2008-early 2012.

This downward trend reversed itself in late 2012, and stabilized, with several new residential developments approved over the past decade. Starting in 2013, this included the approval for several new residential subdivisions both on the north end of Chaska, and in the Southwest quadrant of the community. We also saw very robust growth in our Commercial/Industrial properties, with the addition of the 212 Medical Center, several Data Centers, commercial additions in Hazeltine Plaza, and the expansion of buildings in our existing Industrial Parks. Over the past several years, we have seen a continued push in residential development, while also seeing a large increase in Commercial/Industrial activity. In 2024, we saw robust Commercial/Industrial development, which included a new Costco, Industrial Buildings in Chaska Creek Industrial Park, the addition of the Chaska Tech Center on the old Chaska Building Center Site, and the addition of a 5th story on the south building at 212 Medical Center. We also saw additions and expansion of businesses in our North Industrial Parks. Along with this, we have seen several rental projects open over the past 12 months, including the addition of 3 apartment buildings and rental townhomes, totaling over 600 new rental units introduced into the community. Finally, we have continued to see steady building occurring with our single-family residential homes, including the expansion of the Clover Ridge Neighborhood to the west, continued building in three subdivisions in SW Chaska, and in the Lennar Development located on the east side of the Autumn Woods neighborhood.

We have seen four years of very strong growth in 2021-2024, with building permit revenues being over $1.5 million in 2021, 2022 and 2024, and permit revenue in 2023 being close to $2.8 million. In each of these years we outperformed our budget, with us budgeting approximately $1.1 million in permit revenues each year. For 2025, we are budget approximately $1.3 million as we expect to see similar levels of growth occur during the year. If we do see the start of the new data center in West Creek Corporate Center or an additional Industrial Building in the Chaska Creek Corporate Center, we will likely see our building permit numbers exceed this budgeted number.

Below is a chart showing our population and household growth in the community over the past 25 years and extrapolating out to full build of our community:



***An analysis of General Fund revenues by major fund source*:**
Total revenues anticipated to fund the 2025 General Fund operating budget are $32,206,447, which is an increase of 11.6% from our 2024 General Fund Revenues of $28,848,773.

As you will find on the chart below, Property taxes are the largest source of increased income going into the General Fund budget, with taxes representing an 18.3% increase for the 2025 budget. It should be noted that while the General Fund is seeing an 18.3% increase in property taxes, that does not mean that the overall tax levy went up 18.3%. That is because a portion of the property tax levy also goes into our Equipment Acquisition Fund, which is the Fund we use to support the replacement of all equipment utilized in our General Fund. The overall increase in tax levy for 2025 is 15.9%. The 18.3% just represents the increase in taxes specifically going into the General Fund, not

the General Fund and Equipment Acquisition Fund, which both take a portion of our overall levy.

As has been explained earlier, most of the increase in tax levy for 2025 is coming from the implementation of the third of four years of levy increase needed to support our Building Improvement Program. Of the total $2,438,893 increase in property taxes, 46% of that increase is associated with our Building Improvement Program, with the other 54% going towards new growth we have seen in the community over the last year, and inflationary increases in our expenditures. Next year (2026) will be the last year of our planned additional levy dedicated to our Building Improvement Program. After that, any levy increases will be associated solely with our new growth in the community and expenditure inflation.

One additional thing to point out is with our Building Permit revenues. As mentioned previously, we have seen actual permits in 2021 and 2022 and 2024 be over $1.5 million and 2023 be close to $2.8 million. In looking at potential projects for 2025, we expect to see building activity very similar to 2024, which will end the year somewhere over $1.8 million. However, while we expect construction to be similar in 2024, we do not want to over-budget this number and have budgeted building permit revenue to be approximately $1.3 million in 2025.

Finally, the other main source of income in our General Fund is our 5% Electric Payment for Right of Way usage, the operational transfer of an additional 5% from the Electric Fund, and our Gas Franchise Fees. These are budgeted to be $5,627,000, which is a 6.9% increase expected for 2025. Based on our increase each year in 2023 and 2024, we think that this is a number that is attainable with the growth of our electric load in the City.

Finally, we have our Administrative Charges to our multiple internal funds to provide administrative services to these funds, so they do not have to provide these services themselves. These administrative services that our General Fund provides include Finance, HR, Administration as well as minor areas of service from Engineering and Public Works. That fee is scheduled to be $5,438,550 in 2025.

The chart below shows a summary of revenues for the 2025 budget year:

General Fund Revenues

	2023 Actual	2024 Budget	2025 Budget	Increase	%Increase
Property Tax	$10,565,683	$13,358,797	$15,797,690	$2,438,893	18.3%
Elec/GasFranchise Fees	5,234,171	5,264,000	5,627,000	$363,000	6.9%
Other Franchise Fees	291,424	314,150	280,000	($34,150)	-10.9%
License and Permits	2,870,710	1,135,098	1,326,260	$191,162	16.8%
Other Revenues	3,629,600	3,683,728	3,736,947	$53,219	1.4%
Admin Charges to Funds	4,803,302	5,093,000	5,438,550	$345,550	6.8%
Total Revenue	$27,394,890	$28,848,773	$32,206,447	$3,357,674	11.6%

An analysis of Major Programs in our General Fund Expenditures:

Besides funding our existing general governmental services, the General Fund includes two major initiatives, including:

- Capital Asset Maintenance Program (CAMP)
- Building Improvement Plan

I will talk in greater detail about each one individually below.

1. Capital Asset Maintenance Program (CAMP)

As we build and bring new assets into the City, a critical function we have as a local government agency is to plan for the proper maintenance and replacement of these assets, so we keep them in good working order. Just as we would individually with our own home, the City has the responsibility to be good stewards of our resources and make sure our assets are as good for future generations as they are for us now. If we do not do this, these costs will be passed on to future generations who will have to invest more to replace the assets that are in pore condition or beyond repair. This is truly an issue of equity from one generation to the next, making sure we each take on the responsibility of our generation in this asset maintenance.

As was discussed previously, between 2014-2017, the City worked to create the Capital Asset Maintenance Program (CAMP) to fund the replacement of major items in our General Fund. During this time, we raised an additional $1 million in revenue, which has since stayed in our budget to fully fund this program on an annual basis. The types of activities that this program funds include replacing playgrounds, repaving trails, resurfacing roads, rehabbing parking lots, as well as other items that keep assets used by everyone in the community in good condition.

With the CAMP fully funded, 2025 will bring several rehabilitation projects to the table, including:

- $757,000: Street Overlay (We were going to do Bavaria Road north of Pioneer Trail but are no longer doing this with 82nd St Construction. The roads included for 2025 will be Hundertmark Road West, Brinkhaus Road, Isabella Road and the roads with the Town Course Heights development)
- $60,000: Trail Resurfacing (3 miles)
- $160,000: Playground Replacement at Hickory Park

In addition to these items, we are also moving the dollars we had budgeted in 2024 for work to be completed on rehabbing City Square Park to 2025, which was budgeted at $500,000. We now have all the State and Tribal approvals necessary to move forward with this project.

2. Building Improvement Program

Since the City Council officially established this as a priority goal in 2021, reinvesting back into our Core Assets has been a focus of activity that the City has been working on over the past three years. This work and discussions have revolved specifically around the significant needs we have for improvements in our General Fund facilities, including:

- Public Safety (Police and Fire)
- Municipal Service Building (Public Works, Water/Sewer, Storm Water, Electric and Mechanics)
- New Library
- Remodeled City Hall

As we have discussed throughout this process, each of these facilities is over 30 years old (Fire Station was 28 years old in 2024), with little reinvestment being put back into these buildings over that time. These buildings have also not increased in size to accommodate new employees added as the community has grown, and they have not kept up from a space perspective to store all our equipment. The buildings have also not kept up with our service needs as the community has grown. Finally, these City facilities have not kept up with security measures that are now critical in public facilities to keep our employees and visitors safe.

To address this issue, the City hired architects from Leo A Daly and the construction management firm RJM Construction to complete the following tasks:

- Identify the square footage needs of every General Fund Department
- Develop a Concept Plan to address each of the department's needs
- Develop conceptual pricing to accomplish implementing these building recommendations

The findings of this study were presented to the Council in May of 2022, along with recommendations for how to fund each of these facility needs. The total estimated costs to address the needs of each of these facilities was estimated at $121,500,000, which would create an annual debt service need of a little over $6.86 million per year. In this study we identified that $4.5 million of these annual costs were attributed to General Fund costs, and $2.36 million attributed to costs of our Enterprise Funds (i.e., Electric, Water/Sewer, Storm) who happen to be housed in General Fund facilities.

As we have discussed during this process, one of the things that makes this issue difficult to address is both the fact that the original facilities were funded using one-time dollars, and our tax levy has historically been very low, giving us few resources to reinvest back into these facilities as needs have arisen. This has meant that to address this issue, we have needed to create new resources to avoid cutting back on our existing services levels, which for many years have also been leanly funded.

To address the funding of this program, but to not see the impact of this all come at once, Staff presented a recommendation to Council in 2022 to increase the funding over a 4-year period, with the tax levy needing to increase by $1.125 million each year

over a 4-year period. Spreading this cost out over several years would also recognize that we would not have the organizational capacity to work on each of these facilities at once, only having the capacity to address one facility at a time.

With this plan, all four buildings would be completed by late 2030. The priority in the recommendation went to our Public Safety facility, since it has the greatest immediate needs. It then moved to our Municipal Services Building. Both buildings have significant issues with space, especially with the Police and Municipal Services (with many of their vehicles being left outside in the elements). We also had immediate needs in our Fire Department to be able to add Dorm and living quarters to support our 24/7 Duty Crew model, which Staff feels we need to migrate to if we are going to keep a Paid-on-call base of employees in our Fire Department.

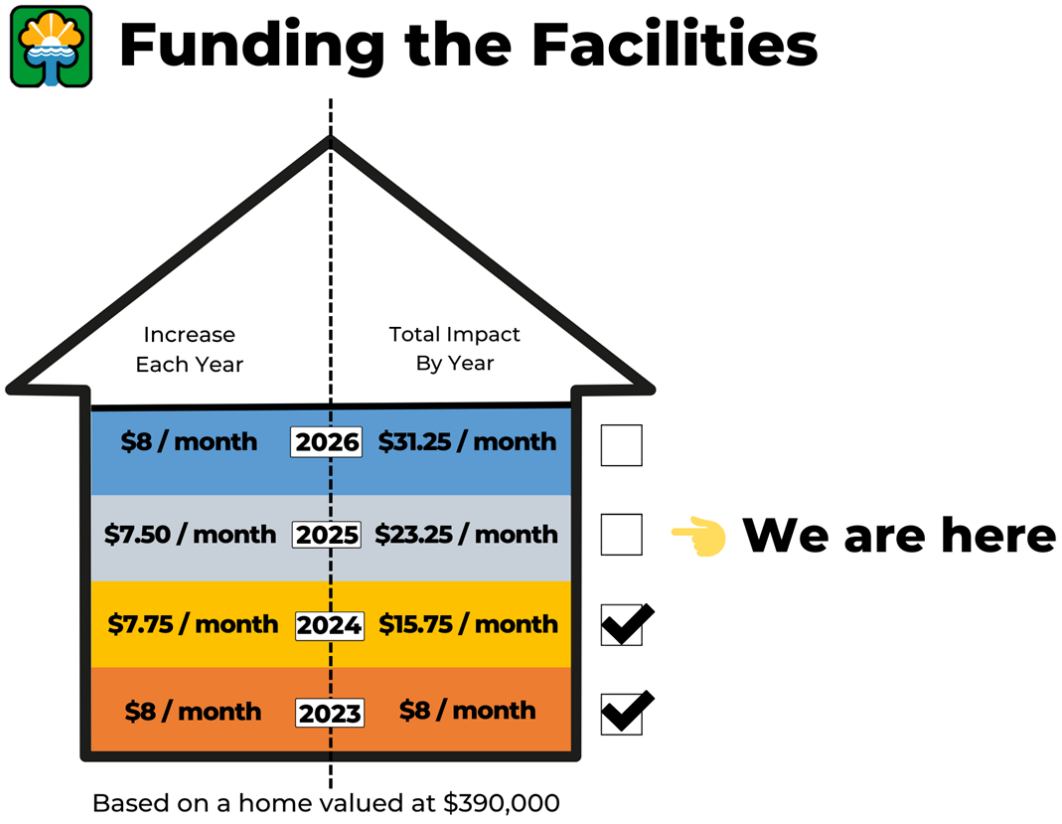
The new Library was identified as the third building to be addressed. This is because we need to move the library out of City Hall to pick up the needed space for City Hall operations without having to add onto the building. The last piece of the program would be the remodeling of City Hall to pick up the spaces vacated by the Library and Police Department to address our current space needs, as well as address accessibility and safety issues and long-time issues with the roof and HVAC in the building.

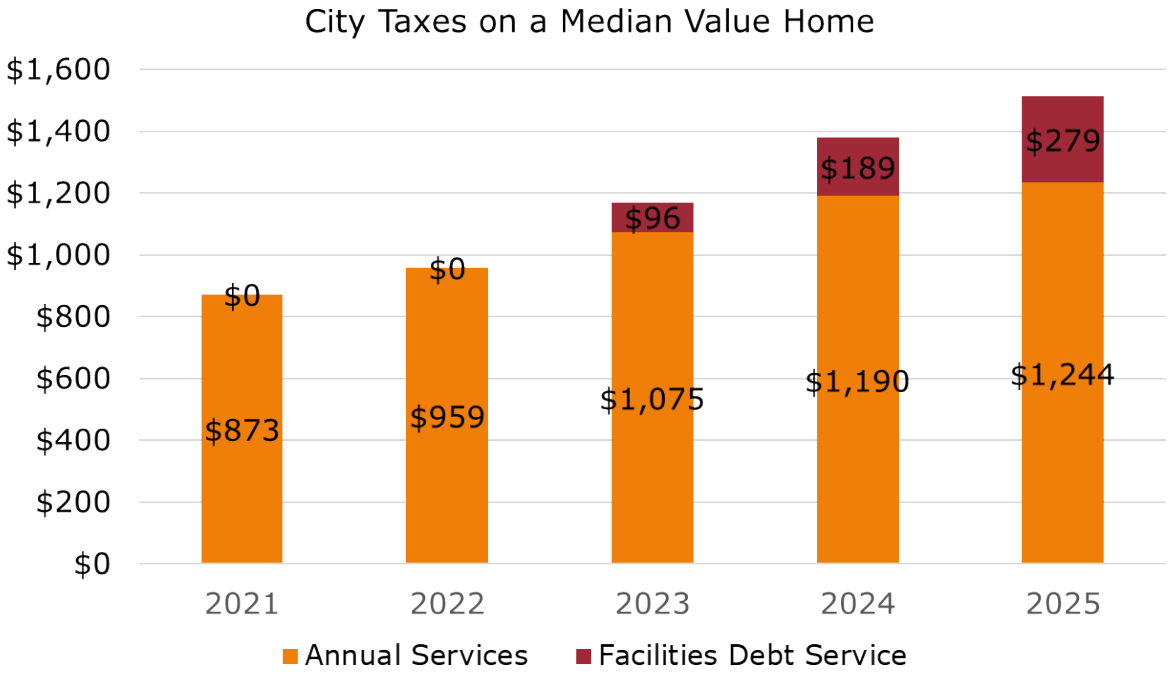
The following is the schedule that would be anticipated for each of the facilities in our current Building Improvement Plan:

- Public Safety Building: Construction started in the Spring of 2024 and will be completed in December of 2025.
- Municipal Services Building: Plan to start building in spring of 2026-Complete in Fall of 2027
- Library: Plan to start building in 2028-Complete in Fall of 2029
- City Hall Remodel: Start and Complete in 2030

As the Council is aware, a significant amount of public outreach has been done to educate our residents not only on the need, but also the impact they could expect on taxes if we were to move forward with this plan. The plan started in 2023 with an $8 monthly impact on the median-valued home. In 2024, the impact to the median valued home added an additional $7.75 per month. For 2025, we are expecting that the impact to a median valued home would be an additional $7.50 per month. For 2026 the program would add an additional $8 per month to the Median Valued Home. At the end of 4 years, the cumulative monthly impact to a median-valued home would be $31.25 per month, or $375 per year. As we move into the third year of implementation, we can see that the addition of these dollars for this plan (along with other changes due to growth and inflationary increases) will rank us at approximately 60th lowest out of 84 cities, meaning that we are still in the lowest 70% of cities in the Metro Area for Tax Levy Per Capita.

Below are two charts we have been showing the public illustrating the financial impact of the program:





As was mentioned previously, looking at the total impact to the Median Valued Home ($390,000) in Chaska for our Baseline General Fund Services and the Building Improvement Program would be $1,520 for the entire year. This is compared to the City tax bill for the same house last year, which was $1,379, making the increase for

2025 be $11.75 per month, or $141 for the entire year. The percentage increase for a median valued home would be 10.22% for everything included in the 2025 budget. It is important to point out that while our total tax levy is going up by 15.88%, the actual impact on the median valued home is 10.22%. The reason for this is because we saw not only a lot of new growth in the community to spread these costs, but we also saw Commercial/Industrial Properties go from making up 9% to 15% of the total market value. This came from the many new Commercial/Industrial Properties that were added to the community. We expect that trend to continue now that we have the infrastructure extended to serve the Industrial Park at County Road 44 and Highway 212. The development of all this property as industrial will help to spread the costs for our services beyond just residential property owners.

Property Taxes:

For 2025, to accomplish establishing our base-line budget, fully funding the CAMP and continuing with the third year of the Building Improvement Program, the total tax levy needed would be $21,037,556. This levy represents our entire levy, which includes General Fund, Equipment Acquisition Fund, Cemetery Fund, Tax Abatement Fund, and the EDA. This represents an increase of 15.88% from the 2024 total tax levy.

This levy increase would be made up of 8.76% to support the baseline levy (5.18% for inflation and 3.58% for new growth in the community). In addition, we would also need an additional $1.125 million of tax levy added for the third (of 4) year of the Building Improvement Program.

Besides understanding our total tax levy, it should be noted that a portion of our total levy goes towards our General Fund Operational Budget, with the remaining going towards our Equipment Acquisition Fund and debt service for our current Downtown Street Reconstruction Program.

It should also be noted that out of the total tax levy amount for 2025, $613,709 represents a levy for tax abatement assistance provided in the past. This additional amount represents the 13th year of tax abatement that is being provided to the West Creek Corporate Center Development for development of infrastructure to support this new industrial park, along with some other tax abatement projects including the 212 Medical Center Addition and the Chaska Creek Medical Building. While we are required to officially levy this assistance, the City is a "pass-through" for these funds, with the same amount coming in from this project that goes out to provide the tax abatement assistance. It does not influence other taxpayers in the community.

Within this total levy amount, the Chaska Economic Development Authority also has a $231,440 levy. Last year this levy was $212,801. The amount levied for 2025 in the EDA Fund represents the dollars supporting the operations of our Economic Development Activity and was included in the total tax levy amount of $21,037,556.

In summary, the total levy will include:

- Continuation of dollars to support the Downtown Street Reconstruction Program Debt Service
- $18,067,407 being levied to support General Fund Operations, a portion of Street Reconstruction Debt Service, Mt. Pleasant Cemetery, and existing Equipment Acquisition Fund needs
- $1,125,000 to support the second year of the Building Improvement Program (included in total above)
- $1,000,000 for our CAMP (included in total above)
- $231,440 being levied in the Economic Development Authority Fund for operations
- $613,709 in tax abatement that is generated from the new West Creek Corporate Center Development, 212 Medical Center, Chaska Creek Medical Center and Exactec.

The following table summarizes Chaska's actual tax levies (General Levy, EDA, Tax Abatement and Mount Pleasant Cemetery for 2021, 2022, 2023, 2024 along with next year's 2025 levy:

	2021	2022	2023	2024	2025	Increase	%
General/EQA/EDA/Tax Abatement	$ 11,406,925	$ 12,666,429	$ 15,210,147	$ 18,148,194	$ 21,031,556	$ 2,883,362	15.89%
Mt Pleasant	$ 6,000	$ 6,000	$ 6,000	$ 6,000	$ 6,000	$ -	0.00%
Total Operating and Special Levy	$ 11,412,925	$ 12,672,429	$ 15,216,147	$ 18,154,194	$ 21,037,556	$ 2,883,362	15.88%

Impact of Tax Levy on Property Owners

To understand the impact of the tax levy on individual taxpayers, three factors must be analyzed:

- Market Value Changes
- Any changes in the Tax Capacity Formulas Established by the State
- The City's Tax Levy

Overall, Chaska's market values, excluding tax-exempt property, increased by $308,360,600 to $4,892,876,000-an overall increase of 6.73%. The largest percentage increase that we saw in 2024 was in apartment properties, with a 20.33% overall increase. 17.37% of that came from construction of new apartment units in the community, with the other 2.96% coming from increasing values in existing residential units. That increase in value materialized through the over 600 rental properties coming on-line in the community over the past several months.

The other major area of increase we saw was in Commercial/Industrial properties, with a 6.75% increase in market values. 1.89% of that growth came from new construction, meaning that 4.86% of the increase was experienced in existing Commercial/Industrial buildings. We expect that we will see valuations of new buildings be realized in 2026 as many new buildings that opened will have their full values come online at that time.

Residential properties saw a 5.46% increase in 2024, with 2.78% coming from new construction and the rest from valuation increases in existing properties. Finally, Undeveloped Agricultural land saw a 9.10% increase, which means that we are seeing a higher demand for developable land than last year, where we saw a decrease in valuations for undeveloped land.

Below is a summary of the Market Values for taxes payable 2025 (assessed 2024) as established by the County Assessor's office:

	Residential	Commercial/Industrial	Apartment	Ag	Total
2024 EMV	**$3,691,789,600**	**$741,897,300**	**$373,697,500**	**$85,491,600**	**$4,892,876,000**
2023 EMV	**$3,500,587,900**	**$695,005,100**	**$310,560,500**	**$78,361,900**	**$4,584,515,400**
Total Value Change	$191,201,700	$46,892,200	$63,137,000	$7,129,700	$308,360,600
New Construction	**$97,188,600**	**$13,128,800**	**$53,942,000**	**$0**	**$164,259,400**
Market Change	$94,013,100	$33,763,400	$9,195,000	$7,129,700	$144,101,200
% New Construction	2.78%	1.89%	17.37%	0.00%	3.58%
% Market Change	2.69%	4.86%	2.96%	9.10%	3.14%
2024 Total % Change	**5.46%**	**6.75%**	**20.33%**	**9.10%**	**6.73%**

Using the 2024 market values and the classification formulas established by the State, the County Auditor has calculated Chaska's 2024 (for taxes payable 2025) adjusted tax capacity to be $48,633,982, for an increase of 6.59%. To calculate this net tax capacity used for determining Chaska's tax rate, a reduction is made for captured tax increment and fiscal disparity contributions.

Based on these estimates, Carver County has estimated Chaska's 2025 General Fund tax rate to be 38.962%. This is an increase of 7.13% from 2024, where we had a tax rate of 36.370%. With the median value of homes going up from $379,100 to $390,000 in the community, this would bring the median-valued home's City taxes from $1,379 in 2024 to $1,520 in 2025, or an increase of approximately $11.75 per month or $141 for the year. As always, the actual amount of impact is completely dependent on the actual market value change experienced on that property over the past year.

As we have discussed in previous years, Chaska has been in the lowest tax levies per capita of all Metropolitan cities for several years. As we have moved forward to implement the Building Improvement Program, this has impacted Chaska's place in these rankings. However, as shown below, we still provide very good value in the Twin Cities, being in the lowest 70% of all 84 cities for Tax levy per capita.

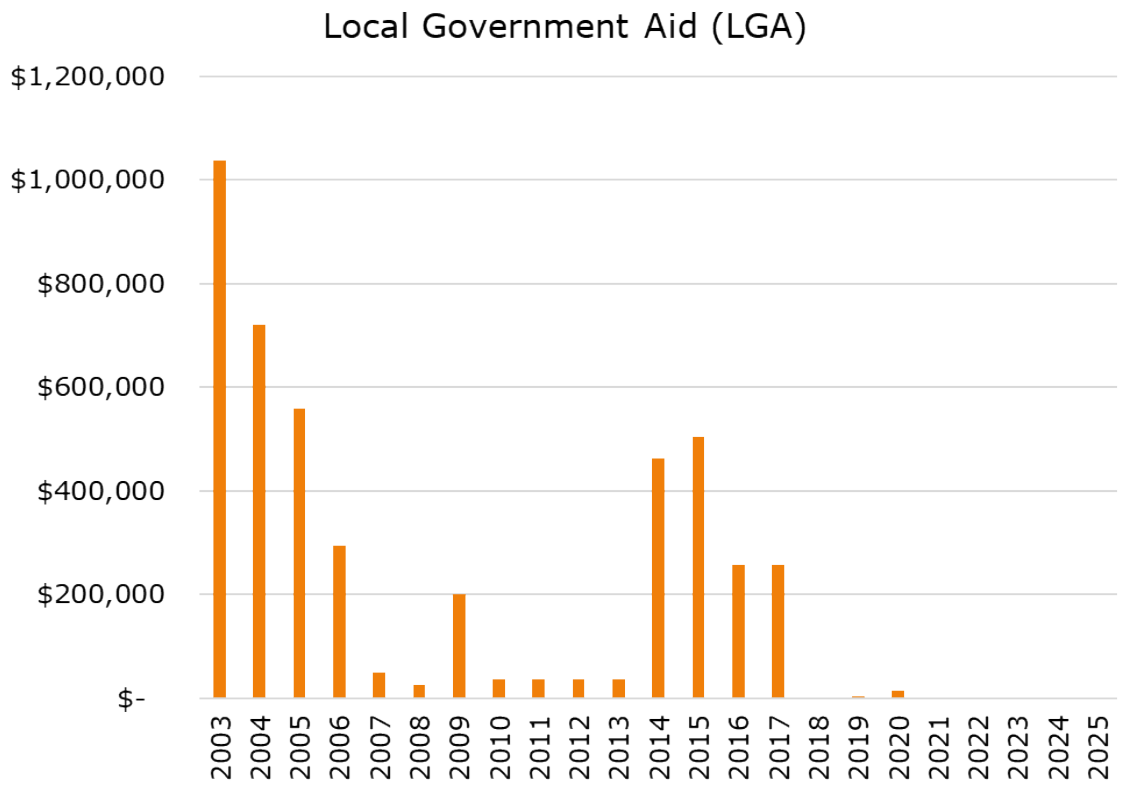
Rank	City	Total 2024	Population	Total Tax Levy Per Capita
1	Golden Valley	$ 33,411,310	22,305	$ 1,498
2	Wayzata	$ 6,407,122	4,549	$ 1,408
3	Oak Park Heights	$ 6,676,680	4,820	$ 1,385
4	Orono	$ 9,415,100	8,383	$ 1,123
5	Mendota Heights	$ 12,889,319	11,670	$ 1,104
59	Maple Grove	$ 44,105,600	71,676	$ 615
60	Woodbury	$ 48,372,932	78,740	$ 614
61	Rosemount	$ 16,501,479	26,965	$ 612
62	Chaska	$ 18,154,194	29,739	$ 610
63	Circle Pines	$ 3,049,945	5,055	$ 603
64	Blaine	$ 43,909,600	73,546	$ 597
65	Shoreview	$ 16,335,747	27,369	$ 597
80	East Bethel	$ 6,290,600	11,992	$ 525
81	Lauderdale	$ 1,110,179	2,275	$ 488
82	White Bear Lake	$ 12,003,000	24,617	$ 488
83	Falcon Heights	$ 2,700,072	5,640	$ 479
84	North Oaks	$ 2,476,679	5,570	$ 445

Intergovernmental Revenues:

One significant change we experienced starting in 2018, and has continued into 2024, is the reduction of our Local Government Aid by approximately $250,000, bringing us down to $0 for the past 4 years. We expect this will continue at this level in the future. This change is due to the State's LGA formula, the increase in market values we have seen in the community over the last few years, and the decertification of our large TIF District #4 in 2014, which reincorporated a large taxable market value back into the community in that following year.

In 2003, the City of Chaska received approximately $1 million in LGA from the State on an annual basis. We now receive $0 in LGA from the State. This was a very significant hit on the City's budget, representing approximately 10% of our overall revenues. The loss of nearly $1 million in revenue every year since 2007 (totaling almost $14.5 million in lost revenue over this time) was a significant reason why we started to get behind in properly staffing our services and have had a difficult time catching back up ever since.

In 2014, the City received did see an allocation of LGA in the amount of $462,000, with it going to just over $500,000 in 2015 and $550,000 in 2016. In 2017, we once again saw this amount reduced to just under $250,000. With it now officially certified at $0, we do not expect we will see this revenue source return. Below is a chart of our experience for local government aid, and what we expect to see in LGA over the next 5-year period.



While we will not see any LGA from the State to support our General Fund Services, there are two new sources of income that the State created that directly impact cities.

First, the State created a one-time allocation of dollars to cities to support Public Safety Activities. These are dollars that we will only receive once but are not dollars that we are required to utilize in any defined period. The City received this aid in the 2024 budget year but has not utilized all the dollars allocated. The Public Safety Aid the City of Chaska received was approximately $1.2 million. For our 2025 budget, we have planned to utilize the dollars for one-time expenditures that we encounter, trying to avoid using it for on-going costs (like staffing) as we will likely not receive these dollars again. Last year we utilized the dollars to implement our drone program, which has become a major asset for our Public Safety departments to have. This year, we only have one project identified, which is the replacement of all our radar equipment in our Police Squads, which is out of date and is no longer being supported.

The other form of State Aid that we received, and will come on an annual basis, is from the Metro Sales Tax that was just implemented. While a portion of the Metro Sales Tax will go towards transit activities, the portion that will come to cities will go to support the building of more affordable housing within the entire Twin Cities Metropolitan Area. For the City of Chaska, we received approximately $130,000 in 2024, with that amount scheduled to go up in 2025 based on the amount of increase they see in the collection of this sales tax across the Metro Area. For 2025 we are working with the Carver County CDA to help utilize these dollars, potentially looking at adding additional Community Land Trust homes in Chaska.

Licenses and Permits

From 2008-2011, Chaska and the rest of the metropolitan area experienced a dramatic slowdown in not only residential development, but development in all sectors of the market. As a result of the downturn, building permit revenues dropped significantly. Up through 2005, this revenue source was over $1 million per year, and in 2010 brought in approximately $500,000. In mid-2011, we did start to see this change as some larger Commercial/Industrial development activity did start to occur, and we ended 2011 with over $1 million in permit revenue. While we continued to see good activity during 2012 and saw positive movement since 2013, the consistency and predictability of this revenue stream has continued to be volatile and can be somewhat difficult to project from year to year.

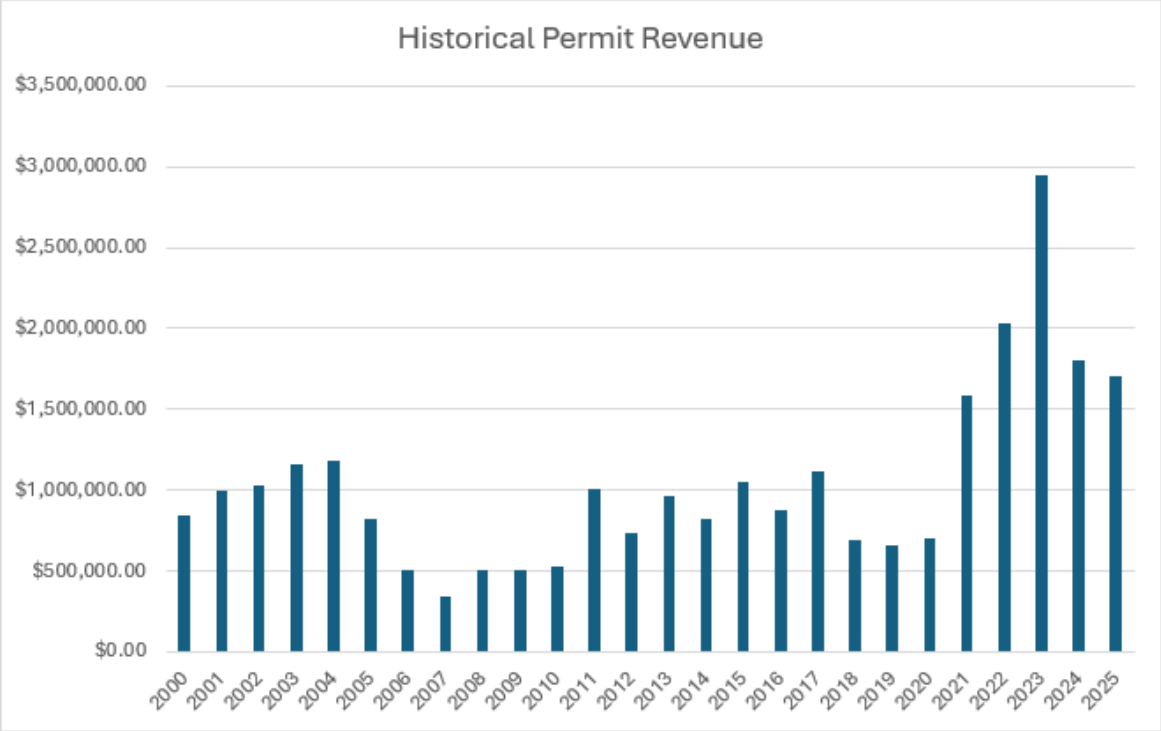
With the downturn in the economy in early 2020 due to the pandemic, we did see the permit revenue we expected to see be reduced significantly. While we continued to see relatively steady single-family residential development, we did see a big downturn in Commercial/Industrial activity, with only a few projects moving forward. In early July of 2020, we did amend our General Fund budget when we started to understand the impact it would have on our budgeted revenues, especially on building permits. As part of that action, we did adjust our budget numbers down to $600,000, a reduction of approximately $400,000 from what we had budgeted at the beginning of the year.

While we continued being conservative in our budgeting for 2021 and 2022, budgeting for approximately $1 million over the course of each year, we did see a much larger than anticipated growth in residential activity, as well as growth in the Commercial/Industrial Market in both years. Although we budgeted just under $900,000 in 2021, we ended the year with close to $1.5 million in activity. In 2022, while we budgeted $1.1 million in permit revenue, we ended up with approximately $1.5 million of activity in that year as well.

In 2023, we saw several projects move forward with construction including Costco, the residential development next to Costco, the apartment building at Hazeltine Plaza, the industrial Building on the old Chaska Building Center Site and continued work on two Apartment buildings in the Clover Ridge Neighborhood. We also saw a significant amount of single-family home development occurring throughout the year. While we had budgeted for $1.1 million in permit revenue because we had anticipated some slowdown during the year, we had permit revenue closer to $2.8 million for the entire year-almost 3 times more than what we budgeted.

While we did not see development numbers as high in 2024 as we did in 2023, it was still a very robust year, with us expecting to end the year with approximately $1.8 million in building permits activity. We expect that numbers in 2025 will be similar as we continue to see steady building permit activity with our residential units, and we also expect to see additional Commercial/Industrial activity during the year as well. While we expect to see similar levels of growth, we are being conservative in budgeting this volatile revenue stream and budgeting to collect $1.3 million in 2025.

Under our current building projections, our staffing levels will be enough to cover the anticipated workload and be able to turn around building permits in a timely fashion.



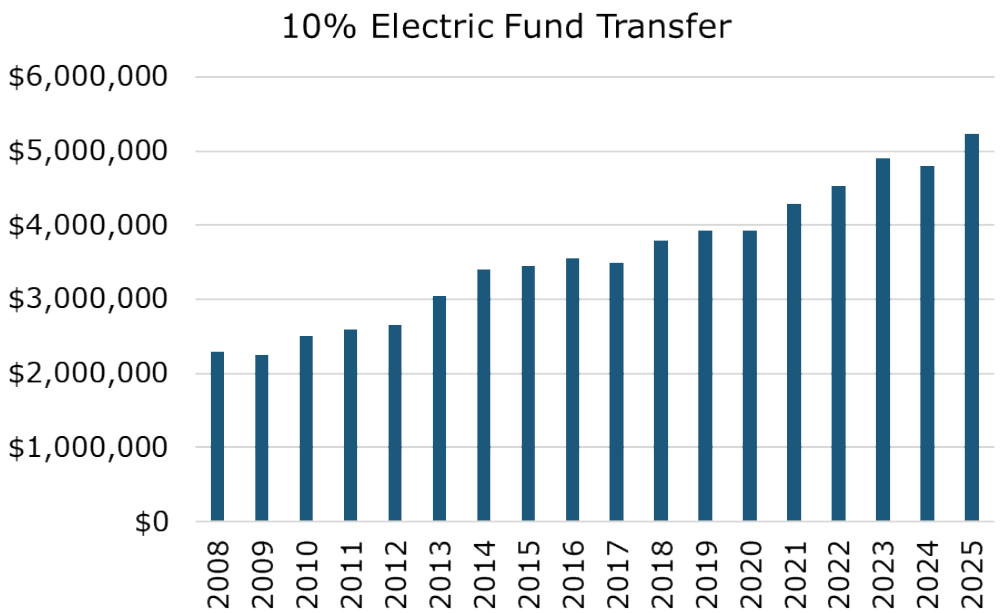
Electric Fund Transfers

The City has a formal policy of charging ourselves a per kilowatt-hour Right of Way usage fee, which is roughly equivalent to 5% of the total electricity rate of our electric utility. In addition, we do an operational transfer from our Electric Fund to the General Fund to help support General Fund services, which is an objective of the Electric Fund. For 2025, the total amount of Right of Way fee transfer and operational transfer, as well as franchise fee that we generate from the Natural Gas provider in the community, is budgeted to be just over $5.6 million.

We have seen an a dramatic increase in this portion of our revenue over the past several years, which has represented both an increase in usage by our existing customers, but also reflects the positive impacts we are seeing through the addition of large economic development projects such as Data Centers, additional commercial uses in town, and the recent expansions we have seen with existing businesses in our original Industrial Parks on the north end of the community. We continue to expect that to increase in 2025 as we start to see the loads come on from large projects we have added in the community over the past year, including 3 apartment buildings, new industrial and the addition of Costco in our commercial district.

Over time we will see a significant amount of industrial growth occur in the territory that now belongs to Minnesota Valley Electric Cooperative. While that currently is in their territory, the right for them to maintain these future users in their service territory ends in 2040. At that time the City of Chaska would then move to acquire this territory, something that State Statue allows us to do. So, while these users will not initially be in

our territory, they eventually will be, which will allow us to increase the amount of support from our Electric Utility into our General Fund significantly.



Charges for Services

Charges for services are those revenues that support the City derived from charges to individual users for services, other governmental agencies, or inter-fund charges for administrative services. These would include payroll, finance, administration, and Human Resources costs to our Enterprise Funds (i.e. Electric, Sewer, Water, Storm Water, etc…). For 2025, charges for services are programmed to be $5,438,550 as compared to $5,093,000 in 2024, or an increase of $345,550. This increase in charges for services is occurring to help us keep up with the actual cost of service the General Fund is providing to our other Enterprise Funds.

Over the past 4 years, as part of our Staffing Study, we did have the addition of a Building Maintenance Division, as well as funding $500,000 annually to be proactive in taking care of our facilities. This is something that did not previously exist and we felt it was critical to have in place as we are now going through reinvestment in our General Fund facilities. It should be noted that dollars supporting this Building Maintenance function are also part of the Charges for Services from the General Fund to our other Enterprise Funds, as the Building Maintenance Department supports all the Funds in the City.

Finally, it should also be noted that there is an additional $590,000 that will be brought into the General Fund from the Utility Funds to support the 3rd year of the Building Improvement Program, bringing the total to $1,770,000 over the three years. These funds are needed to support the Utility Fund's fair share of the overall program and the buildings they will be utilizing after this program is complete. After 4 years of the program, the Utility Funds are planned to contribute $2.36 million of the total $6.86 annual debt service needed to support our overall Building Improvement Program.

***General Fund Expenditures*:**
General fund operating expenditures are forecast to be $32,206,447 in 2025, which is an increase of 11.64% over the 2024 Operating Budget of $28,848,773.

In preparing the 2025 budget the following general assumptions were used for the operating budget:

- *Utilize budgeting objectives developed*
- *Increase in the tax levy by 3.58% due to new growth and 5.18% for inflation for a total baseline increase in the operational levy of 8.76%*
- *Implement the third year (of 4 years) of the Building Improvement Program, adding $1.125 million to the tax levy, and $590,000 from the Utility Funds to support the third phase of funding for this program.*
- *Continuing with the implementation of our CAMP, with $1 million allocated to improvements to our existing General Fund Assets in the City*
- *Personnel salaries up 3%, with employer benefit contribution seeing a 6% increase in 2025 (Consistent with our current contracts).*
- *Assume continuation of our Street Reconstruction Program and debt service payments associated with it*
- *Continuing to contract with City of Carver for shared recreational services, bringing in $87,310 to support our recreational services*
- *Continue with $12,000 expense in 2025 for "Scholarships" to support large community activities utilizing our banquet facility ($1,000 per month)*
- *Fully fund the Equipment Replacement Schedule for 2025*
- *Assume we are building up our General Fund reserves by dedicating $300,000 in the budget specifically for this purpose*
- *All other items in the budget remain unchanged*

Based on this, and the other changes that were listed above, the level of expenditure we are recommending to the budget would allow us to meet our budget and service objectives set forth in the 2025 budget process, while also providing good value for our residents who receive our services in the community.

Department	2023 Actual	2024 Budget	2025 Budget	Increase	%Increase	Notes
Council	$145,368	$199,486	$200,221	$735	0.37%	
Communication	$193,496	$354,330	$356,475	$2,145	0.61%	
Administration	$941,510	$1,049,096	$1,040,195	-$8,901	-0.85%	
Human Resources	$451,178	$492,336	$620,995	$128,659	26.13%	Due for Compensation Study which is $50,000
Elections	$19,084	$40,783	$0	-$40,783	-100.00%	There are no elections we provide in 2025
Admin Serv-Finance	$1,838,502	$2,022,258	$2,207,636	$185,378	9.17%	Staffing Study position receiving full funding in 2025
Admin Serv-IS	$1,232,010	$1,318,518	$1,481,759	$163,241	12.38%	Staffing Study position receiving full funding eg 2025
Legal	$144,757	$140,000	$145,000	$5,000	3.57%	
Community Dev.	$470,387	$590,700	$588,387	-$2,313	-0.39%	
Engineering	$680,231	$657,531	$739,858	$82,327	12.52%	$50,000 for document scanning
City Hall Bldg	$222,366	$235,505	$227,666	-$7,839	-3.33%	
Building Maint Div	$708,878	$967,283	$838,262	-$129,021	-13.34%	
Unallocated	$300,000	$300,000	$300,000	$0	0.00%	
Police	$6,590,305	$6,791,993	$7,425,948	$633,955	9.33%	Staffing Study position receiving full funding in 2025
Fire	$2,670,941	$2,929,751	$3,253,537	$323,786	11.05%	Assistance Chief Full Funding in 2025, and training increased to reflect actuals
Building Inspection	$1,075,316	$1,030,044	$962,198	-$67,846	-6.59%	
Public Works Admin	$409,017	$459,911	$479,228	$19,317	4.20%	
Streets	$1,748,564	$2,056,646	$2,222,304	$165,658	8.05%	CAMP dollars towards Street Overlay
Snow Removal	$398,988	$322,861	$382,119	$59,258	18.35%	Staffing Studay position receiving full funding in 2025
MSB Building	$213,062	$261,792	$410,129	$148,337	56.66%	Roof on MSB in need of replacement
Park Maintenance	$1,541,656	$1,506,325	$1,661,780	$155,455	10.32%	Playground Improvements as part of CAMP
ISD 112 Maint	$23,603	$38,199	$36,667	-$1,532	-4.01%	
Tree Control	$68,234	$85,293	$86,239	$946	1.11%	
Parks Admin	$677,469	$771,513	$804,648	$33,135	4.29%	
Parks Special Events	$196,899	$170,995	$208,789	$37,794	22.10%	Shifting Park and Rec expenses from CCC to General Fund
Parks Youth	$382,607	$383,820	$416,592	$32,772	8.54%	Shifting Park and Rec expenses from CCC to General Fund
Park Senior	$220,735	$226,278	$274,490	$48,212	21.31%	Shifting Park and Rec expenses from CCC to General Fund
Parks Adult	$77,872	$87,210	$88,911	$1,701	1.95%	Shifting Park and Rec expenses from CCC to General Fund
Firemen's Park	$114,803	$122,053	$110,374	-$11,679	-9.57%	
Parks Skating Rink	$4,670	$12,612	$5,542	-$7,070	-56.06%	
Unallocated	$3,632,382	$3,223,651	$4,630,498	$1,406,847	43.64%	Building Improvement Plan Dollars
Total	$ 27,394,890	$ 28,848,773	$ 32,206,447	$3,357,674	11.64%	

Specific Department 2025 Activities

Administration

For 2025, the Administration Department plans to remain unchanged for Staffing levels. In 2023, we did add the Community Engagement Coordinator Position in the Administration Department, as well as the Economic Development Coordinator. Both were new positions for the organization. For the 2024 budget, one change that we did make was to move the Community Engagement Coordinator and Communications Coordinator positions out of Administration and into the Communications Department. This has had no change in our budgeted expenses but moves the positions into a department that better fits what their day-to-day duties entail. This change will continue into 2025.

Administrative Services

In 2024, the Administrative Services Department had one new position budgeted as part of the Staffing Gap Plan. This was the addition of a Payroll Support Specialist. With the City having over 160 Full time employees, and more than 300 employees when we include our Part time employees, it had made it difficult for one individual to be able to complete all the duties of a payroll cycle by themselves. This also allows us to be able to have a trained backup in place should one of the payroll positions be out for any reason. This position was not funded in 2024 until the end of the year. The increase in funding in 2025 represents a full year of funding for this position. Other than this, there are no major changes planned for 2025.

Community Development

For 2025, we do not have any new positions planned for this department. A little over a year ago, we did add a second planner position that was part of the Staffing Gap plan. This has helped us spread the load of planning activities between two people and allowed us to start focusing on more proactive projects such as completing the overhaul of our Planning and Zoning ordinances-something that we identified as a priority over the past year and which we have received grant dollars to complete.

Police

As we implemented the final year of our Staffing Gap plan in 2024, the Police Department did add Officer #31. With the addition of this officer, we will have addressed the shortage of officers that we had identified as part of our Staffing Gap analysis. While we did start funding for this position in the 2024 budget, it was not until the end of 2024. We will see the full year of funding for the position in the 2025 budget.

In addition to this position that was added in 2024, we also have the need to move our evidence clerk from a part-time to a full-time position. We recently saw the retirement of our long-term clerk. As she moved out of the position, we found that it was very difficult to recruit a part-time person for this very technical job. At the same time, the

workload of this position has increased enough to justify moving this position to full-time. The 2025 budget being presented includes moving this position to full time.

Fire Department

For 2024, the position that we had scheduled to start was Fire Chief #4 which is an Operations Chief. With the number of calls that we take as a department, and the training demands that we have, we felt we needed to separate the Operations responsibilities from the Training responsibilities. With the addition of this position, this will allow someone to focus on the day-to-day operations of the department with the Training Chief then being able to focus solely on making sure that we properly train our fire personnel in the department. This will also allow our Fire Chief #1 to be able to step back from the day-to-day operations and focus on more of the strategic direction of the department. It should be noted that while we had planned on adding this position in 2024, because of extended leaves of absence due to health issues within the department, we were not able to move on filling this position until now, meaning it will be sometime in mid-December before that position can start and it is funded. This means that the first full year of funding for this position will be reflected in the 2025 budget. In addition to this, we increased our Fire Training budget by $55,000 to better reflect the costs we are seeing with training new hires. Finally, we have budgeted dollars in 2025 to fully implement our new First Due Software. This software will help us manage our calls better and be a good tool for planning future service.

It will be the end of the year when the Fire Department moves into the new station along with the Police. The costs for both the Police and Fire Department with their FF and E are built into the overall project budget for the building and will not come out of the General Fund.

Public Works

As we discussed in 2024, there were two positions that needed to be added as part of the Staffing Gap Program. These positions were not added until later in the year to help with balancing the 2024 budget, and therefore will be reflected completely in the 2025 budget. In addition to this, we do have the CAMP projects, such as Street Overlays and replacement of two neighborhood playgrounds built into the 2025 budget. As part of our 2025 CAMP, we had planned on overlaying Bavaria Road from Pioneer Trail north to our border with Victoria. However, we are pushing this back now because of all the major projects the County has up in that area with 82nd Street and Highway 5 reconstruction. We hope to look at that when those projects are completed in 3 years. With our CAMP dollars now not being spent on that project, we will go back to a more typical schedule of work, which would include about $757,000 for an overlay project, about $160,000 for a playground replacement at Hickory Park, and $60,000 to fund 3 miles of trail resurfacing.

Recreation

Although functionally the Recreation Department, Community Center, and Curling/Event Center are in essence combined, Recreation Administration and Programming are

budgeted as separate General Fund activities. Having them functionally work together does create efficiencies, which has kept our Park and Recreation expenditures significantly below the State average for communities our size. In 2025, we plan to continue to have our Park and Recreation Director, our Recreation Manager, our Recreation Coordinator, the Recreation/Special Events Coordinator and Athletics Supervisor all funded fully out of the General Fund, with a portion of other support positions allocated to the General Fund. We are also budgeting dollars in the General Fund this year to pay for use of the Community Center when General Fund Recreational Programs are held in that facility.

As we discussed during the Community Center Budget process, moving the General Fund Park and Recreation activities out of the Community Center Fund and into the General Fund where they belong is critical if we are going to have the Community Center be able to be financially self-supporting. It cannot continue to subsidize General Fund Parks and Recreation activities and expect to be financially solvent.

Finally, as mentioned previously, we also are planning to relieve the Community Center of close to $300,000 of Administrative Fees charged to it annually to recognize the significant negative impacts COVID has continued to have on that facility, and to recognize the large capital improvements we have had to address in this facility as the facility has aged. While we will still see the Administrative Fee come in from the CCC into the General Fund, it will now be supported by funds in the General Fund transferred to the Community Center Fund. The Staffing Study did not identify any gaps in our overall staffing levels for recreation, and Staffing levels will remain unchanged for 2025 and into the near future. As opportunities open in the future, we will continue to look for ways to shift what are true General Fund Park and Recreation Services out of the Community Center and into the General Fund so that we can see what the true costs of the Community Center are, and what are general recreational services that should be provided to every resident through our General Fund.

Community Center Budget

For the Chaska Community Center, 2025 will be its 34th year of operation. As the Center has evolved, we are confident that it has addressed its mission *of being Chaska's community gathering place, while providing an opportunity to run into people you know*. The objectives of the Community Center are:

1. *To promote community gathering and interaction.*
2. *To provide family and individual recreation with an emphasis on fun and providing a variety of program opportunities.*
3. *To enhance Chaska's pride and identity.*
4. *To be operationally self-supporting with no property tax support.*
5. *To reinvest back into the facility to keep it quality for future generations*
6. *To build a cash balance in the CCC Fund to be able to accommodate all the maintenance and improvement needs of this aging facility*

Historically, the Community Center has done a good job of accomplishing the first four objectives listed above. Not only has it served as a central gathering place in the community, providing opportunities for family and individual recreation in Chaska, but has also been able to manage the center's day-to-day operations in a financially self-supporting way. In this respect, it is one of the few community centers in the State of this size that can offer the services it does and has not utilized tax levy to support its operations. As we have found through our Master Planning process that we completed in 2023, most city-owned community centers/recreation facilities have some level of tax levy support, with a common split being 60% coming from revenue generated from the facility and 40% being supported by a property tax levy. While not having tax levy support the Chaska Community Center has helped to keep property taxes down, it has led to us not having the proper resources to put back into the facility, leaving our facility with many differed maintenance items that have not been addressed.

This especially became apparent during COVID. While the facility in the past was able to meet our first four objectives successfully from an operational standpoint, this changed with COVID, as we still have not been able to regain the membership base we had prior to COVID. And while the facility was able to meet the first four objectives through most of its years from a day-to-day standpoint, it has never been able to effectively build sufficient cash balances to reinvest back into the facility, with it having never been able to sufficiently fund its depreciation on an annual basis. Depreciation on the facility is a little under $ 1 million per year. Later in this report I will discuss how we are planning to address this and make sure that the CCC is not only operationally self-supporting, but that it can also cover its depreciation/deferred maintenance costs on an annual basis so we can properly reinvest back into this facility to preserve for future users.

Community Center's Support of General Fund

Because the Chaska Community Center has not relied on tax levy for support, it has had the effect of being a factor in what has kept our General Fund tax levy low in the past. This has occurred primarily because the CCC has taken on many of the City's general recreational services that would normally be covered in other communities by tax levy support. For example, in most cities Special Events (i.e. Fire and Ice Festival) are organized and staffed by employees that are paid out of the General Fund, which is tax-levy supported. In Chaska, we have always had these functions taken on by our Community Center Staff, which are paid for through our Community Center fund and the revenues it generates.

This is especially true for the expense of Recreation Staff members who are providing programming in many different venues outside of our Community Center. While this has provided many efficiencies that have kept our overall City tax contribution to recreation low, over the past few years this has become a major limiting factor in the Community Center as the facility has aged and we have not had the cash flow to be able to accommodate all the needed upkeep work on the facility. Since 2018, when we had some major infrastructure equipment in the Community Center fail, the replacement of these necessary items has caused the CCC Enterprise Fund to run deficits. We anticipate this issue will only build if we do not identify a plan to properly fund the Community Center as well as the General Fund Park and Recreation Services independently.

This has become a major issue within the Community Center, as this facility has in essence subsidized General Fund Park and Recreation services, while at the same time trying to account for all the current and future costs for owning and operating this facility. A key indicator of this has been the fact that the Community Center depreciates by approximately $865,000 annually without us being able to fund this depreciation. This means that as our assets have been consumed, we have not been able to properly reinvest back into the facility to deal with replacing and maintaining key aspects of this facility. Instead, we have been much more reactive to failing equipment and systems in the building, which can be much more expensive to deal with.

Also, as mentioned previously, most City-owned recreational facilities are supported through some other source of funds, with 40% being a common number that most communities will use. While that does not need to be tax dollars that support a facility like a Community Center, most communities will fund at least a portion of their recreational facilities through tax dollars.

In Chaska, this has been an issue that has existed from the initial construction of this facility with only $100,000 annually dedicated from the Electric Fund coming into the CCC Fund to support capital replacements. This represents only 2% of the overall Community Center budget. It has especially become an issue as the Community Center has aged and we have been forced to use sources like the Electric Fund to take on some of these necessary improvements above and beyond the $100,000 we have dedicated to this facility annually. It has also not allowed us to replace things within

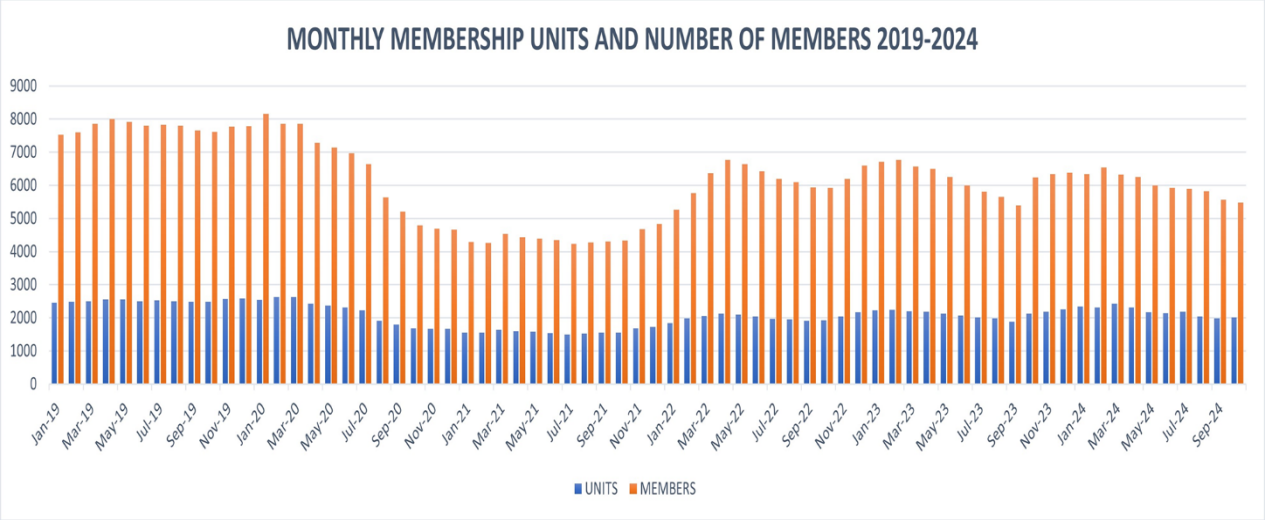
the facility when they are needed, but instead replace items when it becomes an emergency and we have no alternative but to replace the equipment that has failed.

This is a key factor that was taken into consideration when putting together this budget, and the ten-year financial plan for this facility.

Continued Impact of COVID 19 on Community Center

Of all our facilities within the City of Chaska, the Community Center was hit the hardest financially from the impacts of the pandemic. This was both because we were forced to close our facility twice through Executive Orders coming from the State (totaled 4.5 months of closure through 2020 and 2021), but also because we were limited to 25% capacity in the facility in the months going through 2021. In fact, operations did not get back to normal until the Spring of 2022 when we removed our fitness equipment from the large lower gym and moved this equipment back into the Fitness Center. This especially had an impact on being able to program the facility, as a lot of our programs rely on big spaces in the facility, such as the gym, to be able to be held. These spaces being closed, along with patrons not feeling comfortable working out in a group setting, led to many patrons dropping memberships, with it being difficult to get them to come back. One trend that we saw increase in popularity during the pandemic was people utilizing low-cost Fitness Centers (i.e. Snap Fitness, Anytime Fitness, etc…) if they were only interested in utilizing fitness and weight equipment, but were not interested in the other amenities a full community center offers such as a pool, ice rinks and gymnasium space. While we have continued to see consistent progress towards getting our memberships back to pre-Covid levels, all of these factors have made that rebound much longer than we would have expected.

As we moved into 2024, while memberships rebounded from their lowest point in February of 2021, we have still not seen memberships rebound back to where they were right before the pandemic started in January of 2020. As you will see from the chart below, in January of 2020, we have approximately 8,100 members. At our lowest point during the pandemic, our memberships dropped to approximately 4,100, or nearly a 50% decrease. Since that time, we have seen memberships get up to close to 7,000 members in both the winter months of 2022, 2023, and 2024, but have never reached that 8,100 mark that existed prior to the pandemic. With our natural dips in the summer months, we have averaged about 26% lower than our peak of 8,100 members prior to the pandemic. Not surprisingly, this has created financial challenges for the Community Center as a facility, especially as the facility has aged and more dollars have had to be put into capital replacements.



While the pandemic certainly started the decline in memberships that we have seen at the CCC, there are other circumstances that Staff believes have also contributed to us not fully recovering in our membership numbers. As mentioned above, one thing that has changed has been in the ways people exercised during the pandemic that has continued until now. We have seen many more people who complete workouts in their homes or outside. There has been a rise in lower cost options such as Snap Fitness and Anytime Fitness that have filled a niche of people who only go to a recreational facility for the fitness equipment. Since Fitness is a major reason that patrons get memberships at our facility, this has had a negative impact.

A second issue that we have seen at the CCC has been in the age and condition of the building and equipment we provide. With an aging facility it becomes important to be able to continuously reinvest back into the facility to keep people interested in becoming a member. We made big strides in our 2024 budget as we replaced our Selecterized Weight Equipment and our Free Weights. Both items are dated and have not kept up with equipment that patrons could get at other fitness facilities. While we are still waiting to see the full impact of these improvements as we have promotions to get people back in the building, anecdotally we have had very good reviews from patrons on the new equipment we have and have seen memberships coming at a faster pace than they have in the past three years.

We will be keeping a close eye on memberships to see what type of impact the improvements we made in 2024 will have on our membership numbers. It will also give us data to understand what will attract people to come to the Community Center in lieu of going to low-cost options who only offer fitness equipment.

Membership Comparisons to Other Municipal Facilities

As mentioned previously, the Chaska Community Center is one of the few City-owned community centers/recreational facilities that does not have any tax levy support and relies solely on memberships and other user fees to support its annual operations. This is true even though a good portion of our Community Center (entire first floor and upper track) does not require a membership or daily admission for entrance.

With its reliance on memberships and daily admissions for support of our operations and reinvestment, it is critical that we price our memberships to be able to meet our current and future needs. At the same time, we need to be cognizant of how our competition (other municipal facilities) are priced so that we do not have our membership pricing get too far out of the market.

In 2022, we did make some larger adjustments to our membership rates because we had become very low compared to other City facilities in the Twin Cities. As we move into 2025, we want to make sure that we keep up with the average of facilities we compare to in the market, so as not to lose ground on the changes we made two years ago. However, we also want to make sure that we are providing our patrons with competitive rates.

Based on that objective, we are recommending that the rates for membership go up by 3%-4% for 2025, based on the type of membership being sold. The only membership category we are recommending not change is our Dual Membership rate. With that category of membership being offered for the first time in 2024, we want to give it additional time to market this new option, as we do think that there are a significant number of new residents in the community who are "empty nesters", and who the Dual Membership Rate would be more beneficial for them to use as opposed to the Family Membership that was available to them before, if they want to have more than one person on the account.. Below are charts comparing where we fall with this 3%-4% increase with both our monthly and our annual membership rates:

MONTHLY BILLING	Enrl.Fee	YOUTH-SINGLE		ADULT-SINGLE		DUAL		HOUSEHOLD		SENIOR-SINGLE		SENIOR DUAL	
		Resident	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*
Eden Praire	$30.00	$42.26	$59.59	$52.01	$60.67	$88.83	$104.00	$119.17	$141.93	$43.33	$60.67	$70.42	$104.00
Shakopee	$30.00	$34.00	$45.00	$44.00	$56.00	$53.00	$70.00	$63.00	$81.00	$34.00	$45.00		
Williston	$30.00	$38.00	$48.00	$48.00	$60.00	$67.00	$83.00	$77.00	$96.00	$33.00	$43.00	$48.00	$60.00
Waconia	$30.00	$30.00	$37.00	$40.00	$47.00	$50.00	$57.00	$65.00	$72.00	$30.00	$37.00	$40.00	$47.00
Maplewood		$42.00		$75.00		$126.00		$137.00		$75.00		$126.00	
Shoreview		$35.75	$48.25	$42.25	$54.75	$63.25	$77.75	$71.50	$91.75	$37.75	$48.25		
Eagan	$25.00			$40.00	$45.00	$71.00	$81.00	$89.00	$101.00	$33.00	$37.00	$56.00	$63.00
Chaska CURRENT	$39.00	$29.00	$35.00	$39.00	$47.00	$68.00	$82.00	$72.00	$87.00	$29.00	$35.00	$51.00	$61.00
Chaska 2025 PROPOSED		$30.00	$36.00	$40.25	$48.50	$68.00	$82.00	$74.25	$90.00	$30.00	$36.00	$51.00	$61.00
Average		**$37.00**	**$47.57**	**$48.75**	**$53.90**	**$74.15**	**$78.79**	**$88.81**	**$97.28**	**$40.87**	**$45.15**	**$68.08**	**$68.50**
Current Rate % Below Avg		22%	26%	20%	13%	8%	-4%	19%	11%	29%	22%	25%	11%
Proposed % Below Avg		19%	24%	17%	10%	8%	-4%	16%	7%	27%	20%	25%	11%

ANNUAL PRE-PAID	FEE	YOUTH-SINGLE		ADULT-SINGLE		DUAL		HOUSEHOLD		SENIOR-SINGLE		SENIOR DUAL	
		Resident	*Regualr*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*	*Resident*	*Regular*
Eden Praire	$0.00	$507.12	$715.09	$624.06	$727.99	$1,065.93	$1,247.99	$1,430.06	$1,703.15	$520.01	$727.99	$845.06	$1,247.99
Shakopee	$0.00	$276.00	$369.00	$378.00	$533.00	$485.00	$669.00	$595.00	$800.00	$276.00	$369.00	$485.00	$669.00
Williston	$0.00	$448.00	$545.00	$545.00	$690.00	$769.00	$961.00	$882.00	$1,090.00	$385.00	$481.00	$545.00	$690.00
Waconia	$0.00	$330.00	$407.00	$440.00	$520.00	$550.00	$627.00	$715.00	$792.00	$330.00	$407.00	$440.00	$520.00
Maplewood													
Shoreview		$370.00	$480.00	$440.00	$600.00	$660.00	$860.00	$740.00	$1,010.00	$370.00	$480.00	$660.00	$860.00
Eagan				$435.00	$490.00	$774.00	$882.00	$973.00	$1,103.00	$360.00	$403.00	$612.00	$688.00
Chaska CURRENT		317.00	380.00	422.00	507.00	739.00	887.00	792.00	950.00	317.00	380.00	555.00	665.00
Chaska 2025 PROPOSED		330.00	396.00	442.75	533.50	748.00	902.00	816.75	990.00	330.00	396.00	561.00	671.00
Average		**386.22**	**503.22**	**477.01**	**593.50**	**$717.32**	**874.50**	**$889.18**	**1,083.03**	**373.50**	**478.00**	**597.84**	**779.17**
Current Rate % Below Avg		18%	24%	12%	15%	-3%	-1%	11%	12%	15%	21%	7%	15%
Proposed % Below Avg		15%	21%	7%	10%	-4%	-3%	8%	9%	12%	17%	6%	14%

As you will see from the charts above, our current rates are generally about 7-21% lower for both monthly and annual membership rates. As you will also see from our proposed rate structure, we would continue to be 7-21% below the market comparisons.

As mentioned before, one thing that did change in our rate structure in 2024 was that we started offering Dual Membership options for our patrons. This allows a family of two people to be able to purchase a membership together without having to purchase a Family Membership which allows more than two people. This is something that we have never offered, which other similar facilities have. We do think that this will be a popular option, especially with our AOA members instead of them having to purchase two single memberships. As I mentioned previously, we are recommending that we do not increase this rate for 2025 both because we want to have more time to market this our AOA population, but also because our Dual Memberships are the only membership option we offer that are currently priced above the market. By not increasing this rate class in 2025, we do feel that by 2026 our rates in this category will be comparable to the average our market comparisons.

For any of our membership options, one thing that should be noted is that many of the facilities we compare to have tax levy support (usually around 40% of the total budget). While we do not have that current financial support from outside of the facility, our memberships have remained very competitive.

One thing to note about our memberships, as we look at our current operational needs for the facility, and the Capital Improvements that we are going to need to make over the next several years, we will have to keep in mind that only relying on membership and other fees will not be significant enough to keep up with our capital replacement needs. If we make our fees higher than in the market, we will be uncompetitive with other municipal facilities. The solution to addressing our long-term capital needs will need to come from outside of the facility if it is to be successful, as simply raising rates

to cover our costs may have the opposite effect by decreasing our memberships and users if membership rates and user fees are too high.

CCC Master Plan: Addressing Aging Facility Creates Additional Needs

While the effects of the COVID pandemic continue to be a concern, there are more systemic issues that we need to consider to help properly plan for the future of this facility.

Starting in 2023, and culminating in a final report in 2024, we have been looking at these issues through our Community Center Masterplan Process. The focus of these discussions has been both around what we envision the Community Center to be as we move into the future, but also how we structurally fix the financial issues that have kept the CCC from being financially sound in the past. While it is easy to focus on the vision for what we would like the facility to become, it is important that we address the current financial needs first to make sure we have a solid foundation on which to build our community center of the future when we reach that point.

To address this first issue of creating a sound financial foundation for the facility, we need to be able to understand what we have not been able to address just through revenue derived from the Community Center itself. As we have mentioned previously, one number that we know we need to be able to fund annually is the depreciation of the facility. At this point in time, depreciation is $865,000. The other number we need to understand is the average amount of the deficits we have had in the Fund to be able to balance the budget on an annual basis. This number has run around $500,000, with a good portion of that funding equipment repair and replacement we cannot avoid and needs to be completed.

It should be noted that the Chaska Community Center originally cost us $22.5 million to construct in 1991. With all the additions we have put onto the facility, our Master Plan process has determined it would be over $145,000,000 to replace if we were to start from scratch. Again, we currently depreciate $865,000 of this facility annually but have never had a mechanism to properly reinvest back into this asset with dollars generated from the facility itself. This has become a major issue, as a facility this age has significant issues pop up every year if they are not able to be addressed on a proactive basis.

To illustrate this issue, below is a list of the improvements in the facility that are overdue for replacement. As you will see, this list totals close to $2.1 million.

Capital Assets Currently Passed Estimated Useful Life	
RTU St Francis 3	$31,250.00
RTU St Francis 4	$31,250.00
Dasher Boards Arena 2	$300,000.00
Dry Sauna Heater	$13,000.00
Steam Room Boiler	$19,500.00
Plate Loaded Weight Equipment	$36,280.00
Plates and free weights	$17,250.00
Selecterize weight equipment	$308,000.00
Leisure Pool Heat Exchanger	$15,600.00
Tire Curtain - Theater	$24,000.00
Theater Lighting	$66,000.00
Brick City Banquet Room Audio/Visual	$26,400.00
Brick City Banquet room divider	$30,000.00
Multipurpose Chairs	$15,000.00
Multipurpose Tables	$20,000.00
Forklift	$45,000.00
Red Maple Cupboards	$18,000.00
White Oak cupboards	$18,000.00
Lower gym divider	$60,000.00
Lower gym basketball hoops	$57,500.00
Upper gym basketball hoops	$55,200.00
Play tunnel/climbing wall	$84,500.00
Upper corridor carpet	$31,030.00
Fitness Center Flooring	$32,100.00
Lower gym flooring	$312,500.00
Dance Studio Flooring	$50,000.00
Arena 1 painting	$63,600.00
Arena 2 painting	$63,600.00
Theater Painting	$10,600.00
Lower Gym Painting	$47,700.00
Arena 1 sounds system	$166,000.00
Spin Bikes	$16,640.00
Water Softeners Arena	$20,000.00
Current Asset Liability	**$2,105,500.00**

While some of the items on this list we have been able to address over the past few years, none have been able to be repaired/replaced on a proactive basis, but instead of been dealt with when critical issues arise. Ideally, we would not be approaching the items on this list for replacement on an emergency basis but instead it would be wise to replace them now before they become an emergency. While there are many more improvements that we would like to be able to attend to in this upcoming year, below is

a list of the priorities we need to address in 2025 and are a priority to keeping our operations running smoothly next year:

1. Replace Ice Arena Softeners that are overdue for replacement for $25,000
2. Replace Heat Exchanger in Rink 2 for $108,000
3. Replace the tables and chairs in the Brick City Room for $20,000
4. Replace the Indoor Playground Structure for $125,000
    - This is original to the facility and no longer meets safety requirements

As you will see, there are $278,000 of improvements that we need to be able to make this year to make sure that they do not fail. If we allow any of these to completely fail, it could make operations in certain components of the facility very difficult and could take a long time to replace with long lead times that we are seeing.

Strategy for Addressing Financial Issues Moving Forward

Knowing that this will continue to be an issue unless we develop a long-term strategy to address these needs, Staff has been exploring strategies for not only how to fill this financial gap, but how to spread it out over time so as not to have a dramatic impact on our residents and patrons in any given year. Specifically, the plan that we identified during the 2024 budget process was to address this deficit over a 10-year period, with the goal of trying to create at least $1.5 million in annual income that can accumulate in the fund to support both operations and capital reinvestment.

In the short term, which we defined last year as 2024 and 2025, we would see filling the budget gap for these years from the Self Insurance Fund, as the issues we are currently facing are largely due to the COVID Pandemic. While we would see these dollars filling the gap in 2024 and 2025, we would not see this as a long-term solution. Instead, it would serve to cover gaps until we replace this with permanent funding solutions.

As we move into the years 2026-2029, we would then start to add Utility dollars from the Electric, Water and Sewer Funds. Specifically, we would recommend adding $100,000 per year through each of these four years until we reach an amount of $400,000, at which point the Utility dollars would be capped. In addition to this, we have debt service coming off in the Community Center after 2027 when The Lodge Addition is fully paid. This debt service totals $220,000 per year. Instead of these dollars that currently come into the Community Center from our Electric Fund going away, we would keep this $220,000 coming into the Community Center Fund into the future. However, now instead of supporting debt, it would go to help annually fund our depreciation. The second debt service in the Community Center is $240,000 for the Pool and Ice Arena Improvements we completed approximately 10 years ago, which comes off after 2032. Again, we would keep these dollars coming into the Community Center from the Electric Fund into the future but use it to fund depreciation instead of debt service like it was funding before.

The last part of the strategy would be implemented over the period from 2027-2034. During this period, we would be moving forward each of those years to remove the portions of the Community Center budget that should be funded through our General Fund Parks and Recreation Services. We would do this by increasing our Tax Levy in the General Fund by $100,000 per year in each of these years to allow us to move over $100,000 of expenses that should be associated with the General Fund Park and Recreation services instead of Community Center functions. This would have an impact of approximately 0.5% or less each year to the tax levy, while making sure that we get our General Fund recreation services moved to the correct fund, so our Community Center does not continue subsidizing this cost. This would have the effect of removing $800,000 of expenses from the CCC over this time period, while making sure it funded in the proper Fund.

At the end of this 10-year plan, we would have approximately $1.7 million of annual impact (either expenses getting reclassified in the proper location or new revenues) to the Community Center Fund, providing it with the proper amount of dollars to be able to keep the facility we have in as good of shape as possible. It will also create a good financial foundation on which to reinvest back into the CCC when we tackle the other part of the Community Center Master Plan, which is implementing our vision for where we want this facility to go into the future.

2025 Community Center Revenues

While we plan to continue to see improvement in the market, 2025 will continue to be a challenging year as we focus on how to rebuild the remaining lost memberships that we saw from prior to the COVID pandemic. With our Fitness equipment now refreshed, and a wide variety of fitness classes being offered, we do think that this will help in us rebuilding the memberships that we lost through the Pandemic. We will continue to market our new offering of Dual Memberships in the community, as we do think with the addition of more housing for AOAs in the community that this could be an attractive option for them to join compared to when we just had a Family Plan option.

Our revenue projections for the 2025 Budget include:

- Increasing our membership rates by 3%-4% on all membership options except our Dual Membership option that we will not be changing the price for 2025
- Increasing our Ice rental rates by $5/hour
- Increasing our Room Rental rates by 4%
- No increase in Daily Rates
- 4% increase for our Swim Lessons
- Continue expanding our After School Extended Say offering similar to Club Care at the School District. We did not get up and running until mid-year last school year, but have seen this be a popular option for people as this school year opened

Besides the specific areas mentioned above, we do plan to continue other operations like what we saw in 2024. As you will see from the chart below, we would recommend adopting a budgeted revenue number of $5,156,667 for 2025. This number includes the addition of $353,665 from the Self Insurance Fund to help fill the gap we are

projecting for 2025, especially with the $278,000 in Capital Improvements we are planning for 2025 that was listed above in this report. Below is a chart listing the expected revenues by area expected in 2025. One thing that should be noted is that in areas with large changes, many of these are being driven by us recategorizing revenue into consolidated areas. The overall increase in revenue for the Community Center is a 3.84% increase.

	Actual	Budget	Budget		%
REVENUES	2023	2024	2025	Change	Change
Member/Admis/Rental	$1,597,750	$1,636,072	$1,687,767	$51,695	3.16%
Community Room	$65,576	$90,000	$80,000	($10,000)	-11.11%
Craft Rooms	$18,104	$24,000	$24,000	$0	0.00%
Fitness Programs	$26,080	$75,000	$50,000	($25,000)	-33.33%
Gym	$22,004	$35,000	$25,500	($9,500)	-27.14%
Ice Arena	$895,402	$966,273	$956,854	($9,419)	-0.97%
Maintenance	$22,750	$38,031	$25,000	($13,031)	-34.26%
Wellness-PT	$31,513	$80,000	$40,000	($40,000)	-50.00%
Play & Daycare Room	$19,140	$114,000	$116,280	$2,280	2.00%
Swimming Pool	$35,108	$35,000	$36,000	$1,000	2.86%
Swim Lessons	$103,028	$219,240	$200,000	($19,240)	-8.78%
Theater	$46,187	$56,700	$57,800	$1,100	1.94%
The Lodge	$4,088	$20,400	$15,000	($5,400)	-26.47%
General Facility Revenue	$225,754	$0	$0	$0	0.00%
Vending	$27,663	$11,000	$11,000	$0	0.00%
Misc.	$60,113	$361,972	$616,801	$254,829	70.40%
Total Oper Rev	$3,200,260	$3,762,688	$3,942,002	$179,314	4.77%
Non-operating					
Self Insurance (CIP)		$389,000	$353,665	($35,335)	-9.08%
Utility Funds	$322,303	$814,524	$861,000	$46,476	5.71%
Total Non oper	$322,303	$1,203,524	$1,214,665	$11,141	0.93%
TOTAL REV	$3,522,563	$4,966,212	$5,156,667	$190,455	3.84%

While memberships and admissions make up a large percentage of the overall revenue that we see coming into the Community Center Fund, I think it is important to recognize some other significant sources of revenue that help support the Community Center Fund, which fortunately have seen little impact from COVID due to them being dollars generated through leases/agreements for space in the facility, or are annual contributions made through the Utility Funds. Below is a listing of the other key revenues that support the Community Center Facility:

- St. Francis/Capable Kids-Receive approximately $211,404 annually to lease space on the north end of the building
- Breakaway Academy: $79,125 annually to lease space in the lower level of the building
- Orchard Hill Preschool (formerly Alphabet Junction): $53,956 per year

- ISD #112: Makes payments to the City of Chaska in the amount of $45,000 annually to support the debt service for adding onto the building to make Girls Locker Rooms for the Chaska/Chanhassen Girls Hockey Program. This continues for 15 years or until the loan is repaid

- Utility Fund Transfers to the Community Center to support the following:
  - $100,000 annually from Electric Fund since the facility opened in 1991 to help offset the costs of improvements in the building
  - $220,000 annually from Electric Fund supporting the Debt Service for The Lodge-debt is retired in 2027.
  - $240,000 annually from Electric Fund to support the Debt Service for the Pool/Ice Renovations
  - $353,665 from Self Insurance Fund to support the Capital Improvements being made in facility in 2024, along with some operational support

Other than these major sources of income, our memberships and admissions, the remainder of our revenue for the facility comes from user fees paid to participate in programs, classes, and purchases from our vending machines.

Expenditures

From an expenditure perspective, we are approaching the budget in 2025 from the perspective of being strategic on where we spend dollars to keep our costs as low as possible, but to also make sure that we are investing into those areas that have the greatest return. As we have also discussed previously, while there are several capital reinvestment items that are due for replacement, we are focusing our efforts on addressing both the items in our facility that absolutely need replacement and repair.

If we look at the expenditure chart below, you can see that we are budgeting to have our expenditures in 2025 be $5,156,667. This would represent a 3.86% increase in our expenditures from our 2024 budget, or an increase of $191,415. We would anticipate that we would see little changes in staffing compared to the 2024 budget.

To assist the Community Center as we try to build back up our membership to pre-pandemic levels, we are also looking to reduce expenditures to the Fund that other funds can help support. Specifically, we are planning to support the payment of the Administrative Fee to the General Fund to relieve this cost for the Community Center. We have done this the past two years.

Below is a list of the Expenditures budgeted for 2025:

EXPENSES	Actual 2023	Budget 2024	Budget 2025	Increase	%
Admin	$ 815,099	$ 944,884	$ 937,082	$ (7,802)	-0.83%
Front Desk	$ 229,736	$ 185,157	$ 231,828	$ 46,671	25.21%
Well- Prog	$ 13,289	$ 12,000	$ 16,632	$ 4,632	38.60%
Ice Arena	$ 213,621	$ 237,459	$ 257,425	$ 19,966	8.41%
Maintenance	$1,617,300	$1,621,393	$1,859,034	$ 237,641	14.66%
Personal Train	$ 35,215	$ 38,141	$ 41,366	$ 3,225	8.46%
Wellness Add	$ 287,511	$ 304,908	$ 315,030	$ 10,122	3.32%
Play/Daycare	$ 95,100	$ 108,024	$ 98,987	$ (9,037)	-8.37%
Swim Pool	$ 585,890	$ 633,138	$ 631,436	$ (1,702)	-0.27%
Theater	$ -	$ 7,641	$ -	$ (7,641)	-100.00%
Lodge	$ 900	$ 4,372	$ 3,232	$ (1,140)	-26.08%
Gen Facility	$ 49,464	$ 311,230	$ 191,385	$ (119,845)	-38.51%
Depreciation	$ 882,470	$ -	$ -	$ -	0.00%
Debt Service	$ 119,842	$ 556,905	$ 573,230	$ 16,325	2.93%
Other	$ 632	$ -	$ -	$ -	
Expenses	$4,946,069	$4,965,252	$5,156,667	$ 191,415	3.86%

Based on our forecasted Revenues and Expenditures, we are estimating that the facility will break even in 2025.

As was discussed in detail earlier in this section of the budget, the bigger issue that we need to focus on is not just balancing the budget for 2025 but looking at how we have a plan in place to address the larger systemic issues of funding the Community Center in the long term. As we move through the next 10 years, we will continue to use the plan that was described above as a roadmap for how to not only allow the Community Center to be able to address its annual operating needs, but also address its deferred maintenance in a pro-active manner. If we follow that plan, we do think we can move the Community Center in that positive direction and set it up well going into the future whether or not we implement recommendations in the Community Center Master Plan.

Town Course Budget

The mission of the Chaska Town Course is to develop and operate a quality municipal golf course serving as a community recreational resource and as a community gathering place, that is viewed as a top public golf course facility in the Twin Cities, helping also attract visitors to our community.

In developing the course's annual budget our objective is to provide adequate resources to meet this mission by maintaining a high-quality golfing experience from both a maintenance and customer service perspective. An objective during our budgeting process has also been to position the Town Course in such a way that we attempt to generate enough profit to build up reserves sufficient to keep up with our capital replacement needs to keep it running as a high-end facility into the future, while still providing good value to our patrons.

As we look into the future, keeping up with capital reinvestment will be the largest single challenge of the course, as it has historically been able to be self-sufficient from an operational standpoint, but has had more difficulty being able to generate a sufficient amount of reserves to cover all future depreciation costs. This has been changing over the past few years as we have put more focus into making this a sustainable facility and have started to generate cash balances that have allowed us to reinvest back into the course. This will be explored in greater detail as we discuss both the impact COVID has had on the golfing market, but also the work we have been doing to better target what the Resident discounts should be on the course as we move into future years.

COVID's Impact on the Golf Market

In 2018 and 2019, the Chaska Town Course had just over 29,000 rounds per year. While these were not great weather years, which did impact the number of rounds played, it also signified a greater trend we were seeing where the number of golfers was declining in general. This was true not only at the Town course, but was true industry wide, as the number of U.S. golfers peaked in 2003 at 30.6 million and dropped to 24.3 million in 2019, according to the National Golf Foundation. This number dropped approximately 1.9 million golfers between 2012 and 2017 but increased slightly by 500,000 between 2017-2019.

While the COVID pandemic negatively impacted our other recreational facilities in the City, one positive trend that we and other golf courses saw during the pandemic was the increase of golfers coming back to the game, as well as some picking it up for the first time. In just 2020, the number of golfers nationwide increased by 500,000 players in just one year, getting the total up to 24.8 million. Since 2020, this number has continued to increase, with an additional 1.8 million golfers coming to the game, bringing the total number of golfers in the U.S. up to 26.6 million at the end of 2023.

While the Chaska Town Course has always been a popular facility for golfers across the Twin Cities, the Town Course also benefited from this increase of golfers, seeing our rounds go from an average of about 32,000 rounds per year to our 5-year average being 39,805 rounds. Since 2020 our rounds have been over 38,000 rounds per year with the rounds being close or above 40,000 rounds for three of those years including our last season in 2024. Industry-wide, it appears that this is a permanent change to the number of golfers in the market, as rounds have not decreased since the pandemic ended, but have stayed relatively stable to slightly increasing each of the past 5 years. This is a positive change that has helped us in meeting our objective of generating fund balances to be able to reinvest back into our course.

Resident vs Non-Resident Rounds

The larger economic challenge the Chaska Town Course has experienced, especially over the past decade, is the shift in the demographic of patrons who golf at this facility. When the Chaska Town Course first opened in 1997, over 70% of the rounds that were played on the course were by non-resident golfers, with around 30% being made up of Chaska residents. As the community has continued to grow, and as people moving to the area have recognized the benefit of moving to Chaska as opposed to surrounding communities because of our resident Town Course discount, this patron makeup has moved to be approximately 50% resident play, with only 50% coming from outside of the community. Finishing up the 2023 golf season, we saw for the first time ever that we had more resident golfers than non-resident golfers. While the percentage slipped down to 49% Residents in 2024, we expect that as our community grows that we will continue to see the percentage of Resident rounds increase. While this has been great for our mission of making the Chaska Town Course a premier community gathering place for our residents, this has been a very difficult financial transition for the course as our resident discount peaked in 2019 at around a 40% discount from the regular rate that non-residents pay. This means that we every resident round being played in that year, we saw a 40% discount being provided which was beginning to make it very difficult to not only get our budget to balance, but also have sufficient dollars available to make important improvements to the course to keep people wanting to come back.

While we think it is important to keep a resident discount in place as we go into the future, it will be much more important for us to look at exactly what this discount is, as having over 50% of our golfers continue to have this level of discount will not be financially sustainable. This is something that we started discussing during the 2020 budget process, and which we discussed with some of our most loyal resident patrons prior to the 2021 budget process to identify a pathway to address this issue while still providing a benefit to our resident golfers. This will be described in greater detail later in this report, as we have been going through a transition over the past 4 seasons with Resident rates and have seen success in transition into a more sustainable financial model.

2024 Chaska Town Course Season

2024 was an excellent year for the Chaska Town Course, as we saw 39,864 rounds throughout the season, even with us having to close the course for two weeks in August to Co-host the US Amateur Tournament. This was coming off of 2023 where we saw 38,500 rounds of golf being played. In 2023, we would have been over 40,000

rounds but did not reach that amount because we needed to close the course early for replacement of our Cart Paths. This was an improvement that needed to be completed during a warm weather season and could not be done while patrons were playing the course.

As mentioned previously, this has been the level of use we have seen at the CTC since the Pandemic started, as our 5-year average number of annual rounds went from around 32,000 to well over 39,000 rounds per year. As mentioned previously, if you look at the five years since the pandemic started, the average has gone to 39,805. Again, this has not just been the experience with the Town Course but has been experienced by golf courses in general across the industry.

Besides continuing to see new golfers come to the Town Course, we were also helped by great weather and turf conditions throughout the summer. While 2024 was not as hot and dry as the last two golf seasons, we did have good weather at the right times, making our usage in 2024 higher than both 2022 and 2023. Based on this high usage, we estimate that we will end the season with an increase of at least over $200,000 in cash balance which we will use to continue to build our Fund Balance to take care of necessary reinvestment back into the course.

Depreciation Funding-Continued Reinvestment into Facility

With the refinancing of our TIF District #4 in 2008, we did put the Town Course in a better position to accumulate cash reserves, as it did not have to directly support the remaining years of debt service for the course anymore. In 1997, resources from TIF District #4 were the main financial resource that allowed us to construct the course and contributed towards our debt service on the course until all debt was repaid with the Closing of TIF District #4 in 2014. It was planned that the refinancing of this TIF District in 2008, and once again in 2011, would provide us with sufficient resources to pay off the initial capital construction cost debt at the Town Course from these TIF funds. What this did was to allow the Town Course to keep any annual profits and accumulate reserves in this Enterprise Fund.

While this move in 2014 took away the need for the Town Course to contribute directly towards its annual debt service from its initial construction, and while the Town Course continued to meet its annual operational needs of the course, it continued to struggle to generate significant reserves to go towards its future capital replacement needs. Specifically, the Town Course did not meet the depreciation expenses of the facility, which are just under $500,000 per year.

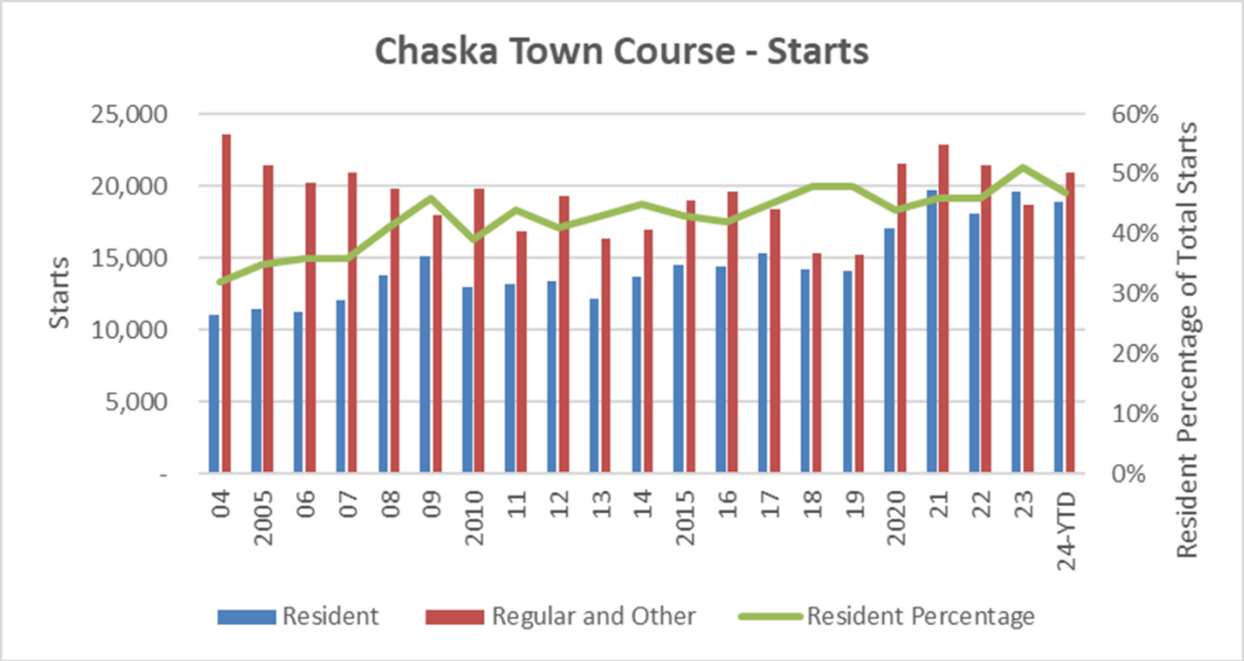
Not being able to meet its Depreciation obligations, and therefore not having the funds to properly reinvest back into the facility, was a significant reason why we started looking at the issue of resident vs regular rates. With over 50% of our patrons receiving a discount close to 40%, we knew it would be difficult to keep the Town Course financially sustainable in the future while also reinvesting back into those things that are important to keep the high-quality reputation the course has had since its opening.

Resident vs Regular Rates

As discussed above, one of the largest items that Staff has focused on while putting together the budget for the Chaska Town Course over the past five years has been looking at the split between resident and regular play at the Course. As mentioned previously, when the Town Course first opened, approximately 70% of our rounds came from non-resident play. As our community has grown, we now see that resident play is approximately 50% of the rounds during the season.

While this has been great for meeting our mission of having this be a premier community gathering location, it has made it very difficult from a financial perspective to keep the Chaska Town Course financially sustainable with our residents seeing a very large discount on our regular rates. When we started this discussion in 2019, residents were seeing close to a 40% discount on rates. Having 50% of our patrons see this large of a discount was not something we could continue to do if we wanted to have this course be both operationally self-sustaining and be able to reinvest back into the course as it ages.

Below is a chart illustrating the changes we have seen in resident vs. non-resident play since 2004 to illustrate the changes we have seen:



In examining this issue, Staff committed to meeting with resident patrons of the Chaska Town Course to both educate them on this issue, but to also get their feedback on how to structure our rates going into the future so that residents still feel they are receiving significant benefit for having this asset in their community while also being cognizant of how changes can positively affect the financial sustainability of the Chaska Town Course going into the future.

This discussion with these resident patrons occurred in January 2020 and resulted in a significant amount of good feedback that led to the recommendations Staff ultimately made to the City Council for where to go with rates over the next few years. Some of the feedback received included:

- They understood the importance of making this a financially stable facility and understood the changes in demographics we have seen at the Town Course over the past several years
- They felt it was important that we reinvest back into this facility and understood that to do this the course needed to be financially strong
- They understood that a 37% discount was likely too much, but asked that we not let it get lower than a 20% discount
- They understood that not all Chaska residents are golfers and that it would be difficult to expect others in the community to support the course if they saw/perceived no benefit
- While they understood changes needed to be made, they asked that we give special consideration to the residents who are frequent customers of the course
- They appreciated being asked their opinion on this before we just moved forward with making any changes

Based on these discussions this did help us in developing conclusions on what we should ultimately be targeting for resident discounts when we have fully made the transition to our new rate structure. Through these conversations we were also able to recognize that there was a way to provide a better benefit to our most loyal resident patrons, while keeping our highest revenue generating times (weekends) open to maximize the revenue we generate during these times.

Specifically, what we recognized is that our most loyal resident golfers were playing during the weekdays both because they play in a league, but also because most of them play multiple times per week. At the same time, we recognized that the weekend tee times represented a time when we have no problem selling, and that we do not typically see as many residents during the weekend times because of how busy it can be.

Based on this feedback from these resident patrons, and from looking at the sales data from the Town Course's history, we were able to generate the following rate recommendations for how we structurally approach changing our rates over the next few years to work towards economic sustainability of this facility. The following bullet points represent the main components of the recommendation that was made:

- Continue to view this change as a multi-year implementation to allow patrons to ease into this change (we started in 2020, and we are anticipating that we will complete this transition by 2028)
- With most of our regular resident patrons playing during weekday times, (i.e. Leagues and evenings), provide a greater discount to residents during these times to recognize them for their loyalty, and to financially incent them to play during these times so we can keep our higher rates on the weekends when we have no issues selling tee times

- Target that by the end of our implementation period we have resident rates set based on the following guidelines:
    - Resident discounts set at 25% of the Regular Rate for Weekdays and 20% of the Regular Rate for Weekends
    - Do not allow resident rates to go below the average for local courses (i.e. Dahlgreen, Bluff Creek, Deer Run, etc…) as these are not as quality of a course as the Town Course
    - Keep our cart rental competitive with the market for both residents and non-residents

Based on these guidelines, the Council did move forward with starting to implement this plan in 2020. 2025 will be the sixth year of implementation, with our rounds increasing significantly during the first five years of implementation. These increases have also been with Resident golfers, although their discount has decreased. For 2025, the changes to the rates to reflect this plan would be as follows:

- Resident Weekdays: Up $3 to $58 ($81 with Cart)-Represents 31% discount
- Resident Weekends: Up $2.50 to $65.50 ($88.50 with Cart)-Represents 22% discount
- Non-Resident Weekdays: Up $2 to $78 ($101 with Cart)
- Non-Resident Weekends: Up $2 to $84 ($107 with Cart)
- Cart Rates: Up $2 to $23 (this is the average of High-end courses we compare to)

Moving based on these recommendations would allow us to continue to move towards our goal of resident weekday discount being 25% and resident weekend discounts being 20%, with us still having three more years to implement this overall plan.

Based on this recommendation, below are two charts both showing our rates compared to High-End Courses as well as a second chart comparing our proposed rates to area golf courses:

Comparisons of High-End Courses

Top Public 18 Hole	WD 18 Hole GF	WE 18 Hole GF	18 Hole Cart	Twilight GF	Twilight Cart
Edinburgh	$50.00	$60.00	$20.00	$39.00	$15.00
Stoneridge	$115.00	$125.00	$25.00	$89.00	$10.00
The Wilds	$95.00	$95.00	$20.00	$60.00	$20.00
Meadows at Mystic	$120.00	$135.00	Included	$90.00	Included
Rush Creek	$135.00	$135.00	$25.00	$89.00	$25.00
Troy Burne	$110.00	$110.00	$25.00	$85.00	$20.00
Legends	$130.00	$130.00	Included	$95.00	Included
Average	$107.86	$112.86	$23.00	$78.14	$18.00
Current 2024 CTC Regular	$76.00	$82.00	$21.00	$59.00	$16.00
Proposed 2025 CTC Regular	$78.00	$84.00	$23.00	$61.00	$23.00
Current 2024 CTC Resident	$55.00	$63.00	$21.00	$49.00	$16.00
Proposed 2025 CTC Resident	$58.00	$65.50	$23.00	$52.00	$23.00
% Discount for Resident vs Non-Resident	30.95%	22.02%			

Comparisons of Area Golf Courses

	WD 18 Hole GF	WE 18 Hole GF	18 Hole Cart	Twilight GF	Twilight Cart
Ridges at Sand Creek	$45.00	$50.00	$17.00	$38.00	$12.00
Stonebrooke	$84.00	$99.00	Included	$69.00	Included
Deer Run	$70.00	$70.00	$20.00	$60.00	$20.00
Dahlgreen	$45.00	$50.00	$20.00	$45.00	$20.00
Bluff Creek	$50.00	$60.00	$20.00	$50.00	$20.00
Average	$58.80	$65.80	$19.25	$52.40	$18.00
CTC Resident	$58.00	$65.50	$23.00	$52.00	$23.00

As is illustrated above, these changes would make us very competitive with both the High-End and Local 18-hole golf courses, still making our course a very good deal for both residents and non-resident play. In fact, we have become a better deal compared to other courses since COVID, as other courses have been much more aggressive in increasing rates since there is such a high demand with new golfers.

Revenue Projections for 2025

Based on the changes that we are recommending for rates next 2025, we are forecasting total revenues of $3,420,000. This compares to the budgeted revenues for 2024 of $3,192,400, or an increase of 7.13%.

As we discussed previously, the past 5 seasons have been very good for golf, with the 5-year average going from 32,000 to 39,805 rounds. Even though the average is at close to 40,000 rounds, we used 37,000 rounds as the number we budgeted be conservative on our assumptions.

Based on these assumptions, the total 2025 revenues would be budgeted to come from the following sources:

	Actual	Expected	Budget	Budget	Change	Change
Revenues	2023	2024	2024	2025		
Green fees	$ 1,940,740	$ 1,988,380	$ 1,984,000	$ 2,002,000	$ 18,000	0.91%
Driving range	$ 179,635	$ 177,994	$ 170,000	$ 185,000	$ 15,000	8.82%
Member fees	$ 102,691	$ 102,093	$ 95,000	$ 105,000	$ 10,000	10.53%
Sale of supplies	$ 284,954	$ 345,564	$ 226,125	$ 250,000	$ 23,875	10.56%
Concessions	$ 52,815	$ 57,557	$ 50,000	$ 60,000	$ 10,000	20.00%
Cart rental	$ 410,527	$ 374,378	$ 430,000	$ 401,000	$ (29,000)	-6.74%
Misc	$ 416,820	$ 33,116	$ 237,275	$ 417,000	$ 179,725	75.75%
Total revenues	$ 3,388,182	$ 3,079,082	$ 3,192,400	$ 3,420,000	$ 227,600	7.13%

Components of the Chaska Town Course Revenue

A key revenue assumption for the CTC is the green fees schedule, as the greens fees do generate approximately 59% of our revenue. Our strategy has been to have green fees for non-residents consistent with the market for other high-end public courses, while at the same time offering a course for our residents of higher quality and challenge compared to any other area course, at a price that is very competitive. As mentioned previously, based on our efforts to reduce the resident discounts to a reasonable amount over a multi-year period (plan to have rate changes fully implemented by 2028), but to do this in a way that benefits our most loyal Town Course patrons by providing a greater resident discount on weekdays, we are recommending the following rates for the 2025 budget:

- Resident Weekdays: Up $3 to $58 ($81 with Cart)-Represents 31% discount
- Resident Weekends: Up $2.50 to $65.50 ($88.50 with Cart)-Represents 22% discount
- Non-Resident Weekdays: Up $2 to $78 ($101 with Cart)
- Non-Resident Weekends: Up $2 to $84 ($107 with Cart)
- Cart Rates: Up $2 to $23 (this is the average of High-end courses we compare to)

Based on this, the projected Green Fees revenue for 2025 would be $2,002,000, which would be an increase of 0.91% from the budgeted 2024 Greens Fee Revenue.

For the first several years the Town Course was open, we averaged cart rental revenues in the range of $150,000 to $175,000, with 22% to 24% of golfers renting carts. In 2006 we modified our cart policy to permit carts off the cart path. At that time, we purchased a new set of carts equipped with a GPS system. This system allows us to remotely control the carts so they do not go in areas that would be detrimental to the condition of the course. The system was implemented in 2006 and increased cart revenues to $212,000.

For 2025 we are once again anticipating that 40% of patrons will continue to utilize a cart, as we have seen over the past several years, and we are recommending that we increase this rate for 2025 by $2 per cart, which would make our rate equal to the average of high-end courses in the Twin Cities. Based on this, the total revenue in 2025 for cart rentals would be $401,000.

Through our twenty years of operation, the driving range has been a popular element of the facility. One attribute contributing to the success of our driving range is the size of the practice facility, being one of the larger driving ranges on golf courses in the area. For projection purposes, we have assumed that 20% of golfers will use the range before playing, with an additional 40 people per day will come to the facility solely to use the practice complex. Range revenues are expected to come in at $177,000 for 2024. For 2025 we are proposing that we budget the number at $185,000, as we would like to be conservative. It should be noted that one of the improvements we made to the Driving Range in 2023 was the addition of mats on a concrete slab at the back of the driving range. We plan to use these in the early and wet parts of the season

to keep our Driving Range in good condition. We hope that this increases the use of our Driving Range during the season as we can keep our tee box area in better shape throughout the entire season.

Pro Shop sales have continued to be strong with 2024 expected to see around $345,000 of sales. In 2025 we are proposing a budget of $250,000 for Pro Shop sales. One reason for bringing this number down from what we experienced this summer is because we hosted the US Amateur this past summer which helped drive merchandise sales higher than normal. We expect 2025 to be much closer to what we would normally see.

A key service element of the facility is the provision of a quality food and beverage operation, while at the same time assuring that this element does not become a financial drain on the operation. In 2016, we changed vendors, as Charlie's Grill had its final year of operation in 2015. Charlie's set a new bar for expectation of our food service at the Chaska Town Course, which was important for us to keep or improve with the new vendor coming into the facility.

After completing an RFP Process, the City Council did choose to go with the new vendor, Oak 19 Grill. While the Town Course did have to undergo approximately $150,000 in upgrades to the kitchen prior to the 2016 season to be able to handle a new vendor coming into the facility, and to increase offerings to our Patrons, Oak 19 has been a very positive addition to the Chaska Town Course, as we illustrated through their record-breaking first and second years of service. In 2016, Oak 19 had over $650,000 in sales, making it the highest grossing year for food service in the Town Course's history. We saw very similar sales occurring during the 2017 season. In 2018, despite not being able to open the entire month of April because of weather, they still were able to exceed their budgeted revenue to the City and had the peak months during the summer set sales records over the past 4 years. In 2019, despite the less-than-ideal weather conditions, they continued to exceed our budgeted revenue for the facility, based on our revenue-sharing lease agreement. In 2020, although restaurants were closed at the beginning of the season due to the pandemic, they did see a very successful year, with them shifting to a model where patrons order at the Counter and have their food delivered to them. This allowed them to have more control over service to reduce exposure issues for Staff and Patrons but also ended up being a very popular service delivery model change that they have kept in place the last five years. This has also helped them address the difficulty in getting service staff, which has been an issue for all restaurants over the past few years. Staff have continued to see very positive reviews from patrons on both food and beverage service in the Clubhouse, along with beverage cart service on the course.

Oak 19 did have their lease renewal in 2021, which not only increased the number of years they will be at the facility, but also changed the percentage that we charge for rent to be more responsive to market changes. The new lease has them paying 6% of total revenue based on both their alcohol and food sales. 2021 was the first year of this change, with the restaurant earning close to $80,000, which was above the $40,000 we budgeted. And even though our percentage for alcohol went down in the new lease structure, we saw the revenue be significantly greater than the $41,873 that

was generated in 2020. We expect to generate approximately $57,000 from the lease in 2024. We are budgeting $60,000 for 2025 to keep our projections conservative.

Operating Expenses

For the Chaska Town Course to be considered a high-end public facility, the turf maintenance needs to be a very high priority. During the past few Golf Seasons, we have had some of the best turf conditions since our course opened. We received very good comments from the USGA on our turf condition when the US Amateur was hosted at the CTC this past summer. This has also been confirmed in feedback we have received from golfers in our surveys and helped continue to drive patrons to our course during the summer of 2024.

To achieve the objective of having high-quality turf we have attempted to establish a maintenance budget that will permit adequate resources for above-average maintenance. The key to achieving this objective is attracting and retaining high quality dedicated personnel. It is imperative that our full-time personnel not only have the technical capabilities to maintain a high-level facility, but also (and possibly more importantly) have true ownership in the course and a commitment to the facility's quality.

The budget anticipates staffing levels the same as in 2025, with five full-time Greenskeepers, plus a Superintendent who is responsible for the maintenance of the Chaska Town Course facility as well as the Loop that just opened this past summer.

As in the past these full-time positions will be supplemented by eight, six-month and six four-month seasonal employees. The total budgeted expenses for 2025 are $1,573,016. This is a 28% increase from 2024 but includes all the course improvements and equipment replacement we will have over the course of 2025.

The second cost component of the golf course operation is the Clubhouse and its related activities. Our objective is to differentiate the Town Course and Clubhouse operation from other courses through a noticeable difference in its commitment to customer service. Achieving this objective will be significantly affected by the quality, skill and personality of personnel hired to staff the complex. The overall responsibility of the Clubhouse operation is the responsibility of the Club Pro. For 2024 expenses were budgeted at $1,208,856, with them being budgeted at $1,286,818 in 2025. This would bring our Clubhouse expenses up by 6.45% in 2025.

The final cost component that is critical to maintaining a high-quality course is continuing to invest in timely replacement of our maintenance equipment and capital improvements to the facility. For 2025, the following are the pieces of equipment that are scheduled for replacement, along with the improvements we would be making to the facility in the upcoming year:

<u>Equipment Replacement</u>

- Beverage Cart: $9,000
- Fairway Mower: $56,000

- Fairway Aerifiers: $35,000
- Fairway Blowers: $11,000
- Mini Loader: $15,000
- Range Tractor: $20,000
- Stand-on Fertilizer Spreader: $10,000
- Toro GTX Vehicle: $26,000
- Walksgreen Mower: $25,000

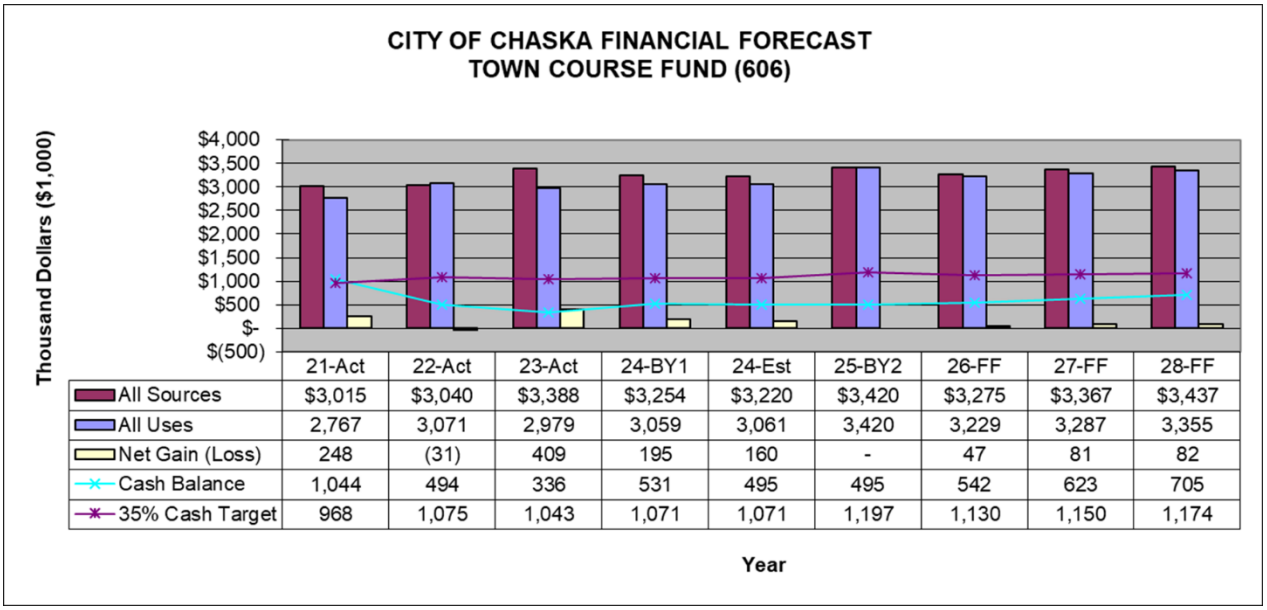
Capital Improvements:

- Irrigation Satellites: $40,000
- Repaving the south half of the Parking Lot: $125,000 (we would repave the north half of the parking lot in 2026 so we do not disrupt play)

The following is the proposed Expenditure Budget for 2025:

	Actual	Expected	Budget	Bugdet	Chanage	Change
Expenses	2023	2024	2024	2025		
Course Maintenance	$1,193,233	$1,276,122	$1,230,287	$1,573,016	$342,729	27.86%
Course Admin/Clubhouse	$1,232,718	$1,237,152	$1,208,856	$1,286,818	$77,962	6.45%
Merchandise	$285,004	$345,738	$226,125	$250,000	$23,875	10.56%
Debt Service (Equip)	$58,382	$45,884	$331,700	$310,100	-$21,600	-6.51%
Transfers Out/Debt Service	$16,109	$0	$0	$0	$0	
Misc	$179	$0	$0	$0	$0	
Depreciation	$193,372	$0	$0	$0	$0	
Total Expenses	$2,978,997	$2,904,896	$2,996,968	$3,419,934	$422,966	14.11%

Based on the proposed expenditures, we would expect the Town Course to break even for the 2025 season. If the rounds of golf end up being like what we have seen over the past 5 years, we would expect to see a gain in our Fund Balance, as we based our budgeted revenues on 37,000 rounds, when our actual 5-year average is close to 40,000 rounds. Below is a chart illustrating what we have seen since 2001 from a financial perspective, and projections we have made going out to 2028 to show where we see the Town Course going financially into the future:



	21-Act	22-Act	23-Act	24-BY1	24-Est	25-BY2	26-FF	27-FF	28-FF
All Sources	$3,015	$3,040	$3,388	$3,254	$3,220	$3,420	$3,275	$3,367	$3,437
All Uses	2,767	3,071	2,979	3,059	3,061	3,420	3,229	3,287	3,355
Net Gain (Loss)	248	(31)	409	195	160	-	47	81	82
Cash Balance	1,044	494	336	531	495	495	542	623	705
35% Cash Target	968	1,075	1,043	1,071	1,071	1,197	1,130	1,150	1,174

With the Town Course making the changes in discount percentages for residents, and with the great reputation our course has for being a high-quality facility, we think that we are setting ourselves up well to continue to be successful in the future and continue to be a premier facility that can both attract people to live in our community and to encourage people from out of town to visit.

Utility Fund Overview

The Utility Fund Budgets are broken down into separate categories for the City's four utilities: water, sewer, electric and storm sewer. The total proposed budgets for these four utilities have been developed based on the following objectives:

- *Providing the necessary resources for each utility to assure continuation of quality and reliable services to our customers.*
- *Maintaining water/sewer/storm sewer rates competitive with comparable cities.*
- *Maintaining residential electric rates less than comparable rates charged by Xcel.*
- *Maintaining competitive industrial and commercial electric rates compared with Xcel, while also making sure we maintain a system that provides reliability for our customers.*
- *Minimizing drastic changes in utility rates while at the same time maintaining adequate cash reserves for each enterprise.*

As I will discuss in greater detail through this section of the Budget Report, the continued focus in our utilities in 2025, as it has been for the past few years, is in the implementation of the most recent Cost-of-Service study analysis we completed for our Water, Sewer, and Electric Utilities. The purpose of completing a detailed cost of service study analysis is to identify all current and future operational needs of each fund, as well as the timely maintenance of our existing systems. We also use this study to identify new additions to our system that will be needed for future growth to make sure that we have enough financial resources available to support the sustainability of our entire utility system in the future.

The results of this Cost-of-Service study provide us with data that can help accomplish the following objectives in each of our utilities:

- Accurately set our rates (variable costs)
- Accurately set our service charges (fixed costs)
- Equitably set our rate structure to assure that our users are being charged properly based on their usage
- Set rates to encourage desired consumer behaviors to help conserve our finite resources
- Set rates to be able to accommodate all necessary maintenance and improvement activities in the future, ensuring that we have a proper level of reserves available in each fund to make our systems sustainable

The results of a Cost-of-service study provide the City with a concrete, data-driven analysis to set our rates precisely to accomplish the objectives we have in each fund. If the quantitative results of a Cost-of-Service study are used to set both our current and future rates, as well as the work plan for when improvements or additions to our system need to occur, the results can provide confidence to our residents and businesses that we are planning for a sustainable system in the future while also keeping our rate structure competitive. It can also allow us to plan for changes over a longer period to try to avoid large changes in rates at any given time.

As you will see through the discussion of each of our Utilities in this section of the Budget Report, we did rely on our most recent Cost-of-Service study findings to drive our recommendations this year, and to know how we should look at the next 5-year period. We are at the end of the 5-year planning period with the current Cost-of-Service study, and we are already in the process of completing the next Study which we will use during the 2026 budget process and the subsequent 5-year period. We strive to complete a Cost-of-Service study every five years to stay current with the assumptions that we are using and to factor in any changes that were not anticipated during previous studies. In this way, we can have more confidence with the data we are using when making decisions about what work we need to complete in each utility and the revenue that will be needed to support this work.

I will be talking about the Cost-of-Service study as it relates to each individual Utility Fund throughout this section of the Budget Report as there are different issues and factors that affect each utility. In the end, you will see how we meshed these findings together to try to provide the average user with a reasonable overall rate increase for all utilities for 2025, although some utilities may see larger individual changes than others. Below is a chart that illustrates our total increase for all utilities in 2025 for an average residential user in each utility. As you will see, our average residential user will experience a 2.99% overall increase, which would result in an actual increase of $5.83 per month for the total utility bill.

Utility Fund	Units/Month	2024 Bill	2025 Bill	Increase	% Increase		COS Revenue Target
Electric (kWh)	750	$127.92	$130.81	$2.89	2.26%		2.75%
Water (Gal X 1000)	4	$20.22	$21.78	$1.56	7.72%		8.00%
Sewer (Gal X 1000)	4	$34.77	$35.65	$0.88	2.53%		2.50%
Storm Water	1	$12.27	$12.77	$0.50	4.07%		4.00%
Total		$195.18	$201.01	$5.83	2.99%		

Water Fund

As will be discussed in more detail in the breakdown of the Water Fund budget, the City of Chaska did move forward with making some significant changes to the Water Utility rates starting in 2010, as it was found through a comprehensive Water Rate Analysis at that time that the City's water rates were set significantly lower than what was needed both to fund the future maintenance activities of our existing system, and to fund a portion of the debt service on the new Water Treatment Plant. The study found that over the 10-year planning period, our Water Fund would be $7 million in debt if changes were not made to our rate structure in the short term. Over the course of 2010 and 2011 our rates were significantly changed to get the base closer to where it

should be. However, because our rates were so low to begin with, these changes were able to be made while maintaining our rates at a very competitive level compared to our neighboring communities.

Because of the large changes that were made in 2010 with our first Water Rate Analysis, this allowed our Water Fund to stabilize over the last decade and now allows us to really focus on the fine-tune details of our fund and rate structure to make sure that we are structuring our rates correctly to meet both our future needs but to also make sure that the cost of our services are equitably spread to users that have the greatest impact on our system.

As we will discuss in the Water Fund section below, the main findings we had in our Cost-of-Service study are that water usage in general has decreased and that too much of our costs have been allocated into our rates instead of our service fees, which cover our fixed costs. These fixed costs are the expenses we have regardless of how much water is utilized, and reflect the costs associated with simply making sure water service is available to customers, whether they use it or not.

Consequently, although we do need to increase our overall revenue to meet our long-term financial needs, a lot of change revolves around the reallocation of fees from our rates, which cover variable costs of actual water usage, to our service charges which cover our fixed costs that we incur regardless of how much water is utilized in our system.

As you will see in the 2025 budget for the Water Fund, the revenue target established in the Cost-of-Service Study for this year is an overall increase of 8% in total revenue to the fund. Based on that target, this would have an impact on the average user of a 7.72% increase. Based on the cost-of-service study, we would break this increase appropriately between our service fee (fixed cost) and our actual usage rates (variable costs) to make sure that we are funding both appropriately.

The other major change that we continued to see this year is the decrease in overall water usage that we are seeing in our community, and how that has required us to change our tiered rate structure to assure both that we have it structured in a way that encourages water conservation, but also that it puts more of the burden of our water system on those who choose to use more than the average user in the community.

When we initially established our tiered water rate structure in 2010, the average residential user in the community utilized 7,000 gallons per month. That number has gone down to 4,000 gallons per month. As a result, in 2021 we changed the rate tiers in the Water Fund to make sure that we were not rewarding users that utilize more than what the average user should use. I will also discuss in the Water Fund's section of the budget how the percentage increase in our variable water rates went up by a higher percentage the more water that one uses, with the lowest users seeing an 8% increase and our highest users seeing an 8.1% increase. In this way we are helping to meet our goal of setting our rates in such a way that it encourages the types of conservation we desire to help preserve our limited water resources.

Electric Fund

From an electric fund perspective, our total rates in 2024, including the Energy Adjustment Clause, averaged 11.46% lower than Xcel for residential customers. This result is about 5% lower than the difference we saw in 2023.

While these results have been very good for our customers, who not only experience lower rates than Xcel, but also a higher reliability of service, this will be something that we will need to continue to watch, as both Chaska Electric and Xcel are going to have to make major investments in the future to meet new electricity standards created by the State. These mandates will require us to have 80% of our energy from carbon free sources by 2030, and 100% from carbon free sources in 2040. This will clearly have a cost associated with it, as this standard is significantly higher than the standard we had before (and had already met) of having 25% of our electricity from renewable sources by 2025. This will make it critical to have our wholesale power provider (MMPA) not only focus on how we can meet the standards that have been set but do it in a way that keeps us competitive with Xcel over the long term.

As we will discuss in the Electric Fund Section of the Budget Report, our Cost-of-Service study looked at many different factors in our current rate structure. Besides making sure that we can meet all our future maintenance and development needs, and maintain an adequate cash balance in the Fund, the major finding in the Electric analysis was very similar to the Water Fund, in that it found that we are currently allocating too much of our cost to our rates, which cover variable costs, and not enough to our service charges that cover our fixed costs.

Consequently, the recommendation in the Cost-of-Service study for 2025 is to continue to increase our fixed customer service charge by a higher percentage than our actual rates to properly allocate our costs. As we do this, we will have to keep an eye on our market comparisons with Xcel to make sure that our service charges do not get too high. The last two years, even though we would have preferred to allocate more dollars to our service fee, we ultimately did not because it would have put our service fees at a higher rate than Xcel. We do have more of a gap between us and Xcel to work with this year, which is why we are recommending that some of our increase comes through an increase to this service charge.

Sewer Fund

From a sewer perspective, a major factor that drives our cost of service is our charge from the Met Council for the treatment of our sewage. This is a fee that is charged to all municipalities in the Twin Cities that are on Metro Sewer, which means that we see similarities between Metro municipalities in Sewer Rates due to the treatment being centralized within the Met Council. Our Met Council rate for 2025 is scheduled to go down by 4.71% to $4,170,000. This is both to what other cities used in 2023 for sewer services compared to what our community used. This is a fixed charge that we know before the budget year has begun, and one that we have no control over.

As for our Cost-of-Service study findings in the Sewer Fund, we once again found that our focus needs to be on setting our fixed service charge correctly as we have not necessarily allocated our costs equitably in the past. We started making changes to our

Sewer Service Charges seven years ago. After six years we were able to implement the ultimate service charge being recommended. After this action we have been taking the last several years, we think our service fee is properly set for 2025 and are recommending no increase for next year. As for our rates, while the Met Council treatment charges have gone down, we do have our internal services that we provide to collect the sewer to take into account, which have gone up. Based on our internal needs, such as increases in personnel costs and capital projects we need to undertake, we are targeting a 2.5% increase in our rates for 2025. For the average user, this would have their bill going up by $0.88 per month.

Storm Sewer

Finally, with the Storm Sewer Utility, we did not include this in our overall Cost-of-Service study, mainly because this is a relatively new utility, and we have been making many changes to this over the past several years to get this set correctly based on the additional information we collect each year we have had this utility in existence. As we have discussed in detail, the activities have continued to increase in this fund, as there are both changing mandates from the State of Minnesota to follow, and heavy rain seasons that have put pressure on our Storm Water System. In 2018, to recognize the increased activities we were having in this fund, and to recognize that the work done in a River community such as Chaska is significantly more than a typical community, the methodology that Staff used to compare Chaska rates changed, with us comparing ourselves to other similar waterfront communities in the State that have similar expenses in their Storm Water Fund. We feel that this has created a more accurate base to compare ourselves. Based on this activity load and comparisons to other similar communities, an increase in rates of 4% is recommended for 2025, which would equate to a $0.50 increase per month. This will keep us competitive with Cities our size and put us on the road to build our cash reserves to desired levels.

Again, based on the changes that are being recommended, which will be discussed in more detail in following sections, below is a breakdown of what a typical resident can expect for total bill in 2025 compared to 2024 for all City utilities. As you will see, based on the recommendations above, the average user would see a 2.99% increase in all their Utility Rates for 2025, which translates into an increase of $5.83 in increased costs each month for the average household in the community.

Utility Fund	Units/Month	2024 Bill	2025 Bill	Increase	% Increase		COS Revenue Target
Electric (kWh)	750	$127.92	$130.81	$2.89	2.26%		2.75%
Water (Gal X 1000)	4	$20.22	$21.78	$1.56	7.72%		8.00%
Sewer (Gal X 1000)	4	$34.77	$35.65	$0.88	2.53%		2.50%
Storm Water	1	$12.27	$12.77	$0.50	4.07%		4.00%
Total		$195.18	$201.01	$5.83	2.99%		

Water Fund Budget

As was mentioned above, five years ago the City of Chaska completed a comprehensive Cost-of-Service Study for three of our municipal utilities. This included our Water Fund. This was a follow-up to the study that we completed a decade ago, which brought some of the initial changes to our fund. This initial study introduced an inclining block rate structure to help incent our residents to conserve more of this finite resource, and the study worked to get our rates to a point where we could start to build adequate cash reserves in the Fund to be able to plan for future maintenance and improvement work that will be needed within our Water System. The intent of this most recent study was to evaluate how things have worked since that initial analysis, and to identify any changes we need to plan to meet all our physical and financial objectives within this fund. It should be noted that we are currently finishing up the next Cost-of-Service study in our Utility Funds that we will be using next year while establishing the 2026 budget to make sure we have sound data that allows us to properly plan for the future of our utilities.

The overall objective of this analysis is:

Identify all current and future operational needs, as well as timely maintenance of our existing system and new additions to our system needed to support future growth, making sure we have enough financial resources available to support the sustainability of our Water System, and to be able to have quantifiable data to support the accurate setting of our variable rates and service charges that support the fixed costs within our system

Findings of Water Cost of Service Study

While a major reason we complete a financial analysis of our Water System on a regular basis is to give us confidence that we are generating enough financial resources to be able to ensure a sustainable system as we go into the future, another major objective that we try to achieve is making sure that not only are we collecting enough revenue to support the system, but that we are generating these revenues in an equitable way. We want to make sure that not only are we setting rates to benefit those residents and businesses that actively work to conserve our water resources, but that we also are setting our fixed charges in a way that makes sure everyone is paying their fair share of system costs whether they use the system or not. There are fixed costs that exist to ensure water is made available to a home or a business whether they use any water or not. It is the value of making this resource available to everyone that we need to make sure we are covering through our fixed service charges.

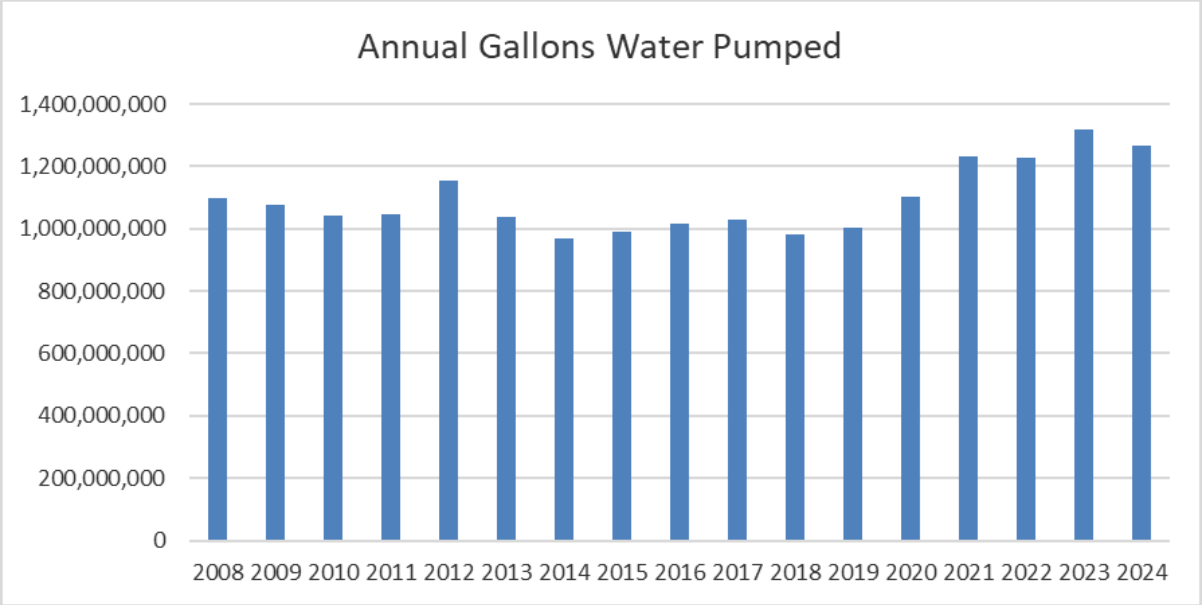
To that end, looking at the rate structure of our Water Utility was a major focus of our latest Cost-of-Service Study. The major findings of the Water Analysis were:

1. Water consumption by typical users has decreased over the past several years and our Tiered-Rate structure has not kept up with these changes

2. More focus needs to be put on increasing our service charge in the Water Fund, as opposed to our rates, as our service charge has not adequately covered our fixed costs in the past
3. Our City facilities are not currently contributing fairly to our Water System costs and we should be changing this to make sure that we are not utilizing the Water Fund to subsidize our other Enterprises within the City

Water Usage Continues to Drop

As mentioned previously, one trend that we have seen in water usage over the past decade is the overall decrease in water usage per customer that we have in the system. As the Chart below illustrates, our water usage in 2008 was $1,100,000,000 gallons, compared to the usage in 2024, which we were approximately $1,200,000,000 for the year. While the number in 2024 is higher, it is not significantly higher than it was in 2008. At the same time, we have significantly more residential units and businesses in the community than we had in 2008, meaning that the usage per customer has gone down over this 16-year period.



This decrease in our customers' water usage has come mainly because of technological changes that have made water conservation much easier. This includes technology like low flow plumbing fixtures, as well as "smart" technology in lawn irrigation that only waters the lawn when it is needed.

As we completed our Cost-of-Service Study, one thing that we found is that the average usage of water per household dropped from around 7,000 gallons per month down to 4,000 gallons per month. While the study did not see a need to change the base rate drastically, it did recommend that we adjust the tiers in our rate structure to make sure that we are still providing a benefit to those who conserve water as opposed to those who utilize a higher-than-average amount of water. Our intent with our rate structure is that we do not penalize our average users, but that people only pay a higher rate if they are using more than what our data would show the average user would consume.

In this respect, we are putting more of the burden of cost for the system on those who consume it at a rate higher than the majority of our residents and businesses.

The only way to accomplish this is to decrease our first tier of water rates to capture what that new average use has become. This will help ensure that the tiered structure is still meeting its purpose, which is to reward those who utilize an average amount of water, and to disincentivize through higher rates the usage of water above average amounts.

Current Structure (gallons)	Percent of bills ending in block	**2021 Structure (gallons)**	Group	Percent of bills ending in block
0 to 7,000	72%	**0 to 2,000**	Small home	8%
7,001 to 20,000	23%	**2,001 to 5,000**	Average home	42%
20,001 to 30,000	3%	**5,001 to 8,000**	Large home	28%
30,001 to 40,000	1%	**8,001 to 12,000**	Some sprinkling	10%
40,000 +	1%	**12,001 to 40,000**	More sprinkling	11%
		40,000 +	High use	1%

As you can see from the chart above, if we kept the tier structure where we had it when this latest study was completed (the first tier would go up to 7,000 gallons per month) 78% of our users would fall into the first tier. This means that some would receive the benefit of a rate meant to reward consumers who use less than average water in their home. Based on this, in 2021 we changed the tiered structure of our rates to what was recommended in our Cost-of-Service Study. It should also be noted that many Cities ended up changing their tiered structure around the same time because of stricter requirements being put on cities by the DNR who regulates the drilling of new wells. Because of their push for Cities to adopt a different tiered rate structure, we now see that most cities have a tiered system very similar to ours.

With the rate structure now reset, and the Cost-of-Service Study recommending a revenue target of 8% for 2025 to keep up with our on-going and anticipated costs, below is the rate structure that is being recommended for the upcoming year:

Rate Tiers (Gallons)	2024 Rates	2025 Rates	Percent Increase
0-2,000	$2.86	$3.09	8.0%
2,001-5,000	$3.07	$3.32	8.1%
5,001-8,000	$3.35	$3.62	8.1%
8,001-12,000	$3.74	$4.04	8.0%
12,001-40,000	$4.24	$4.58	8.0%
40,001 & Above	$5.43	$5.87	8.1%

Service Charges Not Set to Support True Fixed Costs

The purpose of a service charge on a utility account is to make sure that we can capture all those fixed costs that we have, regardless if someone uses any water or not. Some of these costs include Utility Billing, our Staffing and equipment costs and the cost of our facilities (i.e. debt service costs on our Water Treatment Plant). These are costs that we have regardless of the amount of water utilized, and to make sure that when people do want to utilize our water system it is available.

What the Cost-of-Service Study found was that we have been putting too much of these fixed costs into our water rates, which are meant to cover our variable costs (i.e. it costs less to treat less water than more water). Also, for all residents and businesses to simply have our water system available, everyone who is hooked onto our system should have to contribute equitably to have access to this system based on the type of user they are.

Based on understanding what all our fixed costs are through this study, and looking at how it should be allocated equitably based on the type of user (i.e. a residential unit should pay less than a large industrial user because they will consume less of our water system), the following chart represents what the study recommends for where we should go with our customer service charges.

COS Customer Charge

Meter Size	5/8"	3/4"	1"	1.5"	2"	3"	4"	6"
Total Customer COS	$ 8.66	$ 9.18	$ 13.15	$ 23.38	$ 35.07	$ 123.33	$ 223.69	$ 468.39
Total # Meters	5,812	468	498	299	90	29	11	3
5 Year Correction *($/year change)*	$ 1.10	$ 1.21	$ 1.77	$ 3.61	$ 5.29	$ 18.14	$ 36.41	$ 81.21
Current Customer Charge	$ 3.15	$ 3.15	$ 4.30	$ 5.35	$ 8.60	$ 32.65	$ 41.65	$ 62.35
Year 1 (2021)	4.25	4.36	6.07	8.96	13.89	50.79	78.06	143.56
Year 2 (2022)	5.35	5.56	7.84	12.56	19.19	68.92	114.47	224.77
Year 3 (2023)	6.46	6.77	9.61	16.17	24.48	87.06	150.87	305.97
Year 4 (2024)	7.56	7.97	11.38	19.77	29.78	105.19	187.28	387.18
Year 5 (2025)	8.66	9.18	13.15	23.38	35.07	123.33	223.69	468.39

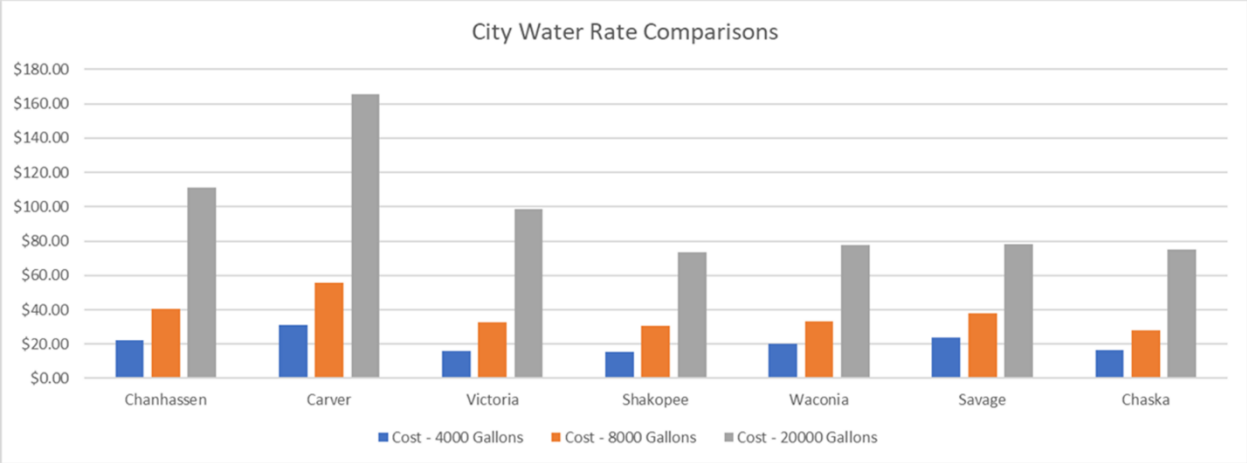
As you will notice, it not only makes recommendations about where we should ultimately be, but also sets a five-year plan for how to get there so as not to cause too much change all at once. As you will also see, 2025 is the last year of implementation of our Fixed Service Charge recommendations. For a residential user, who would have a 5/8th inch meter size, that would mean that the last step to take in these recommendations is to move our Service Charge to $8.66 per month. When we complete the next Cost-of-Service study, one of the things we can expect to see is recommendations about how we should handle the Service Charge over the next five years now that we have these initial changes made.

Based on looking at both our tiered rate structure and our adjusted fixed costs, while the water bill for the average user is going to go up by 7.9%, this will occur by them

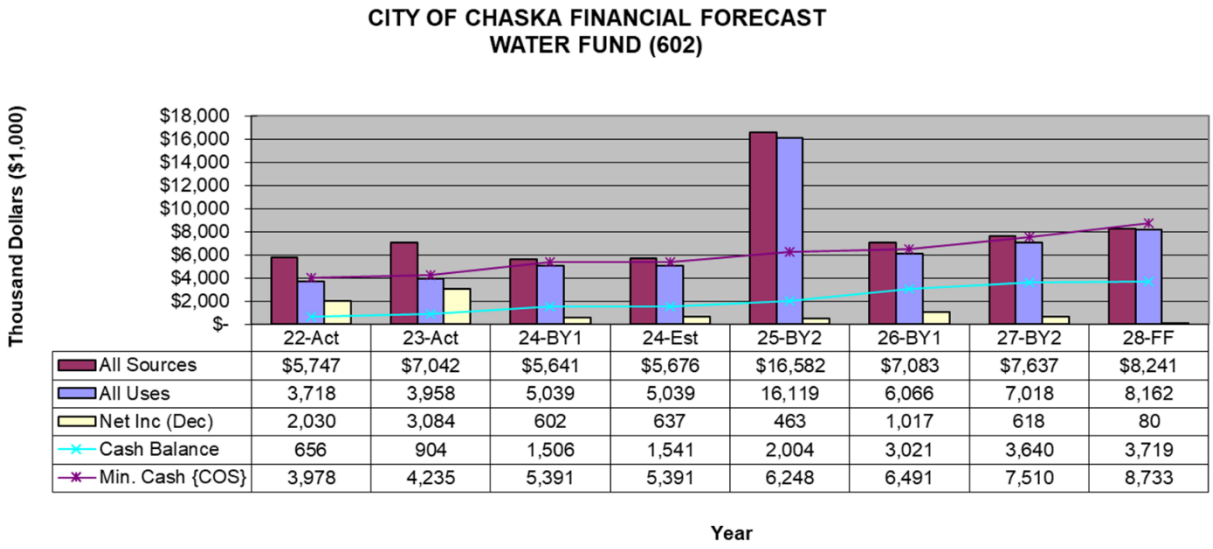
seeing approximately a 4.4% increase in their water rates (variable cost) with 14.6% being the increase to their service charge. Overall, the rate change is 7.9%, but we are recommending that much more of that get allocated to our fixed costs instead of our variable costs, as that is where we have fallen behind in the past. The chart below helps illustrate this.

Average Home	Units/Month	2024	2025	Increase	% Incease
Service Fee	1 x per month	$7.56	$8.66	$1.10	14.6%
Usage Fee	4,000 gallons	$12.28	$12.82	$0.54	4.4%
State Water Fee	1 x per month	$0.81	$0.81	$0.00	0.0%
TOTAL		$20.65	$22.29	$1.64	7.9%

While the Cost-of-Service study does adjust our rates to accommodate our future needs, it does so in a way that keeps our rates competitive with surrounding communities. Below is a chart which illustrates how we compare other cities in the area:



It should be noted that based on our last Cost-of-Service study, the recommended minimum cash reserve in our Fund at the end of 5 years should be about $5.3 million. As you will see on the following chart, while we anticipate that we will still be short of that goal within the 5 years from when the study was completed that we are heading in the right direction to meet this goal. Our next Cost-of-Service study will provide us with recommendations about how we continue to move towards that as our goal.



	22-Act	23-Act	24-BY1	24-Est	25-BY2	26-BY1	27-BY2	28-FF
All Sources	$5,747	$7,042	$5,641	$5,676	$16,582	$7,083	$7,637	$8,241
All Uses	3,718	3,958	5,039	5,039	16,119	6,066	7,018	8,162
Net Inc (Dec)	2,030	3,084	602	637	463	1,017	618	80
Cash Balance	656	904	1,506	1,541	2,004	3,021	3,640	3,719
Min. Cash {COS}	3,978	4,235	5,391	5,391	6,248	6,491	7,510	8,733

2025 Budget

Based on the changes in rates described above, the Water Fund Revenues for 2025 are budgeted to be $16,582,340 compared to the 2024 budget of $5,640,940. While this represents a significant increase in revenues from 2024 (193.96%), it is important to note that $11,000,000 of this total amount is Bond Proceeds we will have to pay for the construction of our 2nd Water Treatment Plant Facility and the 3 wells we are currently drilling to meet our expanded demand in our community. If you were to take those bond proceeds out, the amount that we plan on bringing in for operational revenue would be nearly identical, if not slightly less than what we had budgeted in 2024. We adjusted down our estimates for water usage when we factored in weather factors. In 2022 and 2023, we saw very high water usage due to us having two very dry and hot years. Our past summer was much more typical and led to a more typical amount of water being utilized in the year. We are budgeting for 2025 using the more conservative numbers of a typical year.

It is important to note that as we look at 2025, and weather adjust our projections based on what we saw in 2024, we expect any increase we see in revenue coming from the changes we make to the rate structure which puts a larger burden on those who utilize an above-average amount of water. The average water user will see an overall increase of 7.9% in 2025 on their bills, which represents a $1.64 per month increase. With the new rate structure focused on 4,000 gallons of water per month being the average instead of 7,000 gallons, this will mean that those who use an amount between these numbers will see a higher impact on their bill than they did in the past because they are using more than what the average use is. In this way, it makes sure that our rate system is set equitably and that our average users are not having to subsidize those who use more than an average amount of water.

The major categories of revenues and expenses in the Water Fund as compared to past years are presented below:

Water	Actual	Budget	Budget	
	2023	2024	2025	% Change
Revenues				
Metered	$6,434,961	$5,189,040	$5,123,840	-1.26%
Other	$207,059	$49,900	$11,050,500	22045.29%
Transfers In	$400,000	$402,000	$408,000	1.49%
Total	$7,042,020	$5,640,940	$16,582,340	193.96%
Expenses				
Pumping	$360,370	$503,110	$684,709	36.10%
Treatment	$479,274	$467,487	$569,598	21.84%
Distribution	$950,520	$1,159,399	$12,215,909	953.64%
Administration	$792,507	$905,231	$968,270	6.96%
Utility Billing	$136,928	$159,644	$167,375	4.84%
Depreciation	$854,301	$0	$0	0.00%
Debt Service	$126,828	$1,161,000	$1,170,000	0.78%
Tranfers Out	$255,797	$330,850	$398,400	20.42%
Other	$138,566	$511,577	$170,694	-66.63%
Total	$3,958,163	$5,038,654	$16,177,580	221.07%

Total water expenses for 2025 are programmed to be $16,177,580. This compares with $5,038,654 budgeted in 2024. As with revenues, the percentage increase in expenditures is much higher than usual because of the construction of the new Water Treatment Plant facility and the three new wells. If we did not have these major expenses, we would be able to reduce our expenditures for 2025 by $11,000,000. This would bring the number much closer to what we saw budgeted for expenses in 2024.

The following are the major activities we are planning for in the year 2025:

- Continue to contribute $70,000 annually towards our Street Reconstruction Program
- Replacement of 2 Trucks in our Fleet for $65,000 (It should be noted that half of the expense of each of these is in our Sewer Fund)
- Complete normal Well Maintenance with Well #5 and #8 scheduled for 2025 for $125,000 a piece
- Contribution of additional dollars to Building Improvement Program for 2nd year of the program-this eventually builds up to $370,000 coming from the Water Fund by the end of the 4th year
- Replacement of our Meter system with a debt service for $185,000 a year for a 10-year period starting in 2024 (Total Water cost towards this project is $1,250,000)
- Construction of the 2nd Water Treatment Plant facility for $11,000,000

Based on this budget that is being proposed, we would see a $404,760 increase in our Fund Balance, with us continuing to strive to meet our goal of getting our cash reserves up to the amount recommended in our Cost-of-Service Study.

Sewer Fund

Cost-of-Service Study Findings

Just like in the Water Fund, the Sewer Fund was also part of the overall Cost-of-Service Study for our utilities. As the study found, 91% of our Sewer System is depreciated, with several old sewer pipes in our community needing to be replaced (many of which we have replaced as we have completed the reconstruction of our downtown streets). Also, just like our Water Fund, the main finding of the Sewer Fund's portion of the Study found that we have fallen behind on our monthly service charges to be able to capture the fixed costs we have in our system.

Just like in the Water Fund, there are several fixed costs associated with our system that we need to pay for regardless of whether someone is using our Sewer system or not. They are costs that need to be covered just to provide access to our system when it is needed. These costs include Utility Billing, Staffing and Equipment Costs, as well as things such as our facilities and their upkeep. They do not include things like our Met Council Sewer Treatment Charge, which is a variable cost based on the amount of sewage our City has used in the past year.

Just like in the Water Fund, it is important that people contribute to these fixed costs, whether they use the system or not to make sure that there is equity in how our system is paid for, and that the users of our system are not subsidizing those who might need access to the system but may not use it.

Unlike the Water Fund, where we just started increasing our fixed rates in 2021, we started making this change in the Sewer Fund in 2019, as we had no service charge in place in our Sewer Fund prior to that time. In fact, as you will see from the chart below, we finished the ramp up of our service charge in this current budget year (2023)

COS Customer Charge			**38 Meters**	**54 Meters**
Meter Size	**Residential : Class 1**	**Commercial : Class 2**	**Industrial : Class 3.1** (5/8", 3/4" & 1")	**Industrial : Class 3.2** (1.5" and above)
Total Customer COS	**$ 8.23**	**$ 15.65**	**$ 26.93**	
3 Year Correction *($/year change)*	$ 1.08	$ 3.55	$ (7.69)	$ -
Current Customer Charge	$ 5.00	$ 5.00	$ 50.00	$ 50.00
Year 4 of 6 (2021)	**$ 6.08**	**$ 8.55**	**$ 26.93**	**$ 50.00**
Year 5 of 6 (2022)	**7.15**	**12.10**	26.93	50.00
Year 6 of 6 (2023)	**8.23**	**15.65**	26.93	50.00

While we did not increase our sewer service charge in 2024 due to a very high increase in our Met Council Sewer Service Fee, we are moving forward with making an increase to our Sewer Service Charge in 2025 to make sure that we do not let this fee get behind because of inflationary influences. For 2025, we are increasing this service charge to $8.45 per month for a residential customer, compared to the $8.23 per month we had in 2023 and 2024. This represents a 2.7% increase.

Just like in our Water Fund, greater emphasis was placed in the Cost-of-Service Study on getting the service charges set correctly than on our usage rates, which the Study found were not far from where they should be. However, one significant difference between the Water Fund and the Sewer Fund is that the Sewer Fund has most of its variable costs controlled by factors external to our organization. This is because the Met Council provides all treatment of our sewer through their regional plant infrastructure. So, while our Water Fund's variable rates can be relatively stable and predictable because we control the entire system, the Sewer Fund's variable rates are often much more unpredictable and volatile. It is also impacted by the way other cities utilize the sewer system-not just ours.

We saw this in 2024 when our Met Council rates went up 12.32%. This followed a 20.84% increase we saw in 2023. For 2025, we will see our Met Council fees go down by 4.71%, which will decrease our annual cost from $4,170,070 (2024) to $3,973,648 (2025). Unlike some other expenditures we see, this number is not just a projection of what we will see in costs for 2025 but represents the actual number we will be charged by the Met Council in 2025. The Met Council Fee represents 54% of our total costs in our Sewer Fund in 2025.

One of the objectives that we have of our Sewer Fund is that we do not subsidize any of our rate increases from reserves that we have in the Sewer Fund, as this would negatively impact our ability to utilize these reserves to continue to reinvest back into our system which in many areas of the City is very old. Based upon that objective, below is what the bill for an average user will look like both with the service charge and the usage charge included for 2025:

Average Home	Units/Month	2024 Bill	2025 Bill	Increase	% Increase
Sewer					
Service Charge	1x/month	$8.23	$8.45	$0.22	2.67%
Water (Gal x 1,000)	4	$26.54	$27.20	$0.66	2.49%
Total		$34.77	$35.65	$0.88	2.53%

As you can see above, the increase to the average user's bill would be $0.88 per month, representing a 2.53% increase in their overall bill. This is down significantly from 2024 when we saw increases over 15% because of the large increase in our Met Council Sewer Charge.

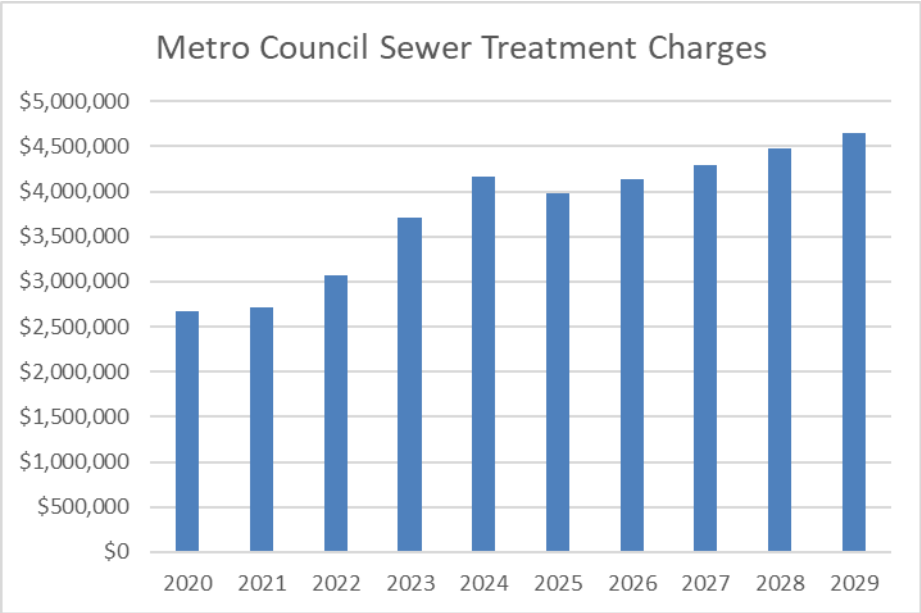
2024 Budget

Sewer Fund revenues for 2025 are anticipated to be $8,027,950, a 6.07% increase over the budget in 2024. As mentioned previously, this change in revenue is significantly lower than in both 2023 and 2024 because we are seeing an actual decrease in our Met

Council Sewer Service Fee of 4.71%. This is helping keep the overall impact on our residents lower, with the impact for rate increases only being a 2.53% increase in 2025 compared to the impact of over 15% last year.

Metro Waste treats all the sewage for not only Chaska, but for each of the Cities in the Twin Cities Metropolitan Service Area. It is the largest single factor of costs for our sewage service, as what we do locally is only to collect the waste that then gets transported to the Treatment Facility in Shakopee (Blue Lake Regional Treatment Facility). The Met Council's fee in 2025 will make up 54% of our overall expenditures.

The following is a chart illustrating the cost increases we have seen since 2020, and what we expect as we look out over our planning horizon:



You can see in the chart above that our rates have been trending upwards since 2020, with their being significant increases in 2023 and 2024. 2025 will be the first decrease in rates we have seen from the Met Council in some time.

Expenses:

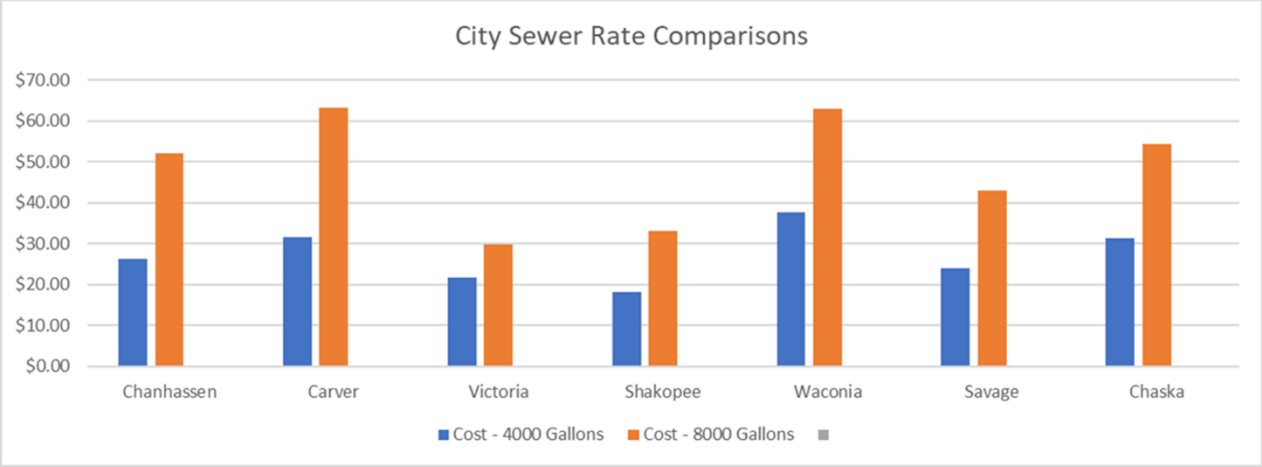
Sewer expenses are anticipated to be $7,738,643 for 2025, which is an increase of 7.21% compared to 2024. This increase is much less than the increase we saw in 2024, which was a 13.9% increase. This again is due mainly to our Met Council Sewer Service Charges.

Besides our costs for treatment of our sewer through the Met Council, the major costs for 2025 revolve around our improvement schedule. Below is a list of the improvements that we have scheduled for the 2025 budget year:

- Contribution of $110,000 annually towards our Street Reconstruction Program
- Continue to put $125,000 annually towards our Inflow and Infiltration Reduction Program (help us reduce our costs over time by not allowing clean water to get into our system that needs to be treated)

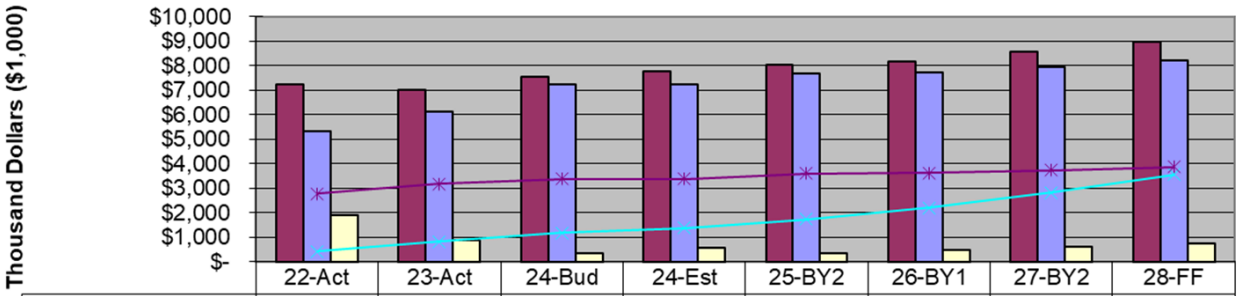
- Continue $125,000 annually towards our Sewer Lining Program (helps to keep pipes in good condition without having to excavate our road/trail surfaces
- $10,000 towards the rehabilitation of the Hazeltine Bluff Lift Station
- $500,000 towards Sewer Improvements to our main sewer trunk line running up the East Creek Ravine. This work will include relining manholes and the trunk sewer line itself running through this ravine.
- Replacement of two Trucks for $65,000 (shared cost with the Water Fund)
- Replacement of Camera/Trailer: $100,000
- Updating of our SCADA System which monitors our sewer system remotely for $30,000
- Contribution towards the Building Improvement Program, getting it up to $370,000 per year by 2028 (just like water) to support debt service on buildings attributable to our Utility Funds
- Replacement of our AMI Meter System with debt service being $185,000 per year for 10 years (do in conjunction with Water and Electric Departments)

Currently, Chaska's sanitary sewer rates are very comparable to other cities in the metropolitan area, and in the southwest metro area in particular. Metro City sewer rates tend to be very similar from city to city since a significant portion of the monthly bill is based on the Metro Council sewer charges. Below is a comparison of Chaska sewer rates to other surrounding cities for both winter and summer usage averages:



Based on our total expenditures and revenues, we are budgeting that the Sewer Fund, we would expect that we would be able to add $354,000 to our Sewer Fund Reserve Fund, which we anticipate will end the year at approximately $1.7 million. Below is a chart illustrating our projections over the next 5 years:

CITY OF CHASKA FINANCIAL FORECAST
SEWER FUND (603)



	22-Act	23-Act	24-Bud	24-Est	25-BY2	26-BY1	27-BY2	28-FF
All Sources	$7,221	$7,012	$7,569	$7,784	$8,028	$8,171	$8,556	$8,957
All Uses	5,333	6,121	7,218	7,218	7,674	7,708	7,936	8,229
Net Gain (Loss)	1,888	891	350	565	354	463	620	728
Cash Balance	435	822	1,173	1,388	1,742	2,205	2,825	3,553
Min. Cash {COS}	2,773	3,183	3,393	3,393	3,607	3,623	3,730	3,867

Year

In our last Cost of Service study, we identified that we should be working to get our Fund Balance in the Sewer Fund up to approximately $3.9 million. While we will not reach that milestone in the 2025 budget year, you can see from the chart above that over our planning horizon, we do anticipate that we will be able to get very close to that number by 2028. Achieving this will help us make sure that we have enough in reserves to properly reinvest back into our Sewer System and make it financially viable for the future.

Below is a chart illustrating the Revenues and Expenses for the Sewer Fund in 2025. As mentioned in our Water Fund Discussion, we will be completing a follow-up cost of service study for the Sewer Fund as well over the next several months, which will give us good information for how to plan for the next 5-year period.

Sewer	Actual	Budget	Budget	
	2024	2024	2025	% Change
Revenues				
Metered Sales	$6,928,883	$7,563,450	$8,021,250	6.05%
Other Revenues	$82,959	$5,100	$6,700	31.37%
Total	$7,011,842	$7,568,550	$8,027,950	6.07%
Expenses				
Pumping	$21,136	$31,014	$31,770	2.44%
Treatment	$3,712,603	$4,170,070	$3,973,648	-4.71%
Collection	$796,887	$1,010,831	$1,569,185	55.24%
Admnistration	$782,814	$890,848	$948,910	6.52%
Transfers Out	$348,798	$399,112	$491,400	23.12%
Utility Billing	$137,465	$140,091	$146,530	4.60%
Depreciation	$219,196	$0	$0	0.00%
Debt Service	$100,471	$576,200	$57,200	-90.07%
Other	$137,464	$140,091	$666,530	0.00%
Total	$6,119,369	$7,218,166	$7,738,643	7.21%

Electric Fund Budget

Cost-of-Service Study Findings

As with both the Water and Sewer Utilities, the City also completed a Cost-of-Service Study in the Electric Department to ensure that we are planning financially for the future, helping to make sure we continue to be a sustainable utility both from a cost and reliability perspective.

As with the other two utilities, a major finding of this department's study was that our Service Charge, supporting the fixed costs of our utility, had not been set at an adequate level to support all fixed costs associated with running our Electric Utility. We also determined that our City Facilities need to work towards paying full rates on their utilities, so these funds are not being subsidized by our Electric Department. Besides making sure that we have adequate cash reserves, and that we maintain our minimum restricted cash balances in the fund to support the covenants of the bonds used to support financing activities in this Fund, a final finding of this study was that we needed to move away from having an unpredictable discount for our senior users and instead move to a predictable credit which will more equitably treat our users and provide support to those who need it most.

Service Charge

As mentioned above, it was found that our customer service charges have not been set adequately to recover the fixed costs of our utility that do not change regardless of how much energy one customer uses. We have instead been putting too much emphasis on the actual rates, which should instead be set to address only the variable cost of our utility that represents the actual amount of energy a customer uses.

Below is a chart illustrating the recommendations for service charges the Cost-of-Service study recommended for our Electric Utility:

Customer Class	2017 Rates	2018 Rates	2019 Rates	2020 Rates	2018 COS	2021 COS	Difference
Residential and Water Heating Electric	$ 9.40	$ 9.75	$ 9.95	$ 10.30	$ 13.68	$ 14.74	$ 4.44
Senior Citizen Residential Electric	8.40	8.75	8.95	9.25	13.68	14.74	5.49
On & Off Peak Electric Space Heating Rate	5.70	5.90	6.00	6.20	13.68	14.74	8.54
General Service - Below 20 KW Demand	17.70	18.35	18.70	19.35	28.22	30.39	11.04
Large General Service - 20 KW Demand & Above	52.00	53.90	55.00	56.95	135.54	145.96	89.01

Customer Class	Current Rates	Annual Change	Year 1	Year 2	Year 3	Year 4	Year 5
Residential and Water Heating Electric	$ 10.30	$ 0.89	$ 11.19	$ 12.07	$ 12.96	$ 13.85	$ 14.74
On & Off Peak Electric Space Heating Rate	$ 6.20	$ 1.71	$ 7.91	$ 9.61	$ 11.32	$ 13.03	$ 14.74
General Service - Below 20 KW Demand	$ 19.35	$ 2.21	$ 21.56	$ 23.77	$ 25.98	$ 28.19	$ 30.39
Large General Service - 20 KW Demand & Above	$ 56.95	$ 17.80	$ 74.75	$ 92.55	$ 110.35	$ 128.16	$ 145.96

As can be seen from this chart, the study ultimately recommends that we raise our service charge for residential users up to $14.74 per month. In 2024, we charged $12.10 per month for our service charge, which has remained unchanged from 2022. The reason we did not make the change to the service fee for the past two years is because our service fee would be above what Xcel was charging for their service fee at the time. Within the Electric Department, because one of our primary goals is to remain competitive with Xcel, we need not only be concerned about the recommendations of a COS Study recommendations, but also the market so we stay competitive with Xcel for that portion of our bill. With our rates being very competitive with Xcel in 2024, now was a good time to continue forward with the Cost-of-Service Study recommendations to make sure that we do not get too far behind in charging a rate that tries to cover our fixed costs. As you can see from the chart above, while the next step in implementing changes to this fee would have us moving to $12.96 per month for a residential user (Year 3 of implementation), we ultimately set this rate at $12.45 for 2025 to make sure we continue to move forward, but not too aggressively that we get ourselves ahead of the market. We will continue to monitor the market comparisons over the next year to see what type of change we should consider in 2026 and 2027, to see if we can accomplish getting this Service Charge up to the ultimate levels recommended in the Study.

From a usage rate perspective (variable costs), the Cost-of-Service Study recommends that we increase our rates by 2.75%, which will have the effect of increasing the average user's bill by 2.26% in 2025. While our wholesale energy provider MMPA has budgeted a 0% increase in both rates and demand, we do have the need to increase our rates to be able to keep up with the capital investment we need to make into the community because of growth, and to properly maintain our assets to keep them in good condition going into the future. Below is a sample Electric bill for the average residential user in Chaska for 2025 based on these recommendations:

Average Home	Units/Month	2024 Bill	2025 Bill	Increase	% Increase
Electric					
Service Charge	1x/month	$12.10	$12.45	$0.35	2.89%
Energy (kWh)	750	$92.05	$94.59	$2.54	2.76%
EAC* (kWh)	750	$23.77	$23.77	$0.00	0.00%
			.		
Total		$127.92	$130.81	$2.89	2.26%

The other major finding of the Electric Cost of Service study was looking at our Senior Discount. Prior to 2021, the City had a 10% discount for seniors who say they have fixed-income needs. The intent of this program was to provide a discount to those who may not be able to afford as much because of being on a fixed income. However, in practicality, because it is difficult to verify income, we saw households that have very large usage requesting this discount, which potentially provided them with a discount that they did not need.

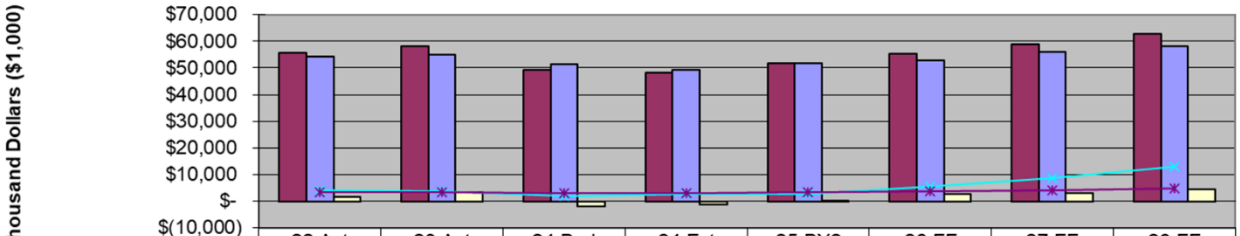
Instead of approaching the discount in this way, the Study recommended providing a credit equal to what a typical low-income user might see as a discount on their bill if they received our current 10% discount. In that respect, if someone requests this who may not really need this discount, they will be capped at receiving only the credit that meets the needs of our lower-income user, without seeing a 10% discount on a larger bill.

To help ease into this transition, we phased implementation of this credit over a 3-year period, with the final year being in 2022. As you will see from the chart below, seniors who apply for this credit now just receive a $6 credit on their bill instead of a 10% discount. If someone who did not need this credit now were to somehow receive it, it would cap them at a $6 credit instead of 10% of their bill, which could be a much higher number.

2020 (Current): 10% Discount, $0 credit
2021 (year 1): 5% Discount, $3 credit
2022 (year 2): 0% Discount, $6 credit

Finally, as a part of the Cost-of-Service study, it indicated that we should be working to continue to build the cash balance in the Electric Fund, with a goal of trying to get it close to $19 million. As you will see in the chart below, while we do continue to anticipate building our cash balance in the fund, and project to get it to over $13 million by the end of 2028 (which is above the 35% target we set for all other funds), we will still need to continue to work at building the cash balance in this fund beyond the 5-years identified in this planning period. However, with that being said, we do anticipate building our cash balance in each of these years, which will only increase more if we are able to attract large Commercial/Industrial users and expansions to our community.

CITY OF CHASKA FINANCIAL FORECAST
ELECTRIC FUND (601)



	22-Act	23-Act	24-Bud	24-Est	25-BY2	26-FF	27-FF	28-FF
All Sources	$55,554	$58,181	$49,406	$48,034	$51,804	$55,428	$59,012	$62,807
All Uses	54,104	54,932	51,220	49,134	51,695	52,815	55,866	58,238
Net Gain(Loss)	1,450	3,249	(1,814)	(1,100)	109	2,613	3,145	4,569
Cash Balance	4,020	3,785	1,972	2,686	2,795	5,407	8,553	13,121
Min. Cash {COS}	3,241	3,290	3,068	2,943	3,355	3,692	4,184	4,653

Year

2025 Revenues

For 2025, Electric Fund revenues are anticipated to be $51,694,644. This compares to the $51,219,687 we had budgeted for revenue in 2024, which is an increase of 4.85%. Much of this growth in revenue is coming from the new development and expansions

that we are seeing in the community that drive our overall load in the system. This includes the 600 new units of rental that we are currently seeing leased up, the new addition to the 212 Medical Center, Costco, and the additional new Industrial Buildings as they continue to lease up. Promoting continued strategic growth in the community will continue to help drive our revenues up, which will help to keep the electricity we sell competitive as we move into the future.

As part of the 2025 budget process, one of the items that Staff has continued to look at is the affect that new large users in our system will have on our overall electric sales, not only for 2025, but for the years included in our 5-year forecast. Over the past several years, we have seen large growth in our electric usage not only because of the additions of large data center facilities in the community, but also because of several existing Industrial customers on the north end of the community expanding. We saw some of this expansion occur over the past 12 months, and we expect to continue to experience this as users like Beckman Coultier and others expand their footprints in our existing industrial areas.

One thing to note, however, is that our electric utility will not see growth from Industrial development on the property south of Engler Boulevard, as this area is currently within MN Valley Electric Cooperative's service territory. Based on an existing contract, we are not allowed to repurchase this territory until after 2040, which we would plan on doing and is currently allowed through State Statute. While we know that we can plan on this acquisition in 2040, we are looking at whether there may be options to acquiring this territory earlier as there are large capital improvements that Mn Valley will have to make in this area to serve our new industrial load, and they will only have about 15 years left in the territory to recoup these costs.

The other action that Chaska Electric is currently working on is acquiring the small area of territory that Xcel has within our community. While it is not a large area that we would acquire, it will allow us to work towards controlling all of the territory in our community in the future. We do expect in 2025 that we will have a proposal from Xcel to purchase this territory as we have requested that they do this. State Statute does give us the right to purchase this property.

For 2025, while we do expect to see growth continue. As you will see from the chart below, we did not budget in 2024 or 2025 to generate as much revenue as we saw in 2023. This is because 2023 was a very hot and dry year, which brings higher usage of our Electric Utility. We weather normalize our projections so that we do not end up budgeting off an unrealistically high number. With that being said, we are budgeting for a 4.94% increase in our Electric Sales, much of which is driven by the new load in our community. Below are the projections that we have for the 2025 budget.

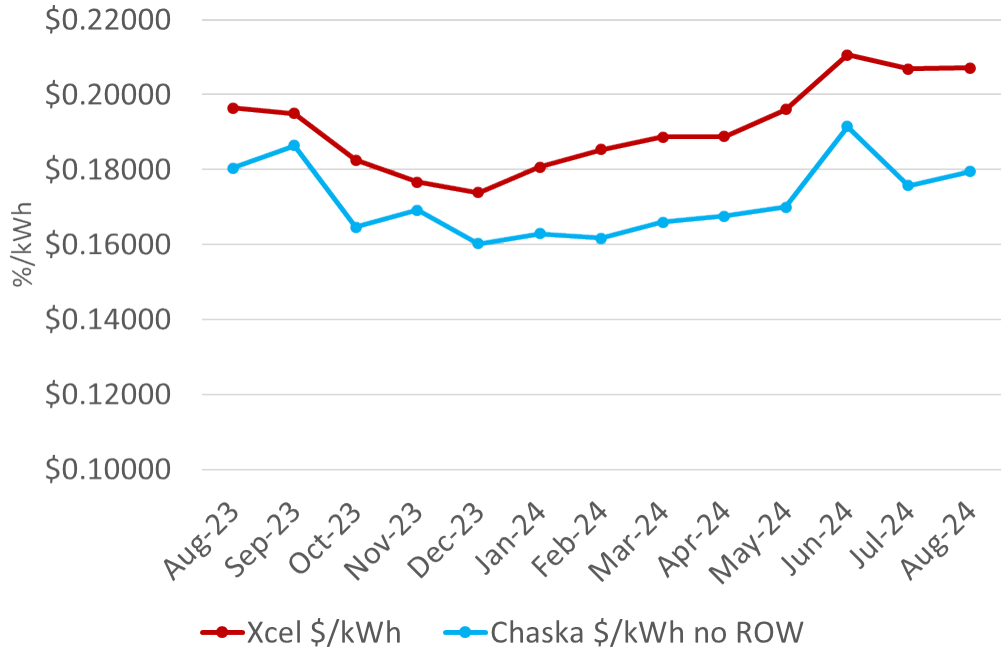
	Actual	Budget	Budget		
	2023	2024	2025	Change	% Change
Electric Sales	$57,363,717	$49,053,200	$51,476,700	$2,423,500	4.94%
Other Revenue	$817,007	$352,900	$326,900	-$26,000	-7.37%
Total Revenue	$58,180,724	$49,406,100	$51,803,600	$2,397,500	4.85%

To develop our 2025 revenue budget, we did utilize the following assumptions:

- Continue implementing our Cost-of-Service Study recommendations, including increasing our Service Charge to get closer to the target set in this study
- Total impact of retail rate changes to the average residential user of 2.26%
- Continued Economic Development activity in the upcoming year
- Single Family residential developing at similar pace to 2024
- Wholesale electric rates and demand from MMPA see 0% change in 2025

The City's objective is to maintain electric rates that are competitive to Xcel Energy. As we have seen over the past 12 months, Chaska's residential rates have compared well to this market. Looking at the past 13 months, we did see total bills for residential users that averaged 11.46% lower than Xcel. This is significantly better than the 6% spread we saw in 2023. For this next year, we expect to see rate increases from Xcel as they did recently put in their formal request for a rate increase. We are uncertain what their interim rate will be as they go through their rate case. One thing that we know will impact the comparison over the next 12 months is the rebate that Xcel has to provide back to their customers for their interim rate from the last rate increase request they made being higher than what the PUC actually granted. In the short term (rebates are currently occurring) this will keep our rates very close to Xcel, but this should improve in early 2025 after the rebates to Xcel customers have been made as we will see them implement some sort of rate increase this next year.

Below is a graph showing our total residential bill compared to Xcel in 2024:



2025 Expenses

Electric Fund expenses for 2025 are projected to be $51,694,644 compared to the budget of $51219687 in 2024, for a total increase of 0.93%.

A primary factor in seeing our expenditures increase in 2025 compared to 2024 has to do with the continued Capital Improvement/Expansion projects needing to be completed in 2025-largely because of the amount of growth we have seen in the community, as well as major road projects such as the Engler Boulevard reconstruction requiring us to relocate or existing infrastructure. Below is a list of the Capital Improvement Projects we have scheduled for 2025.

- 82nd Street (New Feeder Ties): $450,000
- Capital TBD: $120,000
- Carlson Bluffs Development: $75,000
- Cloud HQ Development: $100,000
- Daupler CRC-Dispatching: $30,000
- Elm/Cedar Alley (Overhead to Underground): $200,000
- Engler Reconstruction (Reconductoring): $1,100,000
- Ermark Foundry (Reconductoring): $70,000
- FB Fields at Middle School West (Reconductoring): $50,000
- Frenz/Worm/Highpoint Vistas Development: $250,000
- Fuse Cabinet Replacement: $160,000
- GeoDigital Software: $105,000
- McDonalds Downtown (Reconductoring): $100,000
- Old Water Treatment Plant (Reconductoring): $150,000
- Savannah Way Extension: $100,000
- Well #7 (New Service): $60,000
- Wells 8 and 9 (New Service): $100,000

This represents a cost of $3,220,000 in Capital Improvements in 2025. There are two things to recognize about the list above. First is that some of this work is a carry-over from 2024 project, so not all costs will be incurred in 2025 (some have already been incurred during the 2024 budget year). Second, the projects that are listed as Developments above have costs associated with our share of the overall costs in providing service to these new development areas. Our current policy states that we are responsible for 60% of the new service cost, with 40% being paid for by the new development. The dollars listed above represent the City's 60% of the overall cost of completing these projects.

In addition to the work listed above, we will also be continuing with the replacement of our AMI Meter Reading system in 2025. This system will be replaced in conjunction with the Sewer/Water Department and will be replacing the AMI Meter system that we installed in 2015 for all 3 departments. It should be noted that while we would not normally expect to be doing this work at this time (given it has been less than 10 years since we installed our current AMI Meter system), the system has not worked properly since the initial installation and has only gotten worse. We have tried to have the original vendor fix the issues we have experienced, with them not only failing to address the issues but the system continuing to get worse. We are currently in

arbitration to try to recover a good portion of the dollars that we originally invested in this system but need to move forward at the same time with installing a new system as it is critical to the functioning of our utility. The Electric Fund has $4 million budgeted between 2024 and 2025 to complete this process, with work on this project having started during the fall of 2024. We would hope to have the entire new system up and running by the fall of 2025.

Besides these items, below is a list of the items that are budgeted for the Electric Fund in 2025:

- Addition of 1 Apprentice Line Worker starting January 1st: $104,000
- Purchase of Radios for Switching Procedures: $80,000
- Continued Implementation of our new Metering System: $4 million budgeted between 2024 and 2025
- Continued contribution towards the Community Building Fund of $1.3 million (grows by 4% per year)
- Continued contribution of $240,000 towards the debt service of Community Center Ice/Pool project, $270,000 towards The Lodge debt service and $100,000 annual made to the Community Center for annual repairs
- Contribution towards the Building Improvement Program-Builds up to $960,000 contribution by Electric by 2026: $240,000 is being added in 2025
- $244,000 annual contribution that goes towards the debt service of The Loop capital improvements
- 5% Franchise Fee for use of General Fund Right of Way
- 5% General Fund contribution to support General Fund operations

Debt Service:

The Electric Fund has Debt Service payments for two projects it has completed within the past few years. The first is for the construction of the West Creek Substation, with this being financed over a 20-year period. The second was for the construction of the new North Industrial Substation as well as new switch gear at West Creek Substation. Both projects were completed to increase the capacity and reliability of our electric system, especially as we are seeing growth in usage from our existing Industrial customers on the north end of the community. This debt was sold in 2018 and goes for 20 years. The annual debt service in the Electric Fund is $702,000, which is 1.27% less than in 2024.

Based on this, the following would be the expenditures for 2025:

	Actual	Budget	Budget		
	2023	2024	2025	Change	% Change
Purchased Power	$38,018,782	$29,909,000	$29,722,000	-$187,000	-0.63%
Trans/Distribution	$2,858,703	$7,551,509	$7,563,989	$12,480	0.17%
Load Conservation	$289,892	$487,589	$302,678	-$184,911	-37.92%
Admin System	$4,060,631	$4,063,736	$4,333,638	$269,902	6.64%
Admin Billing	$690,475	$803,153	$837,189	$34,036	4.24%
Franchise Fee	$4,741,210	$4,798,000	$5,027,000	$229,000	4.77%
Depreciation	$1,645,519	$0	$0	$0	0.00%
Debt Service	$237,961	$711,000	$702,000	-$9,000	-1.27%
Transfer Out	$2,387,480	$2,895,700	$3,187,100	$291,400	10.06%
Other (EAC)	$984	$0	$19,050	$19,050	0.00%
Total	$54,931,637	$51,219,687	$51,694,644	$474,957	0.93%

Based on the budget as proposed, the Electric Fund would increase its Fund Balance by approximately $109,000 in 2025, bringing us to a Fund Balance of $3.3 million after 2025. As mentioned earlier, we do project over the 5-year period to continue to grow our Fund Balance, with us expecting to be at just over $13 million by the end of 2028.

One final note on the Electric Fund that will impact all Electric utilities in the State over the next several years are the new mandates that the State of Minnesota put in place for renewable energy requirements. While the standards up until now were for 25% of our energy coming from renewable sources by 2025 (we are now at 44%), the new standard will require 80% of our energy to not only be renewable but come from Carbon free sources by 2030. By 2040, 100% of our energy will need to come from Carbon-free sources. This is something our power agency (MMPA) is currently working on, as well as every other utility in the State. While hitting the 2030 goals seems feasible at this time, while keeping electric costs competitive, the 2040 standards will cause a challenge for all utilities in the State. This will be a requirement that will dominate the work of what we do as a power agency at MMPA for the next several years and will undoubtedly change the way we produce energy going into the future. We will continue to discuss this in budgets going into the foreseeable future.

Storm Water Fund Budget

In 2008, the City of Chaska created, by ordinance, a Storm Water Utility Fund to address the growing requirements of managing surface water runoff throughout the community. With the implementation of new MS4 Storm Water Management requirements at both the State and Federal level, the City of Chaska, along with other communities across the country, needed to look at their surface water management practices differently, and generate the resources to complete all requirements of the new laws. Up until the point of creating a separate Storm Water Utility Fund, any activities that the City of Chaska completed with Storm Water Management were completed by the Public Works department utilizing General Fund resources. With the new statutory requirements, it was apparent that these resources would not be sufficient to complete all necessary activities.

As the City of Chaska established our Storm Water Utility Fund, the City identified several objectives to complete in this Enterprise Fund, including:

- Provide the necessary resources for the Storm Sewer Fund to assure continuation of quality services to customers
- Maintain rates comparable to other cities, while at the same time generating adequate cash reserves for the replacement of existing capital, necessary maintenance of our system, and for emergencies
- Meet all the new MS4 requirements for Storm Water Management, addressing changes in the requirements as they occur
- Assume that major capital additions to the collection system are not financed from rate revenue (these are paid through Trunk Funds paid for through our development agreements)
- Move all Storm Water Management activities out of our General Fund, treating the management of our Storm Water System the same financially as our other Utility Enterprise Funds (i.e. Water/Sewer and Electric)

In 2008 when the Storm Water Utility Fund was created, the City identified all work that needed to be completed as part of the Storm Water management activities so we could develop an estimate of what it would cost to complete this work on an annual basis. We also estimated what future costs would likely be for the replacement of infrastructure as our system aged. From this analysis, the City developed a rate structure in 2008, charging residential property owners $3 per month based on each residential parcel that they owned, and attributed a per acre fee to those Commercial/Industrial and undeveloped properties in the City, based on what each of these parcels contributes for surface water runoff in our overall system. Some of the major operations that these fees helped to fund included:

- Completing certification and maintenance of Chaska's Flood Control System
- Completing maintenance of our Storm Water treatment ponds across the City
- Completing Street Cleaning to keep surface water runoff as clean as possible

- Maintaining our ravine systems throughout the City
- Completing our MS4 reporting and maintenance requirements
- Monitoring development activities to ensure Storm Water runoff and treatment requirements both during and after construction were completed

With the Minnesota River Flood Control system, and the many ravine systems around the community, Chaska's Storm Water Management activities are often more complex than communities not located next to a body of water such as the Minnesota River. This especially became apparent during the early summer of 2014, as we experienced significant rains in a short period of time that put our system to the test. While we did experience some localized issues in our Storm water system, which the 2015 budget addressed, our system has generally worked very well, demonstrating the need to have a well-maintained and properly functioning system. However, it also helped to expose what work needs to be done in the future to address the increasing intensity of rain events, so we are prepared to protect the community in these situations.

2025 Revenues

When the initial fee was established in 2008, this fee was based on estimates that were developed to help complete each of the activities listed above. It was the intent that once we had the Storm Water Utility Fund fully up and running that we would come back and review our fee structure to determine if it had been set at the proper level. In 2012 it became clear that not only was our rate set too low to accommodate all the activities that needed to be completed, but that we were also very low compared to many of the surrounding cities who also have a Storm Water Utility Fund.

Based on what we were seeing for actual costs in Storm Water Management system, and based on having the ability to increase these fees and still stay very competitive compared to other surrounding communities, in 2012 the Council decided to raise the fee by $1.50, bringing it to $4.50 per month, still below the area average. We increased this fee slightly each year between 2012-2018.

Based on the continued increases in the amount of Storm Water work that municipalities are now required to complete, and especially because of large projects we needed to continue to undertake to deal with the storm water issues we did experience during the large rains of 2014, we continued to realize that the activities that we thought were one-time events were becoming the norm, and that our stormwater system was not sized properly to accommodate this "new normal" for rainfall events we were experiencing. We also recognized that there were significantly more issues to address with Storm Water being a river community with a flood control system than there would be in a non-river community.

During the budgeting process in 2018, we did begin to realize that as we compared our rates to other cities, that we were likely not comparing ourselves to the right communities to truly give an "apples to apples" comparison of the work we were needing to undertake. While we always had looked at the surrounding communities as a comparison, we realized it was probably more appropriate to compare ourselves to other Cities with similar types of Storm Water services that need to be provided if we were to truly set our rates at the proper level. We used this new comparison, along

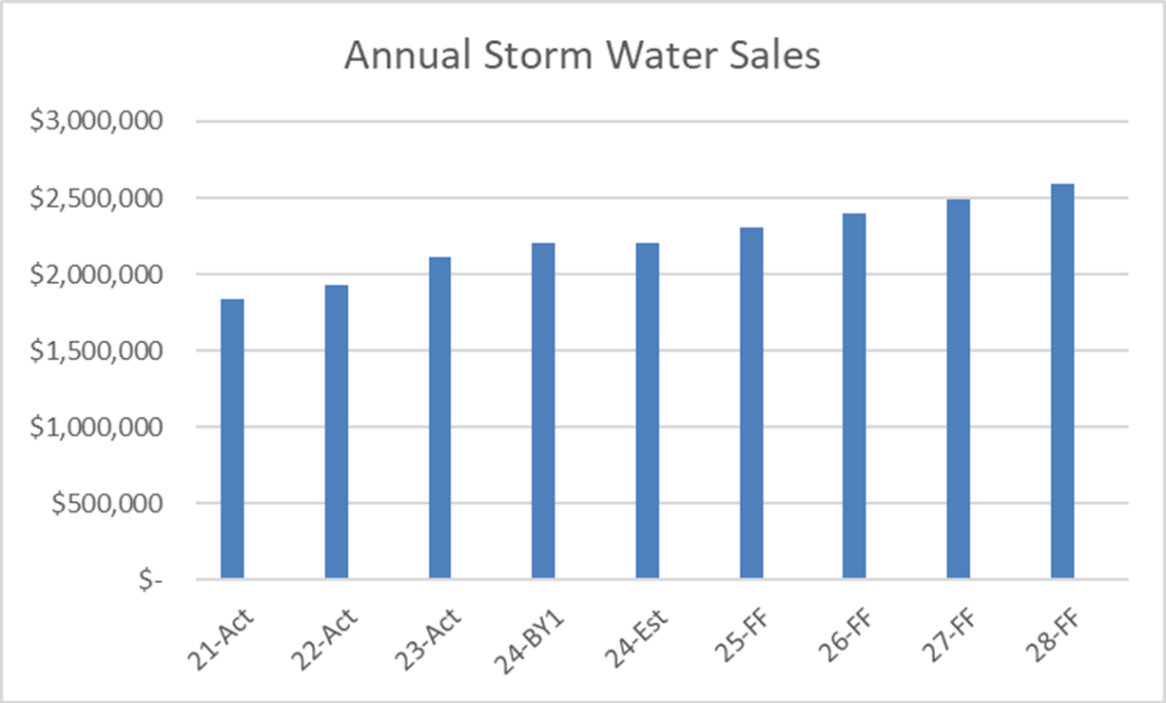
with a projection that if we did not increase our rates, we would find ourselves in a $900,000 deficit over a 5-year period with the work we knew needed to be completed, to establish our new base rate of $9.50 per month. We have adjusted off that new "base rate" with annual adjustments ever since.

Below is a survey of 2024 monthly rates for cities around the State that we feel are good comparisons based on the types of work that we need to complete, and that have similar types of systems to maintain:

Victoria	$11.88
Shakopee	$8.52
Moorhead	$10.31
Carver	$16.84
Chaska	$12.27
Edina	$12.79
Red Wing	$12.00
Waconia	$22.25
Average	$13.36

As can be seen above, the average of these communities is $13.36 per month per residential unit. Based on the needs of our system for the upcoming year, along with comparing to these other communities, Staff recommended that the rate go to $12.77 per residential unit per month, which would be a 4% increase for 2025. This rate increase meets our needs for the upcoming year, starts building up necessary reserves in the fund, and keeps us in line with the average of these other communities, even when comparing us to the 2024 average.

Based on this new rate, and assuming we would need approximately a 4% annual increase to keep up with our needs over the next 5 years, the following chart illustrates what would happen during the 5-year period with anticipated Storm Water Sales:



2025 Expenditures

Within the Storm Water system, there are really two distinct types of activities that occur. There is the day-to-day maintenance of our Storm Water system, and there is the inspection and reporting work that is required as part of the MS4 requirements. In 2015, we also added one other category to this work, which is system improvements that need to be completed to address issues that became apparent during the 2014 rain/flooding event.

From a maintenance perspective, the City of Chaska does utilize our Public Works crew to support the maintenance activities of the fund. The time that they put into Storm Water maintenance functions is charged directly back to the Storm Water Fund. One change that we first saw in 2013, and will continue to see in coming years, is the addition of significant work for maintenance of our Flood Control Levy system. In 2012, the Army Corp of Engineers went through an inspection process to re-certify our levy. This inspection included new standards for levy maintenance that were not in effect at the time our Flood Control System was completed in the mid-1990s. One component of the work identified is the annual Rock Channel Weed/Brush control program. This is a program we will have to complete each year and adds approximately $10,000 annually to our budget.

The other major maintenance work needed is the regular maintenance schedule of the storm water ponds we have scattered throughout the community. For this, we have $50,000 allocated annually.

Another maintenance activity comes through the maintenance of our Storm Water system as part of our Street Reconstruction Program. To support these activities, the Storm Water Fund has contributed $246,000 annually to the Street Reconstruction program. These dollars go towards addressing the addition of a storm water system

into our downtown streets, something that was not included when these roads were originally built over 70 years ago. We continue to include these dollars for the Street Reconstruction Program in the budget both to support new projects addressed during a Street Reconstruction project, but also to support the debt service of projects that have already been completed.

To be able to address the ever-increasing areas that we need to address through our Storm Water system, the budget includes a $70,000 allocation toward storm water maintenance, and an additional $80,000 towards consulting engineering fees to help support the design of our future improvements in the City. $200,000 is also budgeted each year towards supporting capital improvements in our system. This year we are focusing our capital improvements on purchasing an additional pump to have as backup for our Flood Control System. The cost of this addition is $225,000. As we saw during the record breaking flood we had during the summer of 2024, if we had a breakdown of one of our levy's pumps during a major event, it would be very difficult and expensive for us to be able to find a pump to rent, and may be impossible to find a backup pump on short notice because everyone else around us is in the same situation. If we lost the use of a pump during a major flood, this would cause water to back up behind our flood control levy as it could not get out with our flood gates closed. That could have the potential of creating significant flooding issues for some residents in our downtown area. Having a backup pump on hand helps reduce that potential significantly.

For 2024, we do have 1 piece of equipment that we will be purchasing. This is an Excavator/Skid for $52,000. This is a new piece of equipment for the Storm Water Fund that will help us complete maintenance activities that we have either had to contract out or utilize equipment from our other departments which is not always available when we need it.

The functions of inspections and reporting in the past were mainly completed through contract Engineering services. We now have a Storm Water Coordinator position that resides in our Engineering Department that was added in 2019. This position not only completes much of the work our consulting engineers once did, but it also takes work off our City Engineering Department as it relates to other areas of our City.

One thing to note from a staffing perspective is that the Utility Billing Department does support the billing for the Storm Water System. Because of this, 10% of the costs of UB are allocated to the Storm Water Fund. In 2025 this cost is $116,826.

Finally, as we discussed in the Water, Sewer and Electric Funds, the Storm Water Fund is scheduled to contribute an additional $40,000 to the Building Improvement Program in 2025. This will bring the total up to $120,000, with the final amount coming from the Storm Water Fund being $160,000 when the ramp up of funding for the program is complete in 2026. These dollars will help support the overall $2.36 million that will be needed from our Utilities each year to support the debt service of this program.

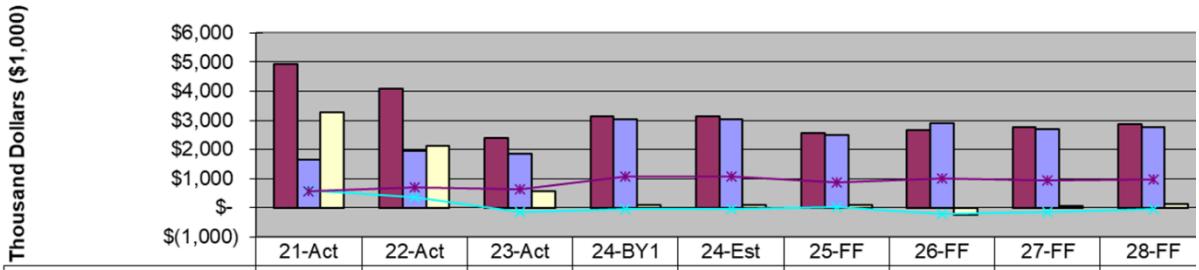
Based on the changes to our rate structure and our planned projects for 2025, below is a breakdown of the revenues and expenditures for this next year:

	2023	2024	2025		
Revenues	***Actual***	***Budget***	***Budget***	***Change***	***% Change***
Storm Water Fees	$2,071,083	$2,912,000	$2,305,000	-$607,000	-20.84%
Other	$329,212	$216,100	$257,000	$40,900	18.93%
Total	$2,400,295	$3,128,100	$2,562,000	-$566,100	-18.10%
Expenditures					
Transfer Out	$252,000	$327,600	$369,300	$41,700	12.73%
Transmission/Distibution	$426,690	$1,625,775	$936,794	-$688,981	-42.38%
Administration	$666,074	$680,187	$727,255	$47,068	6.92%
Utility Billing	$104,730	$113,758	$116,826	$3,068	2.70%
Depreciation	$317,881	$0	$0	$0	0.00%
Debt Service Support	$65,460	$296,000	$326,600	$30,600	10.34%
Other	-$1,650	$1,000	-$20	-$1,020	-102.00%
Total	$1,831,185	$3,044,320	$2,476,755	-$567,565	-18.64%

The Storm Water Fund is budgeted to increase its Fund Balance in 2025 by $85,000. It should be noted that the budget decreased by over 18% in 2025. This is due mainly to the fact that we acquired the Vactor/Jetter Truck for the utility in 2024, which was an expense of $700,000. This was acquired utilizing equipment certificates meaning that we had $700,000 of revenue come in from this financing, with $700,000 going out in the expense of the vehicle. We do not have that expense in 2025 and that is the reason the overall budget dropped. From an operational perspective, it is very similar to the budget we had in 2024.

During the 5-year period, we will continue to look at how we can increase the Fund balance to get it up to the minimum 35% recommended over the next 5 years. As you can see below, the Fund does not accumulate as much as we would like to see over the 5 years. However, this projection also assumes we pay cash for all equipment replacement scheduled in the future, including a replacement Street Sweeper, which is over $200,000 in cost. We will likely utilize equipment certificates for this, meaning that we will keep our cash flow positive, and be able to see some modest growth in our Fund Balance.

CITY OF CHASKA FINANCIAL FORECAST
STORM WATER FUND (609)



	21-Act	22-Act	23-Act	24-BY1	24-Est	25-FF	26-FF	27-FF	28-FF
All Sources	$4,930	$4,072	$2,400	$3,128	$3,128	$2,562	$2,662	$2,761	$2,868
All Uses	1,647	1,956	1,844	3,044	3,044	2,477	2,899	2,707	2,759
Net Gain (Loss)	3,284	2,116	556	84	84	85	(237)	54	109
Cash Balance	601	348	(136)	(52)	(52)	33	(204)	(150)	(41)
Minimum Cash {35%}	576	685	645	1,065	1,065	867	1,015	947	966

Year

Curling and Event Center Fund Budget

In 2015, the City of Chaska completed the redevelopment of Firemen's Park, and the Block 6 corner at the northwest intersection of Highways 41 and 61. This project was first identified in the Downtown Master Plan as a catalyst site, with the main objective of the redevelopment to create a destination in Downtown Chaska to drive more resident and visitor traffic into our downtown commercial district.

While the redevelopment included the entire renovation of Firemen's Park on the south side of Firemen's Lake, Veteran's Park on the north side of the lake, and the addition of the Curling and Event Center (CEC) building, the CEC was set up as a separate Enterprise Fund, separating itself operationally from the Park, which is in the General Fund. In this way, the Curling and Event Center is run very similarly to our other recreational Enterprise Funds including the Community Center, the Town Course and The Loop.

While the overall goal of the CEC and the Firemen's/Veteran's Park redevelopment was to help attract more people and activity into our historic downtown commercial district, the Curling and Event Center did identify key objectives to determine the success of this facility, including:

- Provide the necessary resources for the CEC Fund to ensure continuation of quality service to our customers, including providing a world-class curling facility
- Utilize the facility's amenities and newly renovated Firemen's Park to attract people to downtown Chaska as a destination location
- Promote community gathering and interaction, with an emphasis on creating a variety of programs and services to draw people to this location throughout the year
- Be operationally self-supporting with no property tax support
- Reinvest back into the facility to keep it in good condition for future generations
- Work to build a cash reserve in the CEC Fund to support future maintenance and improvements

As an Enterprise, the Chaska Curling and Event Center has three main components in the building including the 300-seat Event Center and catering kitchen, the restaurant/bar, and the 6-sheet Curling Facility. All three of these components are tied together by the Great Hallway, which contains displays to help orient visitors to the history of our community and community events taking place.

From an operational standpoint, the City of Chaska owns the entire facility, operating both the Event Center and the Curling Facility. The City of Chaska leases out the restaurant space to Crooked Pint, a restaurant that was chosen through an RFP process as the facility was being planned. The relationship with the restaurant in the CEC is very similar to the structure and relationship we have between the Chaska Town Course and the restaurant operator Oak 19, who leases this space from the City based on a revenue sharing agreement.

Impacts of COVID Pandemic

Very similar to what we experienced in the Community Center, the Curling and Event Center also was impacted significantly during this pandemic period, having to be shut down by Executive Order twice, which had a significant impact on revenues that we were able to generate in the facility in both 2020 and 2021.

The largest impact that we saw was on revenue from the restaurant, as they were closed during a good portion of the pandemic period. Because we have a lease agreement based on a percentage of revenue generated by the restaurant, this meant that we saw no rent revenue during the entire period they were closed. We also saw significant impacts on our Event Center, as most events that were planned during this period were either postponed, cancelled or were reduced based upon restrictions being imposed by the State. The Curling portion of the operations saw the least amount of impact as we were able to hold leagues taking proper precautions, although at a reduced number of participants. In general, we saw a $400,000 loss in revenue in each of these two years, with the Self Insurance Fund supporting this loss.

While we did experience significant impacts during this time, we were able to recover relatively quickly after State restrictions were lifted, and by 2022 saw most of our operations return to normal.

2025 Revenues

As indicated previously, one of the main goals of the CEC Fund is to make it an operationally self-supporting entity. While the Debt service for the construction of the facility itself is supported by our "Community Building Fund", which derives its revenues from multiple sources including the Chaska Electric Fund and the Economic Development Authority, the CEC is meant to support all its own operational costs, including Staffing, maintenance, utilities, and programming.

There are four main sources of revenue for the CEC, including:

- Restaurant Lease Revenue
- Curling Membership and League Fees
- Event Center Rental/Event Center Food Alcohol Sales
- Corporate Curling Events

I will spend some time discussing each of these revenue sources in detail below.

Currently, the CEC has a lease with Crooked Pint Restaurant to operate the restaurant within the building. Crooked Pint was chosen as the vendor for the restaurant service after going through an RFP process while the facility was being developed. As part of our lease, Crooked Pint is responsible for providing all the food service within the facility, Staff, inventory, Point of Sales system and a liquor license. While Crooked Pint is not the exclusive provider of food service within our Event Center, they are the sole liquor license holder for the entire CEC building, and because of this are the only vendor allowed for alcohol sales in the entire building. We structured it this way to make sure that we limited any potential liability issues relating to alcohol sales.

The Crooked Pint lease is currently structured so that lease payments are made based on a percentage of all gross sales in the building. Specifically, their lease is based on 7.5% of all food and alcohol sales. Their lease expires in 2025, with them having two options to renew. Should they decide to renew, which they have indicated they will, their lease would go to 8.25% of all food and alcohol sales by mid-2025 when the lease option would need to be acted upon by Crooked Pint.

As we looked at establishing the budget for 2025, one of the things we considered is the rent we can expect from Crooked Pint for the year. While they have continued to have strong business following COVID and the reconstruction of Highway 41, we have not seen this number growing but instead staying relatively stable. For this reason, we are budgeting $402,000 in lease revenue for 2025 as we did during the 2024 budget year.

The second major source of revenue is Curling Membership and League fees. As mentioned previously, while we saw a loss of members during COVID, we have built much of that membership back, with there now being approximately 800 members of the facility. With that, our Leagues are at 661 unique members curling in our leagues, with 843 rostered curlers overall (some play in more than one league). Because of this, we are budgeting $441,032 for Curling Revenue, which is slightly more than what we budgeted in 2024. It should be noted that out of all the members of our facility, approximately 25% are residents, meaning the other 75% come from out of town each week to participate in our leagues. This demonstrates that we have been able to accomplish using this facility to drive not only our residents but people from other communities to visit our downtown on a regular basis.

The third major source of revenue in the CEC is from the Event Center itself. For the event center, we generate revenue off both the rental of the room for events, as well as from the sale of food and alcohol in the facility. For the room rental, we have groups renting the facility for anything as big as weddings, class reunions and Senior Proms, all the way to renting it for non-profit fundraisers. Depending on the day, fees can be as low as $350 for 4 hours on a Sunday-Thursday block for residents, all the way to $2,650 for an 8- hour block on a Saturday for non-residents.

Below are the rates that are adopted for 2025, along with a comparison to other municipal facilities to show where we fall compared to market. It should be noted that while we are above average for weekend time periods, we have no issues selling space in these time periods. We exceeded our budgeted projections in 2024 because of this. The most difficult period we have to sell is Monday-Thursday.

	Regular Rate				Resident Rate				
	M-Th	Fri.	Sat.	Sun.	M-Th	Fri.	Sat.	Sun.	Capacity
Maple Grove	$535	$630	$1,039	$630	$483	$578	$934	$578	250
Brooklyn Park	$750	$1,000	$1,150	$1,000	$650	$850	$950	$850	375
Minnetonka	$525	$1,175	$1,450	$1,000	$400	$850	$950	$850	250
Plymouth	$1,175	$3,700	$3,700	$3,200	$1,000	$3,350	$3,350	$2,850	350
Shoreview	$1,000	$1,465	$1,820	$1,000	$855	$1,300	$1,600	$855	300
Coon Rapids	$1,020	$1,440	$1,920	$960	$970	$1,330	$1,760	$860	230
Eagan	$900	$1,650	$1,950	$1,100	$900	$1,650	$1,950	$1,100	350
Current Chaska	$775	$1,975	$2,375	$775	$700	$1,750	$2,050	$700	300
Chaska 2025 Rates	$775	$2,275	$2,650	$1,475	$700	$2,000	$2,300	$1,250	300
Chaska 2026 Rates	$775	$2,350	$2,700	$1,500	$700	$2,000	$2,300	$1,275	300
Average	$844	$1,580	$1,861	$1,270	$751	$1,415	$1,653	$1,131	
Current % Below Avg.	8.1%	-25.0%	-27.6%	39.0%	6.8%	-23.6%	-24.0%	38.1%	

As mentioned previously, all alcohol sales for the Event Center are required to go through the Crooked Pint restaurant, as they are the liquor license holder for the entire facility. We receive 10.5% of all alcohol sales in the event center. Users of the facility can utilize whatever caterer they want to for their event, with the caterer's fee being equal to 17% of their gross sales for outside vendors and a 12% fee for use of the Crooked Pint. The reason for this difference is because outside caterers are provided with the full caterer's kitchen as part of their package, and it takes more staff resources to be able to manage the outside vendor.

Finally, our last source of revenue for the Curling facility is through Corporate Events in our Curling Facility. Our Corporate Events are booked on weekday afternoons within the Curling Center and include the use of the Curler's Lounge in the front of the rink for business meetings and lunch, with a Learn to Curl session, complete with instructors, provided for the participants as a team building event. These Corporate Events have been very popular, with several afternoons per week booked for these events. The fee for these Corporate Events is $50 per person, with a minimum fee of $500. Food is something that is provided separately from Crooked Pint, but they can order and be served directly in the Curler's Lounge Space. The total revenue generated for this service is budgeted to be $220,000.

The final revenue source we have coming in is $1,790,500 from the Community Building Fund to support the debt service on the construction of this project, as well as help support the reinvestment back into equipment and infrastructure in the facility as it continues to age. This amount increases by 4% annually, with the base going towards the debt service on the building, and the annual inflator going towards capital reinvestment. For 2025, we have two items scheduled for Capital Reinvestment, including:

- Installation of Streaming Equipment in the Curling Center: $30,000
    - Having this equipment available has become much more common in Curling Clubs, especially if they want to host national events, so people at home are able to watch the games on-line
- Painting of houses/new blades in the Curling Center: $15,000

Based on this, we are recommending that the adopted revenue budget we have for 2025 will be $3,025,759, which is 2.40% higher than in 2024.

Below is a chart reflecting the actual revenue number for 2023, as well as the budgeted revenue for the 2024 budget year, along with the proposed budget for 2025:

Revenues	Actual 2023	Budget 2024	Budget 2025	Change	%Change
Event Center Rental	$171,644	$175,985	$171,000	-$4,985	-2.83%
Curling Center Leagues/Memberships	$444,285	$428,675	$441,032	$12,357	2.88%
Corporate Curling Events	$246,329	$225,000	$220,000	-$5,000	-2.22%
Restaurant Lease	$317,571	$402,000	$402,000	$0	0.00%
Community Fund Transfer (Debt)	$1,397,666	$1,782,058	$1,790,500	$8,442	0.47%
Other Revenue	$1,524	-$58,944	$1,227	$60,171	-102.08%
Total Operating Revenues	$2,579,019	$2,954,774	$3,025,759	$70,985	2.40%

2025 Expenditures

From an expenditure standpoint, there are two main types of expenses that we have within the Curling and Event Center. The first expense that we have is with Staffing as it relates both to scheduling and programming of the facility, as well as on-going and daily maintenance of the facility. The second major expense is with the day-to-day operational costs such as cleaning, utilities, and on-going maintenance of mechanical systems within the building.

From a staffing standpoint, we are currently budgeting for 4 full-time employees within the CEC facility office as well as some part-time help to staff at the front desk and to put up and tear down equipment for different events happening within the CEC.

Our full-time staff consists of our Curling Manager, our Curling Ice Maker, the Curling and Event Center Coordinator and our Curling and Event Center Supervisor. Each are responsible for the day-to-day leadership of their individual areas, although we do see a crossover between the positions because of the interrelation of many things within the facility.

As with the Community Center, because this facility falls under the general Parks and Recreation Department, we do get the efficiency of being able to provide some shared staff both with the Park and Recreation Department out of the General Fund and the Community Center staff. These are similar efficiencies we see between other Enterprise Funds and the General Fund, thus allowing us to keep our Administrative costs as low as possible in each of these funds.

From a day-to-day operational standpoint, the biggest expenses we have other than staffing in the CEC is the cost of Utilities, general custodial duties within the facility, and the cost of maintaining our mechanical systems within the building. From a utility perspective, we break down the cost of Utilities based on the area of the building and based on the City versus leasable portions of the building. The utilities include sewer, water, electric, gas and garbage. Within the Event Center, Curling Center and general common areas of the facility, our Utility costs are approximately $236,000 per year, with the costs within the restaurant area being approximately $100,000 per year.

The only other thing to mention as part of the CEC budget is that all debt service is included in the overall budget for the entire project, including the Firemen's Park redevelopment components. Because this debt service is covered through dollars accumulated in our "Community Building Fund" and the EDA, we do see a transfer of dollars coming into the CEC Fund, with those then going back out to support this debt service. This debt service cost is $1,580,717 in 2025 but is supported through a transfer from the Community Fund into the CEC Fund for a similar amount. This is not an expense related to day-to-day operations.

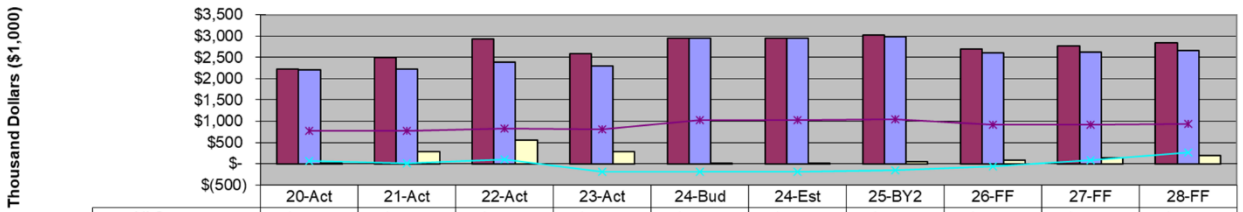
Based on the total Revenue and Expense budget for 2025, below is the expenditure budget for 2025.

Expenditures	Actual 2023	Budget 2024	Budget 2025	Change	% Change
Administration/General Facilities	$775,665	$937,025	$943,410	$6,385	0.68%
Event Center	$98,188	$33,361	$36,806	$3,445	10.33%
Curling Center	$302,905	$329,834	$355,078	$25,244	7.65%
Crooked Pint	$108,642	$65,890	$67,725	$1,835	2.78%
Other	$0	$0	$0	$0	0.00%
Depreciation	$632,900	$0	$0	$0	0.00%
Debt Service	$374,279	$1,579,363	$1,580,717	$1,354	0.09%
Total Operating Expenses	$2,292,579	$2,945,473	$2,983,736	$38,263	1.30%

It should be noted that while not included as a part of our budget for 2025, we continue to explore whether sponsorships or naming rights for the building may be an opportunity for us, specifically to help generate another source of revenue that could be put back into capital replacements in the building as we move through the years. While we have not had a major sponsor step up, we are looking at whether there might be opportunities for smaller sponsors to be a part of the CEC if it were able to be done in a tasteful manner.

With the CEC being nearly 10 years old, we are now starting to focus on regular reinvestment into this facility. For this reason, we are starting to focus on building up cash reserves in our CEC Fund. Below is a 5-year forecast for this fund, and what we expect to happen from a financial perspective. As you will see, we do plan on trying to build up this fund balance, with it projected to be close to $300,000 by 2028. This will especially be helped shortly as our debt service payments on the facility will start to decline and we can utilize these savings to also put back into the facility.

CITY OF CHASKA FINANCIAL FORECAST
CURLING AND EVENT CENTER (FUND 610)
[Does not include $5.3 million construction deficit.]



	20-Act	21-Act	22-Act	23-Act	24-Bud	24-Est	25-BY2	26-FF	27-FF	28-FF
All Sources	$2,215	$2,498	$2,927	$2,579	$2,955	$2,955	$3,026	$2,688	$2,761	$2,844
All Uses	2,199	2,217	2,379	2,302	2,945	2,945	2,984	2,599	2,623	2,654
Net Inc. (Dec.)	16	280	547	277	9	9	42	89	137	190
Est.Net Cash	67	17	100	(196)	(186)	(186)	(144)	(55)	82	272
35% Cash Target	770	776	833	806	1,031	1,031	1,044	910	918	929

Year

The Loop Golf Budget

History of Par 30

For nearly 50 years, the Chaska Par 30 was a small Executive Course that the City of Chaska owned and operated. Being a remnant of the development of Hazeltine National Golf Course and designed by Robert Trent Jones, it was a unique course that offered opportunities for many in Chaska to take up golf. Not only was the course inexpensive in price for patrons to play, but it also provided opportunities for those that may not have the skill or desire to play on a high-end course, such as the Chaska Town Course, the opportunity to go out and get exposed to the game of golf.

In its early years, the Chaska Par 30 attracted over 30,000 rounds per year, and was a source of income for the City to be able to reinvest back into the facility. However, as the course aged, the Chaska Town Course was added in the community, and additional Executive Courses around the area opened, its rounds dropped to around 14,000-15,000 rounds per year making it very difficult to not only operate without outside support, let alone be able to reinvest back into the facility. With the City facing a very large decision about whether to reinvest back into the course with the needed replacement of the irrigation system, which would have been over $750,000, the City needed to evaluate whether it made financial sense to make this investment back into the Course if it likely would not increase rounds and financially support its own operations.

Learning Links of Chaska

It was at this time that a group of individuals who started a non-profit called *The Learning Links of Chaska* approached the City with an idea to completely rebuild the course, but to do it in a way that no other course in the Country had deliberately tried to do yet, which was to make it a course physically accessible to people of all abilities. The concept was to take the land that the Par 30 sat on and redesign it in a way that any person could play it, whether they had a physical disability or not, whether they were a child or senior, whether they were a new golfer or an expert, and that each of these individuals would find it fun to play the Course. *The Learning Links of Chaska* committed that if the City would agree to move forward with developing such a course that they would do significant fundraising to help support the construction of this facility and would work with the course to help facilitate the programming, including introducing those with physical disabilities to the game of golf.

With a total development cost of just over $3.5 million, *The Learning Links of Chaska* raised $750,000 to support the efforts of reinvesting back into this course, which was rebuilt over the summers of 2022 and 2023, with the Clubhouse and Maintenance Facilities being completed shortly before we opened this past May. With at least a partial summer of play having occurred, we now have more knowledge on setting our operational budget for 2025 when we will have our first full season of golf available at The Loop.

The Loop Objectives

As part of developing the budget for The Loop, the Council did adopt the following objectives for this facility:

- Provide a high-quality golf experience for the residents of Chaska and visitors of all abilities
- Be viewed as a golf course facility with innovative design that breaks down barriers for people of all abilities to play
- Provide another opportunity to create a premier Community Gathering Location in our community
- Assume that we are providing adequate resources for The Loop to support all operations of a high-quality golf course, including adequate and well-trained staff and well-maintained equipment
- Ensure that we are operating a golf course that can be financially sustainable and generate enough reserves to continue to reinvest back into the facility in

It is these objectives that we utilized to put together the budget for the 2025 year.

2025 Budgeted Revenue

In determining the revenues for this upcoming year, we need to look at two factors. First, we must make assumptions on the number of rounds that we expect to see on the course for the year, as well as play on the Minnalayas Green. Second, we needed to determine what we should set the rate at for 2024.

From a rate perspective, we utilized the area Executive Courses as a benchmark on where to set our fees. The one thing that we took into consideration is that the quality of course that we will be providing here is at a higher level than other Executive Courses in the area, and that the main user of our course will be Seniors and Juniors. Based on that, the following are the rates that we have set for 2025:

- Juniors: $18
- Seniors: $18
- Adults: $23
- Minnalayas Green: $5

Based on this, the following is a comparison of other Executive Courses in the area and well as a look at how our fees compare to what was charged during the 2024 season:

Course	Junior	Senior	Adult
Halla Greens	$15.00	$17.00	$22.00
Braemar Executive	$12.00	$19.00	$19.00
Waters Edge	$20.00	$20.00	$20.00
Orono	$13.00	$15.00	$20.00
Glen Lake	$16.00	$16.00	$20.00
Average	$15.20	$17.40	$20.20
2024 Loop Rate	$18.00	$18.00	$23.00
2025 Loop Rate	$18.00	$18.00	$23.00
Minnalayas Proposed Rate	$5.00	$5.00	$5.00

As you will see above, we are recommending that we keep our rates the same for 2025 as we did in 2024, as we still feel we need to get more people reintroduced to this Course, especially if their last experience was golfing at The Par 30. It is also important to point out that our rates are close to the average of other area Executive Courses, but slightly higher. This is because the quality of this course, and especially the greens, is much better than other area Executive courses, and we need to make sure that we charge enough to keep the maintenance of this course a high priority as we move into the future.

As for assumptions on the usage of the course, we assumed that we will have 26,500 rounds in 2025. We had close to 20,000 rounds in 2024, and this was with the Course opening later than usual and being closed throughout most of the U.S. Amateur, as the course was highlighted by several groups and the media for its uniqueness as a golf course and the ability to serve those with disabilities that would not normally get to have an experience golfing like this.

Finally, we are budgeting that we have 17,100 patrons utilizing the Minnalayas Green during the summer. While we did not get that many rounds on the Minnalayas last summer, this summer there will be programming and league play that will take place on just this part of the course which we expect will help increase the amount of use this amenity receives.

While we do expect that programming will be a source of income in the future, we are not budgeting that for the first couple of years, as we want to get a good sense of how the facility operates and what is popular before we block off too many programmed times.

Based on the assumptions above, we budget that we will at $825,000 in revenue for 2025. While this is less than what we budgeted in 2024, we already have a better sense of what is realistic to expect after 1 year of operations, which allows us to be more accurate as we budget for this facility next year.

Budgeted Expenditures

From an expenditure perspective, there are two things that drive the costs that go into the course from an operational standpoint. First is the staffing that we will need both in the clubhouse and for maintenance. The other expenditure will be for the equipment and supplies we will need to operate and maintain the facility.

From a staffing standpoint, we have programmed that we will need 2 full-time Greenskeepers, along with the support of approximately 700 hours of part-time maintenance staffing to keep the course in good condition. The main difference from the Par 30 is that we only had 1 full-time Greenskeeper as there was less to maintain than we have at The Loop. It should be noted that we reduced the number of part-time hours from 2,200 hours that we budgeted in 2024. The reason we were able to reduce this amount is because we were able to see after one year of operation what it takes from Part-time help to keep the course in great condition. Last year's budget utilized an estimate, without having the benefit of having a year under our belt to see what amount of part-time staff hours will actually be need to meet our maintenance standards.

From a Clubhouse perspective, we plan to continue to have a Clubhouse Manager position, which will be a 9-month full-time position. To support this person, we will have programmed 5,040 hours of part-time support through the summer to make sure that we always have 2 people scheduled to work in the clubhouse at any given time.

From an equipment perspective, we plan on utilizing the Town Course maintenance equipment that is scheduled to be replaced to maintain The Loop. While this equipment is too old to continue maintaining a course the size of The Town Course, it will work fine for The Loop. While we will have equipment that we shift over to The Loop from the Town Course this year, we do not have any new equipment that is scheduled to be purchased for The Loop in 2025.

Besides these items, all other expenditures such as supplies, utilities and insurance are budgeted based on what we experienced for actual expenditures this past year. The only improvement that we have scheduled for the Course in 2025 is to put a roof over the pergola area to create more shade around the Clubhouse area. This area is utilized to teach classes, for people to wait for their round, or a place to gather after they play. It has been unusable on many days because the direct sun makes it too hot. We hope that adding this roof will help make this a more desirable and usable space in the future. The cost of this improvement is $10,000.

Based on this, the total expenditures we are budgeting for 2025 is $825,000, compared to the $1,002,900 in expenses we budgeted in 2024. It is not that we are cutting anything that was provided as a service last year by reducing this amount. Instead, it is us "right-sizing" this budget after we have had a year of experience to base our decisions on when establishing the 2025 budget. Below is a chart showing the revenues and expenditures we are budgeting for 2025:

	Budget	Budget	Dollar	Percent
	2024	2025	Change	Change
Green Fees	$489,500	$489,500	$0	0.00%
Minnalayas Fees	$85,500	$30,000	-$55,500	-64.91%
Transfer In/Learning Link	$405,000	$254,000	-$151,000	-37.28%
Other	$22,900	$51,500	$28,600	124.89%
Total Revenue	$1,002,900	$825,000	-$177,900	-17.74%
Maintenance	$384,264	$287,348	-$96,916	-25.22%
Administration	$228,647	$246,161	$17,514	7.66%
Merchandise	$15,000	$15,000	$0	0.00%
Other	$0	$0	$0	0.00%
Debt Service	$369,500	$249,800	-$119,700	-32.40%
Total Expenses	$997,411	$798,309	-$199,102	-19.96%
Net Income (loss)	$5,489	$26,691	$21,202	

Based on the budget above, we would anticipate that we generate an increase in our fund in 2025 of $21,202. As is illustrated in the chart above, we may be budgeting for less revenues, but we are also budgeting for less expenses based on what we experienced during the 2024 season. We expect to continue to learn more about the operations of this course during the 2025 season as we will be doing more to open up league play, and more programming opportunities will exist. We expect that there will be things that we learn during this upcoming year that will change the way we view establishing the budget for 2026 as we do believe that there are opportunities we have not tapped into yet with the course being so new. We also believe that having the course be able to be opened right away in the Spring will be a big benefit for the Course, as The Par 30 in the past saw some of its busiest play right away at the beginning of the season, especially with kids using it as a practice facility if they are on a competitive golf team.

CITY OF CHASKA

State of Minnesota

DRAFT - 12/16/2024
2025 BUDGET

For the Fiscal Year Ending December 31, 2025

Proposed to Chaska City Council on: December 16, 2024

City of Chaska
One City Hall Plaza
Chaska, MN 55318-1962

(952)-448-9200

www.chaskamn.gov

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Revenues and Other Financing Sources

And

Expenditures/Expenses and Other Financing Uses

by Fund

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General Fund

(Fund 101)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25101 2025 Budget - 101 General Fund FOR PERIOD 99

ACCOUNTS FOR:

101-General Fund	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 101-General Fund	-1,098,461.50	-622,330.77	-1,865,718.57	4,535,584.95	.00	.00	.0%
TOTAL REVENUE	-21,344,511.02	-23,404,367.24	-27,394,889.90	-21,508,877.68	-28,848,773.00	-32,206,447.00	.0%
TOTAL EXPENSE	20,246,049.52	22,782,036.47	25,529,171.33	26,044,462.63	28,848,773.00	32,206,447.00	.0%
GRAND TOTAL	-1,098,461.50	-622,330.77	-1,865,718.57	4,535,584.95	.00	.00	.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25101 2025 Budget - 101 General Fund FOR PERIOD 99

ACCOUNTS FOR:

101-General Fund	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
General Fund	-16,692,122.37	-18,144,485.22	-21,060,600.56	-16,265,635.98	-24,303,981.00	-27,511,924.00	13.2%
Unassigned	-16,692,122.37	-18,144,485.22	-21,060,600.56	-16,265,635.98	-24,303,981.00	-27,511,924.00	13.2%
10 General Government							
Council	-1,750.00	-1,150.00	-3,500.00	-2,250.00	.00	.00	.0%
Communication	-315,495.90	-314,227.39	-298,153.19	-314,075.75	-429,150.00	-398,150.00	-7.2%
Administration	-86,961.69	-84,491.17	-132,213.09	-92,496.64	-87,298.00	-85,000.00	-2.6%
Human Resources	-103.79	-90.00	-20.02	-18.20	.00	.00	.0%
Elections	-133.11	-20.00	.00	-5,812.05	.00	.00	.0%
AS:Finance	-19,099.33	-52,935.80	-93,412.29	-21,492.96	-33,313.00	-33,979.00	2.0%
AS:IT	-520,150.00	-535,800.00	-563,618.96	-591,118.00	-590,800.00	-620,500.00	5.0%
AS: Information Tech P	-31,420.10	-30,543.28	-56,137.44	-9,176.34	-45,900.00	-45,900.00	.0%
Community Development	-143,107.99	-143,220.07	-45,071.70	-57,230.25	-99,116.00	-42,000.00	-57.6%
Engineering	-136,194.50	-230,560.90	-124,167.78	-102,111.75	-112,300.00	-106,616.00	-5.1%
Govt Bldgs - 1 City Ha	-10,444.49	-3,501.08	-3,541.92	-794.80	-3,641.00	.00	-100.0%
Building Maintenance	-127,845.33	-70,620.95	-72,005.00	-143,600.00	-143,600.00	-151,000.00	5.2%
General Government	-1,392,706.23	-1,467,160.64	-1,391,841.39	-1,340,176.74	-1,545,118.00	-1,483,145.00	-4.0%
20 Public Safety							
Police	-479,811.53	-439,688.65	-570,681.10	-574,033.48	-551,538.00	-559,612.00	1.5%
Crime Prevention Progr	-12,000.00	-1,000.00	-10,000.00	.00	.00	.00	.0%
Fire	-465,205.96	-367,492.16	-486,207.51	-496,465.25	-424,606.00	-437,202.00	3.0%
Building Inspections	-1,617,662.54	-2,058,396.44	-2,953,826.41	-1,858,222.42	-1,139,178.00	-1,330,422.00	16.8%
Public Safety	-2,574,680.03	-2,866,577.25	-4,020,715.02	-2,928,721.15	-2,115,322.00	-2,327,236.00	10.0%
30 Public Works							
PW Administration	-96,286.26	-7,668.61	.00	.00	-25,500.00	.00	-100.0%

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25101 2025 Budget - 101 General Fund FOR PERIOD 99

ACCOUNTS FOR:

101-General Fund	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
Street	-159,714.27	-122,649.29	-122,842.88	-122,190.42	-122,000.00	-122,040.00	.0%
Snow Removal	-12,008.32	-4,880.50	-1,742.00	.00	-5,202.00	-5,306.00	2.0%
Sign Machine	-2,101.19	-6,647.22	-11,108.12	-6,139.46	-1,000.00	-1,020.00	2.0%
Municipal Services Bui	.00	.00	.00	.00	-2,081.00	.00	-100.0%
Park Maintenance	-836.00	.00	.00	.00	.00	.00	.0%
Tree Contol	-40,796.88	-34,257.00	-44,860.93	-46,795.00	-48,485.00	-42,000.00	-13.4%
Public Works	-311,742.92	-176,102.62	-180,553.93	-175,124.88	-204,268.00	-170,366.00	-16.6%
50 Parks & Recreation							
P&R Administration	-129,320.46	-87,492.00	-93,242.00	-103,981.00	-89,606.00	-102,918.00	14.9%
P&R Community Events	-3,727.02	-17,142.00	-26,560.62	-30,540.00	-16,200.00	-18,120.00	11.9%
P&R Preschool/Youth Pr	-20,723.50	-262,981.45	-306,348.61	-368,098.97	-265,000.00	-290,000.00	9.4%
P&R Teen Programs	-1,930.00	-12,598.50	-6,721.00	-5,325.00	-17,340.00	-10,000.00	-42.3%
P&R Senior Programs	-1,220.00	-41,838.91	-52,252.69	-52,547.03	-43,000.00	-48,000.00	11.6%
P&R Adult Programs	-25,341.58	-33,682.31	-36,054.46	-40,870.54	-34,680.00	-35,374.00	2.0%
P&R Firemens Park	-64,907.29	-74,343.07	-70,534.67	-74,321.32	-84,303.00	-76,250.00	-9.6%
P&R All Ages Programs	-733.00	-8,730.50	-11,293.00	-11,800.20	-8,000.00	-9,000.00	12.5%
Park Maintenance	-13,839.52	-68,207.54	-35,812.76	-13,952.43	-14,973.00	-14,993.00	.1%
ISD112 Grounds Maint	.00	-110,120.17	-102,359.19	-97,782.44	-106,982.00	-109,121.00	2.0%
Parks & Recreation	-261,742.37	-717,136.45	-741,179.00	-799,218.93	-680,084.00	-713,776.00	5.0%
TOTAL 101-General Fund	-21,232,993.92	-23,371,462.18	-27,394,889.90	-21,508,877.68	-28,848,773.00	-32,206,447.00	11.6%
TOTAL REVENUE	-21,232,993.92	-23,371,462.18	-27,394,889.90	-21,508,877.68	-28,848,773.00	-32,206,447.00	11.6%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-21,232,993.92	-23,371,462.18	-27,394,889.90	-21,508,877.68	-28,848,773.00	-32,206,447.00	11.6%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25101 2025 Budget - 101 General Fund FOR PERIOD 99

ACCOUNTS FOR:

101-General Fund	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
General Fund	635,000.00	499,055.00	1,984,196.21	2,859,000.00	3,114,000.00	4,547,446.00	46.0%
Unassigned	635,000.00	499,055.00	1,984,196.21	2,859,000.00	3,114,000.00	4,547,446.00	46.0%
10 General Government							
Council	166,336.96	169,881.93	145,368.29	123,471.60	199,486.00	200,221.00	.4%
Communication	63,776.07	48,731.84	193,495.90	302,856.55	354,330.00	356,475.00	.6%
Administration	859,304.70	944,728.50	941,510.10	943,732.12	1,049,096.00	1,040,195.00	-.8%
Human Resources	354,786.92	451,973.17	451,178.26	441,986.69	492,336.00	620,995.00	26.1%
Elections	10,902.40	38,889.51	19,083.54	43,617.16	40,783.00	.00	-100.0%
AS:Finance	1,655,938.25	1,795,943.05	1,838,502.37	1,831,113.89	2,022,258.00	2,207,636.00	9.2%
AS:IT	1,137,010.20	1,273,462.51	1,232,009.98	1,062,926.57	1,318,518.00	1,481,759.00	12.4%
AS: Information Tech P	31,420.10	30,640.48	54,688.32	10,528.26	45,900.00	45,900.00	.0%
Legal	140,165.13	248,097.47	144,757.31	122,033.50	140,000.00	145,000.00	3.6%
Community Development	329,092.48	563,118.59	470,386.90	518,646.26	590,700.00	588,387.00	-.4%
Engineering	541,933.26	576,263.16	680,231.31	579,023.87	657,531.00	739,858.00	12.5%
Govt Bldgs - 1 City Ha	241,868.01	219,033.56	222,366.41	247,729.06	235,505.00	227,666.00	-3.3%
Building Maintenance	478,586.33	619,849.33	708,878.32	657,718.17	967,283.00	838,262.00	-13.3%
Unallocated	-2,857.00	309.24	-302.40	-32,558.17	316,837.00	300,000.00	-5.3%
General Government	6,008,263.81	6,980,922.34	7,102,154.61	6,852,825.53	8,430,563.00	8,792,354.00	4.3%
20 Public Safety							
Police	5,169,591.59	6,030,828.11	6,590,305.18	6,631,440.54	6,791,993.00	7,425,948.00	9.3%
Crime Prevention Progr	751.81	827.84	894.89	683.44	600.00	604.00	.7%
Fire	2,301,671.25	2,328,089.55	2,670,941.10	2,702,676.42	2,929,751.00	3,253,537.00	11.1%
Building Inspections	804,847.97	929,197.18	1,075,315.63	831,309.56	1,030,044.00	962,198.00	-6.6%
Civil Defense	5,320.00	5,322.00	774.00	5,351.00	5,843.00	5,872.00	.5%

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25101 2025 Budget - 101 General Fund FOR PERIOD 99

ACCOUNTS FOR:

101-General Fund	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
Public Safety	8,282,182.62	9,294,264.68	10,338,230.80	10,171,460.96	10,758,231.00	11,648,159.00	8.3%
30 Public Works							
PW Administration	411,684.43	403,408.58	409,017.08	402,460.86	459,911.00	479,228.00	4.2%
Street	1,742,161.04	1,915,641.10	1,748,563.57	1,948,503.16	2,056,646.00	2,222,304.00	8.1%
Snow Removal	331,312.57	341,014.21	398,988.03	158,599.73	322,861.00	382,119.00	18.4%
Sign Machine	4,004.72	5,387.45	12,332.74	11,255.74	19,535.00	12,070.00	-38.2%
Municipal Services Bui	220,767.84	213,000.12	213,062.09	189,685.62	261,792.00	410,129.00	56.7%
Park Maintenance	770,938.01	.00	.00	.00	.00	.00	.0%
Tree Contol	55,426.23	53,670.92	68,234.48	99,036.20	85,293.00	86,239.00	1.1%
Public Works	3,536,294.84	2,932,122.38	2,850,197.99	2,809,541.31	3,206,038.00	3,592,089.00	12.0%
50 Parks & Recreation							
P&R Administration	536,521.58	895,046.81	677,468.92	681,513.00	771,513.00	804,648.00	4.3%
P&R Community Events	61,738.55	67,108.14	196,898.66	173,982.53	170,995.00	208,789.00	22.1%
P&R Preschool/Youth Pr	186,486.56	221,954.57	382,606.64	404,086.33	383,820.00	416,592.00	8.5%
P&R Teen Programs	1,241.50	1,393.50	3,675.79	5,411.17	9,692.00	7,372.00	-23.9%
P&R Senior Programs	1,387.65	195,679.84	220,734.99	210,093.04	226,278.00	274,490.00	21.3%
P&R Adult Programs	56,916.99	79,664.68	77,872.35	79,926.45	87,210.00	88,911.00	2.0%
P&R Firemens Park	108,925.75	104,308.83	114,802.74	105,284.62	122,053.00	110,374.00	-9.6%
P&R Skating Rinks	1,071.00	7,899.93	4,670.20	2,966.44	12,612.00	5,542.00	-56.1%
P&R All Ages Programs	6,151.30	2,984.82	10,140.26	12,707.78	11,244.00	11,234.00	-.1%
Park Maintenance	79,220.11	1,471,379.02	1,541,655.73	1,649,331.11	1,506,325.00	1,661,780.00	10.3%
ISD112 Grounds Maint	.00	28,251.93	23,865.44	26,332.36	38,199.00	36,667.00	-4.0%
Parks & Recreation	1,039,660.99	3,075,672.07	3,254,391.72	3,351,634.83	3,339,941.00	3,626,399.00	8.6%
TOTAL 101-General Fund	19,501,402.26	22,782,036.47	25,529,171.33	26,044,462.63	28,848,773.00	32,206,447.00	11.6%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	19,501,402.26	22,782,036.47	25,529,171.33	26,044,462.63	28,848,773.00	32,206,447.00	11.6%
GRAND TOTAL	19,501,402.26	22,782,036.47	25,529,171.33	26,044,462.63	28,848,773.00	32,206,447.00	11.6%

Equipment Acquisition Fund

(Fund 448)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25448 2025 Budget - 448 Equipment Acquisition FOR PERIOD 99

ACCOUNTS FOR:

448-Equipment Acquistion	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 448-Equipment Acquisti	575,148.61	2,500,320.71	-9,526,199.20	534,140.41	.00	-7,617.00	.0%
TOTAL REVENUE	-1,444,071.39	-1,835,561.22	-11,582,012.98	-1,567,002.45	-5,111,000.00	-5,972,717.00	.0%
TOTAL EXPENSE	2,019,220.00	4,335,881.93	2,055,813.78	2,101,142.86	5,111,000.00	5,965,100.00	.0%
GRAND TOTAL	575,148.61	2,500,320.71	-9,526,199.20	534,140.41	.00	-7,617.00	.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25448 2025 Budget - 448 Equipment Acquisition FOR PERIOD 99

ACCOUNTS FOR:

448-Equipment Acquistion	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Equipment Acquistion	-1,201,776.81	-1,417,745.19	-11,378,625.59	-1,431,062.67	-5,080,500.00	-5,942,217.00	17.0%
Unassigned	-1,201,776.81	-1,417,745.19	-11,378,625.59	-1,431,062.67	-5,080,500.00	-5,942,217.00	17.0%
10 General Government							
Communication	-4,000.00	-20,422.26	-18,111.08	-12,146.12	-30,500.00	-30,500.00	.0%
Communication PEG Fees	-22,283.95	.00	.00	.00	.00	.00	.0%
General Government	-26,283.95	-20,422.26	-18,111.08	-12,146.12	-30,500.00	-30,500.00	.0%
20 Public Safety							
Police	-209,962.63	-212,165.33	-185,276.31	-116,293.66	.00	.00	.0%
Fire	-2,000.00	-17,551.59	.00	-7,500.00	.00	.00	.0%
Building Inspections	-1,144.00	-167,676.85	.00	.00	.00	.00	.0%
Public Safety	-213,106.63	-397,393.77	-185,276.31	-123,793.66	.00	.00	.0%
30 Public Works							
PW Administration	-2,904.00	.00	.00	.00	.00	.00	.0%
Public Works	-2,904.00	.00	.00	.00	.00	.00	.0%
TOTAL 448-Equipment Acquisti	-1,444,071.39	-1,835,561.22	-11,582,012.98	-1,567,002.45	-5,111,000.00	-5,972,717.00	16.9%
TOTAL REVENUE	-1,444,071.39	-1,835,561.22	-11,582,012.98	-1,567,002.45	-5,111,000.00	-5,972,717.00	16.9%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-1,444,071.39	-1,835,561.22	-11,582,012.98	-1,567,002.45	-5,111,000.00	-5,972,717.00	16.9%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25448 2025 Budget - 448 Equipment Acquisition FOR PERIOD 99

ACCOUNTS FOR:

448-Equipment Acquistion	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Equipment Acquistion	1,271,293.00	848,581.31	1,006,897.59	811,869.00	3,713,000.00	4,125,100.00	11.1%
Unassigned	1,271,293.00	848,581.31	1,006,897.59	811,869.00	3,713,000.00	4,125,100.00	11.1%
10 General Government							
Communication	.00	.00	.00	.00	30,500.00	30,500.00	.0%
Administrative Service	.00	.00	.00	.00	23,000.00	10,000.00	-56.5%
Information Servies	39,674.55	97,366.26	485,229.55	51,207.08	415,000.00	218,000.00	-47.5%
Engineering	5,550.00	.00	.00	.00	.00	.00	.0%
Building Maintenance	.00	21,450.00	.00	.00	.00	.00	.0%
General Government	45,224.55	118,816.26	485,229.55	51,207.08	468,500.00	258,500.00	-44.8%
20 Public Safety							
Police	207,453.65	194,205.33	218,855.31	98,713.66	40,000.00	18,500.00	-53.8%
Fire	393,960.02	2,662,763.12	72,174.08	162,711.02	.00	.00	.0%
Building Inspections	.00	167,136.85	.00	.00	.00	.00	.0%
Public Safety	601,413.67	3,024,105.30	291,029.39	261,424.68	40,000.00	18,500.00	-53.8%
30 Public Works							
PW Administration	101,288.78	235,291.58	66,541.57	970,960.10	682,500.00	1,306,000.00	91.4%
Public Works	101,288.78	235,291.58	66,541.57	970,960.10	682,500.00	1,306,000.00	91.4%
50 Parks & Recreation							
Park Maintenance	.00	109,569.59	63,661.44	5,682.00	.00	.00	.0%
Parks & Recreation	.00	109,569.59	63,661.44	5,682.00	.00	.00	.0%
70 Debt Service							
Equipment Certificate	.00	.00	142,454.24	.00	207,000.00	257,000.00	24.2%
Debt Service	.00	.00	142,454.24	.00	207,000.00	257,000.00	24.2%
72 Lease Payments							

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25448 2025 Budget - 448 Equipment Acquisition FOR PERIOD 99

ACCOUNTS FOR:

448-Equipment Acquistion	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
Fund 448 Lease Payment	.00	-482.11	.00	.00	.00	.00	.0%
Lease Payments	.00	-482.11	.00	.00	.00	.00	.0%
TOTAL 448-Equipment Acquisti	2,019,220.00	4,335,881.93	2,055,813.78	2,101,142.86	5,111,000.00	5,965,100.00	16.7%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	2,019,220.00	4,335,881.93	2,055,813.78	2,101,142.86	5,111,000.00	5,965,100.00	16.7%
GRAND TOTAL	2,019,220.00	4,335,881.93	2,055,813.78	2,101,142.86	5,111,000.00	5,965,100.00	16.7%

** END OF REPORT - Generated by Erica Mattice **

Mount Pleasant Fund

(Fund 202)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25202 2025 Budget - 202 Mount Pleasant FOR PERIOD 99

ACCOUNTS FOR:

202-Mount Pleasant	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 202-Mount Pleasant	1,286.80	6,200.29	5,222.38	4,475.11	4,800.00	4,800.00	.0%
TOTAL REVENUE	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%
TOTAL EXPENSE	11,160.00	13,938.83	13,738.68	14,188.83	13,500.00	13,500.00	.0%
GRAND TOTAL	1,286.80	6,200.29	5,222.38	4,475.11	4,800.00	4,800.00	.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25202 2025 Budget - 202 Mount Pleasant FOR PERIOD 99

ACCOUNTS FOR:

202-Mount Pleasant	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Mt Pleasant	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%
Unassigned	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%
TOTAL 202-Mount Pleasant	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%
TOTAL REVENUE	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-9,873.20	-7,738.54	-8,516.30	-9,713.72	-8,700.00	-8,700.00	.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25202 2025 Budget - 202 Mount Pleasant FOR PERIOD 99

ACCOUNTS FOR:

202-Mount Pleasant	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Mt Pleasant	.00	.00	.00	150.00	.00	.00	.0%
Unassigned	.00	.00	.00	150.00	.00	.00	.0%
30 Public Works							
Park Maintenance	11,160.00	13,938.83	13,738.68	14,038.83	13,500.00	13,500.00	.0%
Public Works	11,160.00	13,938.83	13,738.68	14,038.83	13,500.00	13,500.00	.0%
TOTAL 202-Mount Pleasant	11,160.00	13,938.83	13,738.68	14,188.83	13,500.00	13,500.00	.0%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	11,160.00	13,938.83	13,738.68	14,188.83	13,500.00	13,500.00	.0%
GRAND TOTAL	11,160.00	13,938.83	13,738.68	14,188.83	13,500.00	13,500.00	.0%

** END OF REPORT - Generated by Erica Mattice **

Local Affordable Housing Aid Fund

(Fund 212)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25212 2025 Budget - 212 Local Affordable Housing Aid FOR PERIOD 99

ACCOUNTS FOR:

212-Local Affordable Housing A	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Local Affordable Housi	.00	.00	.00	-65,019.39	.00	-130,039.00	.0%
Unassigned	.00	.00	.00	-65,019.39	.00	-130,039.00	.0%
TOTAL 212-Local Affordable H	.00	.00	.00	-65,019.39	.00	-130,039.00	.0%
TOTAL REVENUE	.00	.00	.00	-65,019.39	.00	-130,039.00	.0%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	.00	.00	.00	-65,019.39	.00	-130,039.00	.0%

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Chaska EDA Fund

(Fund 251)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25251 2025 Budget - 251 EDA FOR PERIOD 99

ACCOUNTS FOR:

251-Chaska EDA	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
65 Economic Development							
TOTAL 251-Chaska EDA	17,200.20	-78,388.46	288,604.10	-350,612.13	.00	-22,040.00	.0%
TOTAL REVENUE	-422,455.14	-448,668.28	-1,220,753.34	-880,388.87	-610,401.00	-646,185.00	.0%
TOTAL EXPENSE	439,655.34	370,279.82	1,509,357.44	529,776.74	610,401.00	624,145.00	.0%
GRAND TOTAL	17,200.20	-78,388.46	288,604.10	-350,612.13	.00	-22,040.00	.0%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25251 2025 Budget - 251 EDA FOR PERIOD 99

ACCOUNTS FOR:

251-Chaska EDA	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Chaska EDA	-346,948.63	-353,778.86	-418,925.27	-439,323.58	-536,301.00	-571,385.00	6.5%
Unassigned	-346,948.63	-353,778.86	-418,925.27	-439,323.58	-536,301.00	-571,385.00	6.5%
65 Economic Development							
Chaska EDA Admin	.00	-11,390.00	-717,500.00	-404,827.28	.00	.00	.0%
Peacock Inn	-29,556.06	-35,587.33	-36,599.97	-36,238.01	-34,100.00	-34,800.00	2.1%
Special Service Distri	-45,950.45	-47,912.09	-47,728.10	.00	-40,000.00	-40,000.00	.0%
Economic Development	-75,506.51	-94,889.42	-801,828.07	-441,065.29	-74,100.00	-74,800.00	.9%
TOTAL 251-Chaska EDA	-422,455.14	-448,668.28	-1,220,753.34	-880,388.87	-610,401.00	-646,185.00	5.9%
TOTAL REVENUE	-422,455.14	-448,668.28	-1,220,753.34	-880,388.87	-610,401.00	-646,185.00	5.9%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-422,455.14	-448,668.28	-1,220,753.34	-880,388.87	-610,401.00	-646,185.00	5.9%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25251 2025 Budget - 251 EDA FOR PERIOD 99

ACCOUNTS FOR:

251-Chaska EDA	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
65 Economic Development							
Chaska EDA Admin	289,511.48	292,564.62	1,427,005.99	453,368.74	519,013.00	532,301.00	2.6%
Peacock Inn	91,810.54	19,380.00	24,251.45	18,308.00	29,772.00	29,921.00	.5%
Special Service Distri	58,333.32	58,335.20	58,100.00	58,100.00	61,616.00	61,923.00	.5%
Economic Development	439,655.34	370,279.82	1,509,357.44	529,776.74	610,401.00	624,145.00	2.3%
TOTAL 251-Chaska EDA	439,655.34	370,279.82	1,509,357.44	529,776.74	610,401.00	624,145.00	2.3%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	439,655.34	370,279.82	1,509,357.44	529,776.74	610,401.00	624,145.00	2.3%
GRAND TOTAL	439,655.34	370,279.82	1,509,357.44	529,776.74	610,401.00	624,145.00	2.3%

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Electric Fund

(Fund 601)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25601 2025 Budget - 601 Electric Fund FOR PERIOD 99

ACCOUNTS FOR:

601-Electric	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 601-Electric	-1,344,072.63	-1,449,920.76	-3,249,086.88	2,106,649.63	1,813,587.00	-8,956.00	-100.5%
TOTAL REVENUE	-49,299,654.26	-55,554,269.46	-58,180,723.82	-50,005,434.34	-49,406,100.00	-51,803,600.00	4.9%
TOTAL EXPENSE	47,955,581.63	54,104,348.70	54,931,636.94	52,112,083.97	51,219,687.00	51,794,644.00	1.1%
GRAND TOTAL	-1,344,072.63	-1,449,920.76	-3,249,086.88	2,106,649.63	1,813,587.00	-8,956.00	-100.5%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25601 2025 Budget - 601 Electric Fund FOR PERIOD 99

ACCOUNTS FOR:

601-Electric	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Electric	-49,287,603.83	-55,436,172.64	-58,136,168.03	-49,979,226.61	-49,406,100.00	-51,803,600.00	4.9%
Unassigned	-49,287,603.83	-55,436,172.64	-58,136,168.03	-49,979,226.61	-49,406,100.00	-51,803,600.00	4.9%
80 Enterprise							
Transmission/Distrib/C	-2,050.43	-1,395.36	-1,954.30	-15,835.48	.00	.00	.0%
Load Conservation	-10,000.00	-116,502.34	-35,962.49	-10,372.25	.00	.00	.0%
Administration Billing	.00	-199.12	-6,639.00	.00	.00	.00	.0%
Enterprise	-12,050.43	-118,096.82	-44,555.79	-26,207.73	.00	.00	.0%
TOTAL 601-Electric	-49,299,654.26	-55,554,269.46	-58,180,723.82	-50,005,434.34	-49,406,100.00	-51,803,600.00	4.9%
TOTAL REVENUE	-49,299,654.26	-55,554,269.46	-58,180,723.82	-50,005,434.34	-49,406,100.00	-51,803,600.00	4.9%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-49,299,654.26	-55,554,269.46	-58,180,723.82	-50,005,434.34	-49,406,100.00	-51,803,600.00	4.9%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25601 2025 Budget - 601 Electric Fund FOR PERIOD 99

ACCOUNTS FOR:

601-Electric	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Electric	6,174,660.00	6,513,210.00	7,128,694.47	6,613,823.30	7,693,700.00	8,314,100.00	8.1%
Unassigned	6,174,660.00	6,513,210.00	7,128,694.47	6,613,823.30	7,693,700.00	8,314,100.00	8.1%
80 Enterprise							
Product/Production	33,163,484.72	37,929,107.49	38,018,781.75	32,132,179.09	29,909,000.00	29,722,000.00	-.6%
Transmission/Distrib/C	2,259,820.61	2,670,771.38	2,858,703.36	4,663,876.77	7,551,509.00	7,563,989.00	.2%
Load Conservation	582,438.94	623,340.86	289,891.72	317,827.02	487,589.00	302,678.00	-37.9%
Administration Sys	3,300,220.65	3,803,020.47	4,060,630.83	4,032,336.46	4,063,736.00	4,333,638.00	6.6%
Administration Billing	671,368.94	732,684.04	690,474.77	614,511.36	803,153.00	837,189.00	4.2%
Depreciation	1,530,105.69	1,573,140.46	1,645,519.42	22,554.28	.00	.00	.0%
MRS Breaker	.00	.00	.00	.00	.00	.00	.0%
Enterprise	41,507,439.55	47,332,064.70	47,564,001.85	41,783,284.98	42,814,987.00	42,759,494.00	-.1%
90 Non Operating							
AMI Project-2023	.00	.00	.00	3,443,669.15	.00	.00	.0%
Non-Op Debt Srv Propr	273,482.08	259,074.00	237,961.00	270,264.00	711,000.00	702,000.00	-1.3%
Non-Op SBITA Payments	.00	.00	979.62	1,042.54	.00	19,050.00	.0%
Non Operating	273,482.08	259,074.00	238,940.62	3,714,975.69	711,000.00	721,050.00	1.4%
TOTAL 601-Electric	47,955,581.63	54,104,348.70	54,931,636.94	52,112,083.97	51,219,687.00	51,794,644.00	1.1%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	47,955,581.63	54,104,348.70	54,931,636.94	52,112,083.97	51,219,687.00	51,794,644.00	1.1%
GRAND TOTAL	47,955,581.63	54,104,348.70	54,931,636.94	52,112,083.97	51,219,687.00	51,794,644.00	1.1%

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Water Fund

(Fund 602)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25602 2025 Budget - 602 Water Fund FOR PERIOD 99

ACCOUNTS FOR:

602-Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 602-Water	-2,680,866.59	-2,029,576.73	-3,083,857.28	-13,576,701.06	-602,286.00	-404,760.00	-32.8%
TOTAL REVENUE	-6,435,590.00	-5,747,290.81	-7,042,020.22	-19,154,412.62	-5,640,940.00	-16,582,340.00	194.0%
TOTAL EXPENSE	3,754,723.41	3,717,714.08	3,958,162.94	5,577,711.56	5,038,654.00	16,177,580.00	221.1%
GRAND TOTAL	-2,680,866.59	-2,029,576.73	-3,083,857.28	-13,576,701.06	-602,286.00	-404,760.00	-32.8%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25602 2025 Budget - 602 Water Fund FOR PERIOD 99

ACCOUNTS FOR:

602-Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Water	-6,397,955.33	-5,706,413.14	-6,981,080.12	-19,120,799.87	-5,608,740.00	-16,549,540.00	195.1%
Unassigned	-6,397,955.33	-5,706,413.14	-6,981,080.12	-19,120,799.87	-5,608,740.00	-16,549,540.00	195.1%
80 Enterprise							
Water Treatment	.00	.00	-1,360.00	1,360.00	.00	.00	.0%
Transmission/Distrib/C	-7,649.30	-5,507.50	-24,529.85	.00	.00	.00	.0%
Old Water Treatment Pl	-29,985.37	-35,370.17	-35,050.25	-34,972.75	-32,200.00	-32,800.00	1.9%
Enterprise	-37,634.67	-40,877.67	-60,940.10	-33,612.75	-32,200.00	-32,800.00	1.9%
TOTAL 602-Water	-6,435,590.00	-5,747,290.81	-7,042,020.22	-19,154,412.62	-5,640,940.00	-16,582,340.00	194.0%
TOTAL REVENUE	-6,435,590.00	-5,747,290.81	-7,042,020.22	-19,154,412.62	-5,640,940.00	-16,582,340.00	194.0%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-6,435,590.00	-5,747,290.81	-7,042,020.22	-19,154,412.62	-5,640,940.00	-16,582,340.00	194.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25602 2025 Budget - 602 Water Fund FOR PERIOD 99

ACCOUNTS FOR:

602-Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Water	151,139.95	117,000.00	255,797.00	242,362.00	330,850.00	398,400.00	20.4%
Unassigned	151,139.95	117,000.00	255,797.00	242,362.00	330,850.00	398,400.00	20.4%
80 Enterprise							
Pumping	285,430.76	309,944.05	360,369.71	465,902.24	503,110.00	684,709.00	36.1%
Water Treatment	359,922.34	442,653.92	479,274.44	438,445.96	467,487.00	569,598.00	21.8%
Transmission/Distrib/C	830,461.58	850,912.59	950,519.55	1,129,480.89	1,159,399.00	12,215,909.00	953.6%
Administration Sys	758,550.40	820,058.91	792,506.91	881,059.64	905,231.00	968,270.00	7.0%
Administration Billing	205,215.18	149,896.98	136,927.78	129,952.64	159,644.00	167,375.00	4.8%
Old Water Treatment Pl	1,540.65	3,835.03	1,623.89	375,046.13	351,933.00	1,944.00	-99.4%
Depreciation	867,399.76	889,581.97	854,301.20	1,097.47	.00	.00	.0%
Enterprise	3,308,520.67	3,466,883.45	3,575,523.48	3,420,984.97	3,546,804.00	14,607,805.00	311.9%
90 Non Operating							
New Water Treatment Pl	.00	.00	.00	13,749.63	.00	.00	.0%
Deep Wells #11 & #12	.00	.00	.00	393,347.46	.00	.00	.0%
Water Tower Painting	.00	.00	.00	2,598.25	.00	.00	.0%
Hill Tower Demo & Syst	.00	.00	.00	29,545.20	.00	.00	.0%
Deep Well #10	.00	.00	.00	353,952.31	.00	.00	.0%
AMI Project-2023	.00	.00	.00	951,098.50	.00	.00	.0%
Non-Oprt Dbt Srv Propr	295,062.79	133,830.63	126,828.46	170,029.79	1,161,000.00	1,170,000.00	.8%
Non-Op SBITA Payments	.00	.00	14.00	43.45	.00	1,375.00	.0%
Non Operating	295,062.79	133,830.63	126,842.46	1,914,364.59	1,161,000.00	1,171,375.00	.9%
TOTAL 602-Water	3,754,723.41	3,717,714.08	3,958,162.94	5,577,711.56	5,038,654.00	16,177,580.00	221.1%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	3,754,723.41	3,717,714.08	3,958,162.94	5,577,711.56	5,038,654.00	16,177,580.00	221.1%
GRAND TOTAL	3,754,723.41	3,717,714.08	3,958,162.94	5,577,711.56	5,038,654.00	16,177,580.00	221.1%

Sewer Fund

(Fund 603)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25603 2025 Budget - 603 Sewer Fund FOR PERIOD 99

ACCOUNTS FOR:

603-Sewer	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 603-Sewer	-2,649,751.29	-1,888,164.12	-892,472.96	-13,894,095.36	-350,384.00	-354,307.00	1.1%
TOTAL REVENUE	-7,541,995.56	-7,221,391.68	-7,011,842.18	-21,207,626.79	-7,568,550.00	-8,027,950.00	6.1%
TOTAL EXPENSE	4,892,244.27	5,333,227.56	6,119,369.22	7,313,531.43	7,218,166.00	7,673,643.00	6.3%
GRAND TOTAL	-2,649,751.29	-1,888,164.12	-892,472.96	-13,894,095.36	-350,384.00	-354,307.00	1.1%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25603 2025 Budget - 603 Sewer Fund FOR PERIOD 99

ACCOUNTS FOR:

603-Sewer	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Sewer	-7,541,816.00	-7,221,229.22	-6,987,182.66	-21,207,505.57	-7,568,550.00	-8,027,950.00	6.1%
Unassigned	-7,541,816.00	-7,221,229.22	-6,987,182.66	-21,207,505.57	-7,568,550.00	-8,027,950.00	6.1%
80 Enterprise							
Transmission/Distrib/C	-179.56	-162.46	-24,659.52	-121.22	.00	.00	.0%
Enterprise	-179.56	-162.46	-24,659.52	-121.22	.00	.00	.0%
TOTAL 603-Sewer	-7,541,995.56	-7,221,391.68	-7,011,842.18	-21,207,626.79	-7,568,550.00	-8,027,950.00	6.1%
TOTAL REVENUE	-7,541,995.56	-7,221,391.68	-7,011,842.18	-21,207,626.79	-7,568,550.00	-8,027,950.00	6.1%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-7,541,995.56	-7,221,391.68	-7,011,842.18	-21,207,626.79	-7,568,550.00	-8,027,950.00	6.1%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25603 2025 Budget - 603 Sewer Fund FOR PERIOD 99

ACCOUNTS FOR:

603-Sewer	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Sewer	214,581.86	177,000.00	348,798.00	262,362.00	399,112.00	491,400.00	23.1%
Unassigned	214,581.86	177,000.00	348,798.00	262,362.00	399,112.00	491,400.00	23.1%
80 Enterprise							
Pumping	22,426.64	23,289.30	21,135.76	16,766.41	31,014.00	31,770.00	2.4%
Water Treatment	2,713,317.48	3,072,276.00	3,712,603.20	4,170,070.08	4,170,070.00	3,973,648.00	-4.7%
Transmission/Distrib/C	703,614.06	795,294.06	796,886.79	769,436.21	1,010,831.00	1,504,185.00	48.8%
Administration Sys	760,699.83	810,366.27	782,814.05	872,364.41	890,848.00	948,910.00	6.5%
Administration Billing	206,386.36	148,562.42	137,465.09	127,774.76	140,091.00	146,530.00	4.6%
Depreciation	155,722.84	197,970.72	219,195.73	.00	.00	.00	.0%
Enterprise	4,562,167.21	5,047,758.77	5,670,100.62	5,956,411.87	6,242,854.00	6,605,043.00	5.8%
90 Non Operating							
AMI Project-2023	.00	.00	.00	951,098.52	.00	.00	.0%
Non-Oprt Dbt Srv Propr	115,495.20	108,468.79	100,470.60	143,659.04	576,200.00	577,200.00	.2%
Non Operating	115,495.20	108,468.79	100,470.60	1,094,757.56	576,200.00	577,200.00	.2%
TOTAL 603-Sewer	4,892,244.27	5,333,227.56	6,119,369.22	7,313,531.43	7,218,166.00	7,673,643.00	6.3%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	4,892,244.27	5,333,227.56	6,119,369.22	7,313,531.43	7,218,166.00	7,673,643.00	6.3%
GRAND TOTAL	4,892,244.27	5,333,227.56	6,119,369.22	7,313,531.43	7,218,166.00	7,673,643.00	6.3%

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Community Center Fund

(Fund 604)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25604 2025 Budget - 604 Chaska Community Center FOR PERIOD 99

ACCOUNTS FOR:

604-Community Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 604-Community Center	1,701,588.85	1,646,359.87	1,423,593.99	-249,344.90	-960.00	.00	-100.0%
TOTAL REVENUE	-2,681,504.41	-3,289,520.12	-3,522,563.15	-4,377,348.85	-4,966,212.00	-5,156,667.00	3.8%
TOTAL EXPENSE	4,383,093.26	4,935,879.99	4,946,157.14	4,128,003.95	4,965,252.00	5,156,667.00	3.9%
GRAND TOTAL	1,701,588.85	1,646,359.87	1,423,593.99	-249,344.90	-960.00	.00	-100.0%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25604 2025 Budget - 604 Chaska Community Center FOR PERIOD 99

ACCOUNTS FOR:

604-Community Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Community Center	-490,714.55	-483,546.06	-322,303.29	-1,214,362.28	-1,192,124.00	-1,484,311.00	24.5%
Unassigned	-490,714.55	-483,546.06	-322,303.29	-1,214,362.28	-1,192,124.00	-1,484,311.00	24.5%
80 Enterprise							
Administration	-1,028,525.19	-1,401,504.75	-1,654,736.31	-1,620,327.38	-2,005,861.00	-2,027,767.00	1.1%
Community Events	-518.00	.00	.00	.00	.00	.00	.0%
Community Room	-36,110.43	-78,106.67	-65,575.88	-64,392.82	-90,000.00	-80,000.00	-11.1%
Craft Rooms	-10,654.75	-17,456.25	-18,103.75	-28,276.63	-24,000.00	-24,000.00	.0%
Front Desk	.00	-898.52	.00	.00	.00	.00	.0%
Fitness Programs	-10,214.98	-18,235.26	-26,080.00	-34,004.40	-75,000.00	-50,000.00	-33.3%
Gym	-4,230.00	-5,878.00	-22,004.49	-30,579.08	-35,000.00	-25,500.00	-27.1%
Ice Arena	-662,206.51	-807,277.09	-895,401.89	-813,852.14	-966,273.00	-956,854.00	-1.0%
Rinkside Room	.00	.00	.00	-3,378.25	.00	-3,500.00	.0%
Maintenance	-20,020.00	-22,314.84	-22,780.17	-23,209.13	-38,031.00	-25,000.00	-34.3%
Personal Training	-23,068.40	-33,612.90	-31,513.00	-41,081.10	-80,000.00	-40,000.00	-50.0%
General Fitness Operat	-90.00	-30.00	-195.00	-294.00	.00	.00	.0%
Play & Daycare Room	-446.15	-9,702.50	-19,681.62	-55,420.83	-114,000.00	-116,280.00	2.0%
Swimming Pool	-9,566.00	-103,617.57	-140,496.04	-165,222.37	-257,823.00	-239,655.00	-7.0%
Theater	-64,802.35	-83,014.13	-46,187.32	-46,234.52	-56,700.00	-57,800.00	1.9%
Lodge	-6,412.02	-3,642.50	-4,087.50	-13,531.44	-20,400.00	-15,000.00	-26.5%
All Age Programs FKA T	-1,130.50	.00	.00	.00	.00	.00	.0%
General Facility	-24,477.00	-220,683.08	-225,753.85	-208,115.12	.00	.00	.0%
Senior Programs	-12,831.00	.00	.00	-1,712.00	.00	.00	.0%
Adult Programs	-8,129.11	.00	.00	-320.00	.00	.00	.0%
Teen Programs FKA Adve	-975.00	.00	.00	.00	.00	.00	.0%

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25604 2025 Budget - 604 Chaska Community Center FOR PERIOD 99

ACCOUNTS FOR:

604-Community Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
Preschool/Youth Progs	-217,897.97	.00	.00	751.00	.00	.00	.0%
Vending	.00	.00	-27,663.04	-13,786.36	-11,000.00	-11,000.00	.0%
Enterprise	-2,142,305.36	-2,805,974.06	-3,200,259.86	-3,162,986.57	-3,774,088.00	-3,672,356.00	-2.7%
TOTAL 604-Community Center	-2,633,019.91	-3,289,520.12	-3,522,563.15	-4,377,348.85	-4,966,212.00	-5,156,667.00	3.8%
TOTAL REVENUE	-2,633,019.91	-3,289,520.12	-3,522,563.15	-4,377,348.85	-4,966,212.00	-5,156,667.00	3.8%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-2,633,019.91	-3,289,520.12	-3,522,563.15	-4,377,348.85	-4,966,212.00	-5,156,667.00	3.8%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25604 2025 Budget - 604 Chaska Community Center FOR PERIOD 99

ACCOUNTS FOR:

604-Community Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Community Center	4,410.22	6,767.70	.00	156.69	.00	.00	.0%
Unassigned	4,410.22	6,767.70	.00	156.69	.00	.00	.0%
80 Enterprise							
Administration	641,604.26	990,192.63	815,098.73	819,516.13	944,884.00	937,082.00	-.8%
Craft Rooms	137.00	12.00	.00	.00	.00	.00	.0%
Front Desk	102,378.63	181,344.59	229,736.24	222,259.06	185,157.00	231,828.00	25.2%
Fitness Programs	8,279.22	14,583.04	13,288.60	18,556.38	12,000.00	16,632.00	38.6%
Gym	4,673.64	575.29	621.49	1,895.48	.00	.00	.0%
Ice Arena	272,041.42	252,954.97	213,620.79	192,912.35	237,459.00	257,425.00	8.4%
Maintenance	1,350,698.83	1,601,259.03	1,617,299.96	1,506,003.01	1,621,393.00	1,859,034.00	14.7%
Personal Training	27,964.41	40,950.85	35,215.44	40,406.96	38,141.00	41,366.00	8.5%
General Fitness Operat	125,131.27	204,061.77	287,511.41	275,380.12	304,908.00	315,030.00	3.3%
Play & Daycare Room	38,900.45	82,461.85	95,099.87	97,588.28	108,024.00	98,987.00	-8.4%
Swimming Pool	395,362.13	506,774.00	585,890.44	551,008.21	633,138.00	631,436.00	-.3%
Theater	.00	1,152.88	.00	.00	7,641.00	.00	-100.0%
Lodge	133,150.67	3,320.52	899.99	411.10	4,372.00	3,232.00	-26.1%
General Facility	74,919.97	67,266.83	49,464.28	249,832.12	311,230.00	191,385.00	-38.5%
Vending	2.80	.00	.00	.00	.00	.00	.0%
Depreciation	789,067.58	865,041.10	882,469.83	1,731.16	.00	.00	.0%
Enterprise	3,964,312.28	4,811,951.35	4,826,217.07	3,977,500.36	4,408,347.00	4,583,437.00	4.0%
90 Non Operating							
Non-Oprt Dbt Srv Propr	131,689.97	117,141.56	119,842.16	150,227.13	556,905.00	573,230.00	2.9%
Non-Op Lease Payments	.00	19.38	9.41	119.77	.00	.00	.0%
Non Operating	131,689.97	117,160.94	119,851.57	150,346.90	556,905.00	573,230.00	2.9%
TOTAL 604-Community Center	4,100,412.47	4,935,879.99	4,946,068.64	4,128,003.95	4,965,252.00	5,156,667.00	3.9%

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25604 2025 Budget - 604 Chaska Community Center FOR PERIOD 99

ACCOUNTS FOR:

604-Community Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	4,100,412.47	4,935,879.99	4,946,068.64	4,128,003.95	4,965,252.00	5,156,667.00	3.9%
GRAND TOTAL	4,100,412.47	4,935,879.99	4,946,068.64	4,128,003.95	4,965,252.00	5,156,667.00	3.9%

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The Loop at Chaska Fund

(Fund 605)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25605 2025 Budget - 605 The Loop at Chaska FOR PERIOD 99

ACCOUNTS FOR:

606-Chaska Town Course	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 606-Chaska Town Course	.00	.00	.00	11,542.50	.00	.00	.0%
TOTAL REVENUE	-179,965.26	-351,299.06	-228,507.39	-823,754.16	-1,002,900.00	-825,000.00	-17.7%
TOTAL EXPENSE	23,720.80	191,877.69	299,303.99	782,562.59	997,411.00	798,309.00	-20.0%
GRAND TOTAL	-156,244.46	-159,421.37	70,796.60	-41,191.57	-5,489.00	-26,691.00	386.3%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25605 2025 Budget - 605 The Loop at Chaska FOR PERIOD 99

ACCOUNTS FOR:

605-The Loop at Chaska	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
The Loop at Chaska	1,343.54	-245,049.06	-228,342.39	-618,003.83	-821,900.00	-795,000.00	-3.3%
Unassigned	1,343.54	-245,049.06	-228,342.39	-618,003.83	-821,900.00	-795,000.00	-3.3%
80 Enterprise							
Merchandise	.00	.00	.00	-14,500.33	-20,000.00	-20,000.00	.0%
Par 30 Learning Links	-181,308.80	-106,250.00	-165.00	-191,250.00	-161,000.00	-10,000.00	-93.8%
Enterprise	-181,308.80	-106,250.00	-165.00	-205,750.33	-181,000.00	-30,000.00	-83.4%
TOTAL 605-The Loop at Chaska	-179,965.26	-351,299.06	-228,507.39	-823,754.16	-1,002,900.00	-825,000.00	-17.7%
TOTAL REVENUE	-179,965.26	-351,299.06	-228,507.39	-823,754.16	-1,002,900.00	-825,000.00	-17.7%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-179,965.26	-351,299.06	-228,507.39	-823,754.16	-1,002,900.00	-825,000.00	-17.7%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25605 2025 Budget - 605 The Loop at Chaska FOR PERIOD 99

ACCOUNTS FOR:

605-The Loop at Chaska	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
The Loop at Chaska	5,311.74	.00	332.77	.00	.00	.00	.0%
Unassigned	5,311.74	.00	332.77	.00	.00	.00	.0%
80 Enterprise							
Maintenance	-73,938.60	15,296.80	104,269.48	220,420.06	384,264.00	287,348.00	-25.2%
Administration/Clubhou	5,808.85	-1,270.15	7,716.16	199,527.75	228,647.00	246,161.00	7.7%
Merchandise	.00	.00	937.50	23,838.03	15,000.00	15,000.00	.0%
Par 30 Learning Links	82,599.19	28,912.63	40,604.90	274,067.68	.00	.00	.0%
Depreciation	3,939.62	12,821.32	15,688.54	.00	.00	.00	.0%
Enterprise	18,409.06	55,760.60	169,216.58	717,853.52	627,911.00	548,509.00	-12.6%
90 Non Operating							
The Loop-Debt service	.00	124,869.38	118,610.29	58,725.65	369,500.00	249,800.00	-32.4%
Non-Op Lease Payments	.00	11,247.71	11,144.35	-5,559.08	.00	.00	.0%
Non Operating	.00	136,117.09	129,754.64	53,166.57	369,500.00	249,800.00	-32.4%
TOTAL 605-The Loop at Chaska	23,720.80	191,877.69	299,303.99	771,020.09	997,411.00	798,309.00	-20.0%

Town Course Fund

(Fund 606)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25606 2025 Budget - 606 Chaska Town Course FOR PERIOD 99

ACCOUNTS FOR:

606-Chaska Town Course	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 606-Chaska Town Course	-248,088.96	30,771.06	-408,901.64	111,061.28	-195,432.00	-66.00	-100.0%
TOTAL REVENUE	-3,014,769.91	-3,040,207.85	-3,388,181.67	-3,081,191.31	-3,192,400.00	-3,420,000.00	7.1%
TOTAL EXPENSE	2,766,680.95	3,070,978.91	2,979,280.03	3,192,252.59	2,996,968.00	3,419,934.00	14.1%
GRAND TOTAL	-248,088.96	30,771.06	-408,901.64	111,061.28	-195,432.00	-66.00	-100.0%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25606 2025 Budget - 606 Chaska Town Course FOR PERIOD 99

ACCOUNTS FOR:

606-Chaska Town Course	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Chaska Town Course	-2,686,673.30	-2,703,552.14	-2,856,949.41	-2,718,119.25	-2,892,400.00	-3,020,000.00	4.4%
Unassigned	-2,686,673.30	-2,703,552.14	-2,856,949.41	-2,718,119.25	-2,892,400.00	-3,020,000.00	4.4%
80 Enterprise							
Maintenance	-7,455.53	-12,254.89	-161,174.31	-380.00	.00	.00	.0%
Administration/Clubhou	-260.54	.00	.00	.00	.00	.00	.0%
Merchandise	-320,380.54	-324,400.82	-370,057.95	-362,692.06	-300,000.00	-400,000.00	33.3%
Enterprise	-328,096.61	-336,655.71	-531,232.26	-363,072.06	-300,000.00	-400,000.00	33.3%
TOTAL 606-Chaska Town Course	-3,014,769.91	-3,040,207.85	-3,388,181.67	-3,081,191.31	-3,192,400.00	-3,420,000.00	7.1%
TOTAL REVENUE	-3,014,769.91	-3,040,207.85	-3,388,181.67	-3,081,191.31	-3,192,400.00	-3,420,000.00	7.1%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-3,014,769.91	-3,040,207.85	-3,388,181.67	-3,081,191.31	-3,192,400.00	-3,420,000.00	7.1%

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NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25606 2025 Budget - 606 Chaska Town Course FOR PERIOD 99

ACCOUNTS FOR:

606-Chaska Town Course	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Chaska Town Course	.00	12,300.00	16,109.00	.00	.00	.00	.0%
Unassigned	.00	12,300.00	16,109.00	.00	.00	.00	.0%
80 Enterprise							
Maintenance	1,012,931.69	1,124,590.14	1,193,232.53	1,344,523.84	1,230,287.00	1,573,016.00	27.9%
Administration/Clubhou	1,019,134.67	1,212,203.78	1,232,718.26	1,423,816.85	1,208,856.00	1,286,818.00	6.4%
Merchandise	217,071.58	210,057.83	285,004.06	343,636.90	226,125.00	250,000.00	10.6%
Depreciation	487,144.01	484,959.39	193,371.71	.00	.00	.00	.0%
Enterprise	2,736,281.95	3,031,811.14	2,904,326.56	3,111,977.59	2,665,268.00	3,109,834.00	16.7%
90 Non Operating							
Non-Oprt Dbt Srv Propr	30,399.00	26,027.00	58,382.00	80,275.00	331,700.00	310,100.00	-6.5%
Non-Op Lease Payments	.00	141.89	179.92	.00	.00	.00	.0%
Non Operating	30,399.00	26,168.89	58,561.92	80,275.00	331,700.00	310,100.00	-6.5%
TOTAL 606-Chaska Town Course	2,766,680.95	3,070,280.03	2,978,997.48	3,192,252.59	2,996,968.00	3,419,934.00	14.1%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	2,766,680.95	3,070,280.03	2,978,997.48	3,192,252.59	2,996,968.00	3,419,934.00	14.1%
GRAND TOTAL	2,766,680.95	3,070,280.03	2,978,997.48	3,192,252.59	2,996,968.00	3,419,934.00	14.1%

** END OF REPORT - Generated by Erica Mattice **

Gas Turbine Fund

(Fund 607)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25607 2025 Budget - 607 Gas Turbine Fund FOR PERIOD 99

ACCOUNTS FOR:

607-PP#2 Turbine	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 607-PP#2 Turbine	-601,206.29	-615,795.56	-608,433.60	-22,462.58	-172,233.00	-174,258.00	1.2%
TOTAL REVENUE	-1,468,567.19	-1,421,464.61	-1,369,312.35	-939,964.68	-2,590,403.00	-2,590,403.00	.0%
TOTAL EXPENSE	867,360.90	805,669.05	760,878.75	917,502.10	2,418,170.00	2,416,145.00	-.1%
GRAND TOTAL	-601,206.29	-615,795.56	-608,433.60	-22,462.58	-172,233.00	-174,258.00	1.2%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25607 2025 Budget - 607 Gas Turbine Fund FOR PERIOD 99

ACCOUNTS FOR:

607-PP#2 Turbine	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
PP#2 Turbine	-1,468,567.19	-1,366,540.16	-1,314,387.90	-885,040.23	-2,590,403.00	-2,590,403.00	.0%
Unassigned	-1,468,567.19	-1,366,540.16	-1,314,387.90	-885,040.23	-2,590,403.00	-2,590,403.00	.0%
TOTAL 607-PP#2 Turbine	-1,468,567.19	-1,366,540.16	-1,314,387.90	-885,040.23	-2,590,403.00	-2,590,403.00	.0%
TOTAL REVENUE	-1,468,567.19	-1,366,540.16	-1,314,387.90	-885,040.23	-2,590,403.00	-2,590,403.00	.0%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-1,468,567.19	-1,366,540.16	-1,314,387.90	-885,040.23	-2,590,403.00	-2,590,403.00	.0%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25607 2025 Budget - 607 Gas Turbine Fund FOR PERIOD 99

ACCOUNTS FOR:

607-PP#2 Turbine	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
80 Enterprise							
Administration Sys	328,145.90	331,016.05	353,975.75	312,502.10	338,170.00	334,895.00	-1.0%
Enterprise	328,145.90	331,016.05	353,975.75	312,502.10	338,170.00	334,895.00	-1.0%
90 Non Operating							
Non-Oprt Dbt Srv Propr	539,215.00	474,653.00	406,903.00	605,000.00	2,080,000.00	2,081,250.00	.1%
Non Operating	539,215.00	474,653.00	406,903.00	605,000.00	2,080,000.00	2,081,250.00	.1%
TOTAL 607-PP#2 Turbine	867,360.90	805,669.05	760,878.75	917,502.10	2,418,170.00	2,416,145.00	-.1%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	867,360.90	805,669.05	760,878.75	917,502.10	2,418,170.00	2,416,145.00	-.1%
GRAND TOTAL	867,360.90	805,669.05	760,878.75	917,502.10	2,418,170.00	2,416,145.00	-.1%

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Storm Water Fund

(Fund 609)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25609 2025 Budget - 609 Storm Water Fund FOR PERIOD 99

ACCOUNTS FOR:

609-Storm Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 609-Storm Water	-3,283,657.31	-2,116,334.58	-569,109.67	-11,487,516.77	-83,780.00	-85,225.00	1.7%
TOTAL REVENUE	-4,930,208.36	-4,072,068.71	-2,400,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%
TOTAL EXPENSE	1,646,551.05	1,955,734.13	1,831,184.86	1,472,459.05	3,044,320.00	2,476,775.00	-18.6%
GRAND TOTAL	-3,283,657.31	-2,116,334.58	-569,109.67	-11,487,516.77	-83,780.00	-85,225.00	1.7%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25609 2025 Budget - 609 Storm Water Fund FOR PERIOD 99

ACCOUNTS FOR:

609-Storm Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Storm Water	-4,861,132.69	-3,873,355.27	-2,396,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%
Unassigned	-4,861,132.69	-3,873,355.27	-2,396,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%
80 Enterprise							
Transmission/Distrib/C	.00	-45,015.00	-4,000.00	.00	.00	.00	.0%
Sem.Fen C-2 Ravine	.00	-40,000.00	.00	.00	.00	.00	.0%
Storm Water Oak St Pum	-57,690.00	-102,310.00	.00	.00	.00	.00	.0%
Enterprise	-57,690.00	-187,325.00	-4,000.00	.00	.00	.00	.0%
90 Non Operating							
Birdie Lane East Ravin	-11,385.67	-11,385.64	.00	.00	.00	.00	.0%
Non Operating	-11,385.67	-11,385.64	.00	.00	.00	.00	.0%
TOTAL 609-Storm Water	-4,930,208.36	-4,072,065.91	-2,400,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%
TOTAL REVENUE	-4,930,208.36	-4,072,065.91	-2,400,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-4,930,208.36	-4,072,065.91	-2,400,294.53	-12,959,975.82	-3,128,100.00	-2,562,000.00	-18.1%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25609 2025 Budget - 609 Storm Water Fund FOR PERIOD 99

ACCOUNTS FOR:

609-Storm Water	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
Storm Water	331,136.96	246,000.00	252,000.00	81,600.00	327,600.00	369,300.00	12.7%
Unassigned	331,136.96	246,000.00	252,000.00	81,600.00	327,600.00	369,300.00	12.7%
80 Enterprise							
Transmission/Distrib/C	406,788.94	570,379.43	426,690.45	525,759.26	1,626,775.00	936,794.00	-42.4%
Administration Sys	518,235.51	706,000.89	666,073.83	663,113.74	680,187.00	727,255.00	6.9%
Administration Billing	72,926.75	78,565.14	104,730.23	87,202.36	113,758.00	116,826.00	2.7%
Depreciation	223,662.92	267,481.31	317,880.71	.00	.00	.00	.0%
Sem.Fen C-2 Ravine	16,727.51	15,689.50	.00	1,293.00	.00	.00	.0%
Storm Water Oak St Pum	.00	.00	.00	.00	.00	.00	.0%
McKnight Wetland	.00	.00	-1,650.00	21,349.24	.00	.00	.0%
Enterprise	1,238,341.63	1,638,116.27	1,513,725.22	1,298,717.60	2,420,720.00	1,780,875.00	-26.4%
90 Non Operating							
Storm Water Debt Servi	77,072.46	71,617.86	65,459.64	92,141.45	296,000.00	326,600.00	10.3%
Non Operating	77,072.46	71,617.86	65,459.64	92,141.45	296,000.00	326,600.00	10.3%
TOTAL 609-Storm Water	1,646,551.05	1,955,734.13	1,831,184.86	1,472,459.05	3,044,320.00	2,476,775.00	-18.6%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	1,646,551.05	1,955,734.13	1,831,184.86	1,472,459.05	3,044,320.00	2,476,775.00	-18.6%
GRAND TOTAL	1,646,551.05	1,955,734.13	1,831,184.86	1,472,459.05	3,044,320.00	2,476,775.00	-18.6%

** END OF REPORT - Generated by Erica Mattice **

Curling and Event Center Fund

(Fund 610)

All Sources and All Uses

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25610 2025 Budget - 610 Chaska Curling & Event Center FOR PERIOD 99

ACCOUNTS FOR:

610-Curling and Event Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
TOTAL 610-Curling and Event	-280,455.42	-547,102.15	-286,440.14	-1,236,085.80	-9,301.00	-42,023.00	351.8%
TOTAL REVENUE	-2,497,599.39	-2,926,598.23	-2,579,019.21	-2,851,383.88	-2,954,774.00	-3,025,759.00	2.4%
TOTAL EXPENSE	2,217,143.97	2,379,496.08	2,292,579.07	1,615,298.08	2,945,473.00	2,983,736.00	1.3%
GRAND TOTAL	-280,455.42	-547,102.15	-286,440.14	-1,236,085.80	-9,301.00	-42,023.00	351.8%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25610 2025 Budget - 610 Chaska Curling & Event Center FOR PERIOD 99

ACCOUNTS FOR:

610-Curling and Event Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
00 Unassigned							
610-Curling and Event	-1,582,420.34	-1,523,159.34	-1,397,665.69	-1,786,874.49	-1,721,922.00	-1,790,500.00	4.0%
Unassigned	-1,582,420.34	-1,523,159.34	-1,397,665.69	-1,786,874.49	-1,721,922.00	-1,790,500.00	4.0%
80 Enterprise							
Admin Gen Fac	-.69	-167.91	-1,040.00	-750.00	.00	.00	.0%
Event Center	-96,404.62	-169,591.38	-171,643.89	-203,171.12	-175,985.00	-171,000.00	-2.8%
Curling Center	-499,726.79	-840,352.18	-691,098.54	-599,604.08	-654,867.00	-662,259.00	1.1%
Crooked Pint	-319,046.95	-393,327.42	-317,571.09	-260,984.19	-402,000.00	-402,000.00	.0%
Enterprise	-915,179.05	-1,403,438.89	-1,181,353.52	-1,064,509.39	-1,232,852.00	-1,235,259.00	.2%
TOTAL 610-Curling and Event	-2,497,599.39	-2,926,598.23	-2,579,019.21	-2,851,383.88	-2,954,774.00	-3,025,759.00	2.4%
TOTAL REVENUE	-2,497,599.39	-2,926,598.23	-2,579,019.21	-2,851,383.88	-2,954,774.00	-3,025,759.00	2.4%
TOTAL EXPENSE	.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL	-2,497,599.39	-2,926,598.23	-2,579,019.21	-2,851,383.88	-2,954,774.00	-3,025,759.00	2.4%

** END OF REPORT - Generated by Erica Mattice **

NEXT YEAR BUDGET HISTORICAL COMPARISON

PROJECTION: 25610 2025 Budget - 610 Chaska Curling & Event Center FOR PERIOD 99

ACCOUNTS FOR:

610-Curling and Event Center	PRIOR FY3 ACTUALS	PRIOR FY2 ACTUALS	LAST FY1 ACTUALS	CY ACTUALS	CY REV BUDGET	PROJECTION LEVEL 5	PCT CHANGE
80 Enterprise							
Admin Gen Fac	699,692.18	806,058.40	775,665.40	869,520.87	937,025.00	943,410.00	.7%
Event Center	117,879.46	124,157.04	98,187.91	41,804.62	33,361.00	36,806.00	10.3%
Curling Center	273,936.48	358,654.59	302,904.72	302,006.33	329,834.00	355,078.00	7.7%
Crooked Pint	58,668.62	53,970.37	108,641.63	49,265.51	65,890.00	67,725.00	2.8%
Depreciation	628,587.56	628,946.93	632,900.04	.00	.00	.00	.0%
Enterprise	1,778,764.30	1,971,787.33	1,918,299.70	1,262,597.33	1,366,110.00	1,403,019.00	2.7%
90 Non Operating							
Non-Op Dbt Srv Propr	438,379.67	407,708.75	374,279.37	352,700.75	1,579,363.00	1,580,717.00	.1%
Non Operating	438,379.67	407,708.75	374,279.37	352,700.75	1,579,363.00	1,580,717.00	.1%
TOTAL 610-Curling and Event	2,217,143.97	2,379,496.08	2,292,579.07	1,615,298.08	2,945,473.00	2,983,736.00	1.3%
TOTAL REVENUE	.00	.00	.00	.00	.00	.00	.0%
TOTAL EXPENSE	2,217,143.97	2,379,496.08	2,292,579.07	1,615,298.08	2,945,473.00	2,983,736.00	1.3%
GRAND TOTAL	2,217,143.97	2,379,496.08	2,292,579.07	1,615,298.08	2,945,473.00	2,983,736.00	1.3%

** END OF REPORT - Generated by Erica Mattice **

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-98

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A Resolution Adopting Property Tax Levies for Payable 2025

WHEREAS, the City has conducted a public hearing on December 2, 2024, to receive comments from the public on a proposed 2025 Budget and tax levies recommended therein; and,

WHEREAS, the City must certify to the County Auditor on or before December 27, 2024, property tax levies for Assessed 2024 Payable 2025.

NOW, THEREFORE, BE IT RESOLVED, that the following Assessed 2024 Payable 2025 property tax levies be adopted consistent with the 2025 Budget:

Fund	Levy Amount
General Fund	$ 15,780,690
Equipment Acquisition Fund	4,405,717
Mt Pleasant Cemetery Fund	6,000
Total All City Operating Levies	20,192,407
Abatement District Levy	613,709
Total All City Levies	$20,806,116
Total EDA Fund Levy, HRA Levy	$ 231,440

FURTHER BE IT RESOLVED, that the City Clerk is directed to file these approved levies with the Carver County Auditor on or before December 27, 2024.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-99

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A Resolution Adopting 2025 Fund Budgets

WHEREAS, the City has conducted a public hearing on December 2, 2024, to receive comments from the public on a proposed 2025 Budget and tax levies recommended therein; and,

NOW, THEREFORE, BE IT RESOLVED, that the following levy supported and special revenue fund budgets for 2025 be adopted:

Fund	Revenue and Other Sources	Expenditures and Other Uses	Fund Balance Increase (Decrease)
General Fund	$ 32,206,447	$ 31,906,447	$ 300,000
Fund Balance - Committed	$ -	$ 300,000	$ (300,000)
Total General Fund Budget	$ 32,206,447	$ 32,206,447	$ -
Equipment Acquisition	$ 5,972,717	$ 5,965,100	$ 7,617
Fund Balance Planned Uses	$ -	$ -	$ -
Total Equip Acquisition Budget	$ 5,972,717	$ 5,965,000	$ -
Mt. Pleasant Cemetery Fund	$ 8,700	$ 13,500	$ (4,800)
Fund Balance Planned Uses	$ 4,800	$ -	$ 4,800
Total Mt. Pleasant Budget	$ 13,500	$ 13,500	$ -
Local Affordable Housing Aid	$ 130,039	$ 0	$ 130,039
Total City Funds	$ 38,322,703	$ 38,185,047	$ 137,656-
EDA Fund	$ 646,185	$ 624,145	$ 22,040

FURTHER BE IT RESOLVED, that the following enterprise fund budgets for 2025 be adopted:

Fund	Revenues and Other Sources	Expenses and Other Uses	Net Position Increase (Decrease)
Electric	$51,803,600	$51,794,644	$8,956
Water	$16,582,340	$16,177,580	$404,760
Sanitary Sewer	$8,027,950	$7,673,643	$354,307
Chaska Community Center	$5,156,667	$5,156,667	$0
The Loop at Chaska	$825,000	$798,309	$26,691
Chaska Town Course	$3,420,000	$3,419,934	$66
Turbine	$2,590,403	$2,416,145	$174,258
Storm Water Mgmt.	$2,562,000	$2,476,775	$85,225
Curling and Event Center	$3,025,759	$2,983,736	$42,023

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

REQUEST FOR ACTION
CHASKA CITY COUNCIL
12/16/2024

Subject: **Establish 2025 Utility Rates**

Prepared By: Matt Podhradsky, City Administrator
Noel Graczyk, Administrative Services Director
Wendy Hagen, Utility Billing Manager
Erica Mattice, Finance Division Director

Overview

Both the 2025-2029 Financial Forecast and the proposed 2025 Budget include rate increases in each of the Electric, Water, Sewer, and Storm Water Utility Funds. In 2025 these proposed rate changes will increase the monthly utility bill for an average residential customer by 2.99%, or an increase of $5.83 per month. Estimated billed amounts for each utility are as follows.

Average Monthly Residential Utility Fund	Usage In	Billed Usage	2024	2025	Increase	Percent Increase	Revenue Target
Electric:							
Customer Charge and Energy	kWh	750	$104.15	$107.04	$ 2.89	2.77%	2.75%
Energy Adj. Charge (EAC) {Oct-2022}	kWh	750	$ 23.77	$ 23.77	$ (0.00)	0.00%	0.00%
Total Electric			$127.92	$130.81	2.89	2.26%	n/a
Water	Gal. x1000	4	20.22	21.78	1.56	7.72%	8.00%
Sewer	Gal. x1000	4	34.77	35.65	0.88	2.53%	2.50%
Storm Water	R.E.F.	1	12.27	12.77	0.50	4.07%	4.00%
Total All Billed Services			$195.18	$201.01	$ 5.83	2.99%	

[Excludes Sales Taxes]

Proposed utility rates for 2025 are initially based on a Cost of Service (COS) Study and a Rate Analysis that was completed in 2020 for each of the Electric, Water, and Sewer utilities. The purpose of a COS Study is to ensure that rates billed to customers for utility services provided by the City are charging customers an equitable share of costs for access and use of the utility. Allocation of costs in a COS Study ensure that annual operational costs, capital equipment costs, and project costs for system replacement and expansions are fully funded as part of the rate setting process.

Completed COS Studies identified the need for the City to increase monthly customer charges in each utility fund to better recover fixed operating costs and capital replacement costs. Proposed annual increases in monthly customer service charges are offset by smaller increases in unit charges as billed for consumption. Each COS Study identified revenue targets based on combining

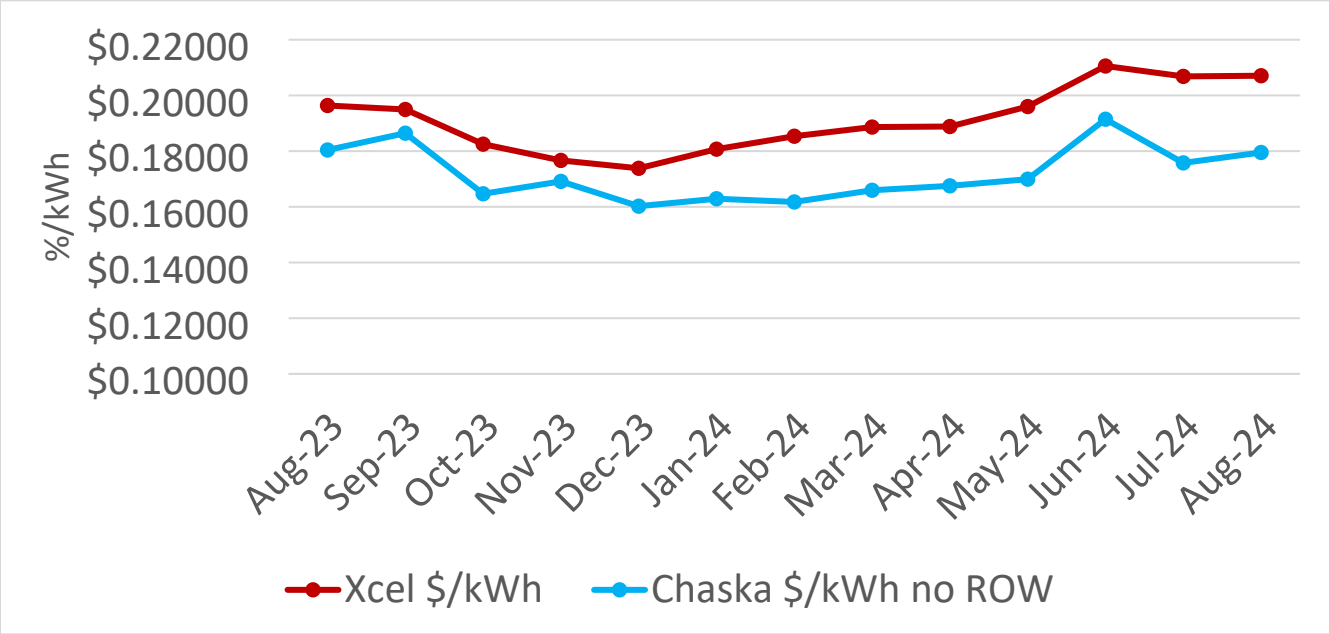
customer service charges and consumption charges. These combined COS revenue target increases for 2025 are 2.75% in the Electric Fund, 8% in the Water Fund, 2.50% in the Sewer Fund, and 4% in the Storm Water Fund.

Electric Utility

The 2025 Budget for the electric utility anticipates an average residential customer will see a monthly increase of 2.26%, or an increase of $2.89 per month. In addition to this increase, rates for 2025 address the following changes in electric rates as identified in the 2020 COS Study:

- A 2025 revenue target increase of 2.75% across all billing classifications.
- 2024 was planned to be year 4 of 5 years of increases to customer service charges across all customer classifications. For 2024 these annual increases were suspended leaving customer charges unchanged. This suspension was to ensure customer charges when compared to local utilities remain competitive. For 2025 the residential customer charge will be $12.45 for an increase of $0.35 or 2.75%
- For 2025 the Senior Discount Rate remains at a $6 reduction in the customer service charge.
- Year 4 of 5 in 2025 converting City facilities to regular classification rates.

The effective cost of purchase power to the City is expected to remain unchanged in 2025 and it is also projected that overall costs from the Energy Adjustment Clause (EAC) is expected to remain unchanged. Proposed rate increases address increased costs in actual capital improvements for 2025 as well as principal and interest on capital equipment purchases. Rate increase targets also address needs as identified in the COS Study to ensure the City maintains minimum funding requirements for debt service coverage, annual net income, and cash balance requirements to ensure compliance with bond covenants. These rates also address funding for system improvements needed to maintain an expanding distribution system. As you will see in the chart below, electric rates for Chaska electric customers remain very competitive compared to Xcel Energy for 2024, and with adjustments for 2025 will remain very competitive.



The chart above shows that the average total bill for a residential user is 11.46% below what Xcel charged in 2024, which is the defined market we compare our costs against.

Water Utility

The 2025 Budget for the water utility anticipates an average residential customer will see a monthly increase of 7.72%, or an increase of $1.56 per month. In addition to this increase, rates for 2025 address the following changes in water rates as identified in the 2020 COS Study:

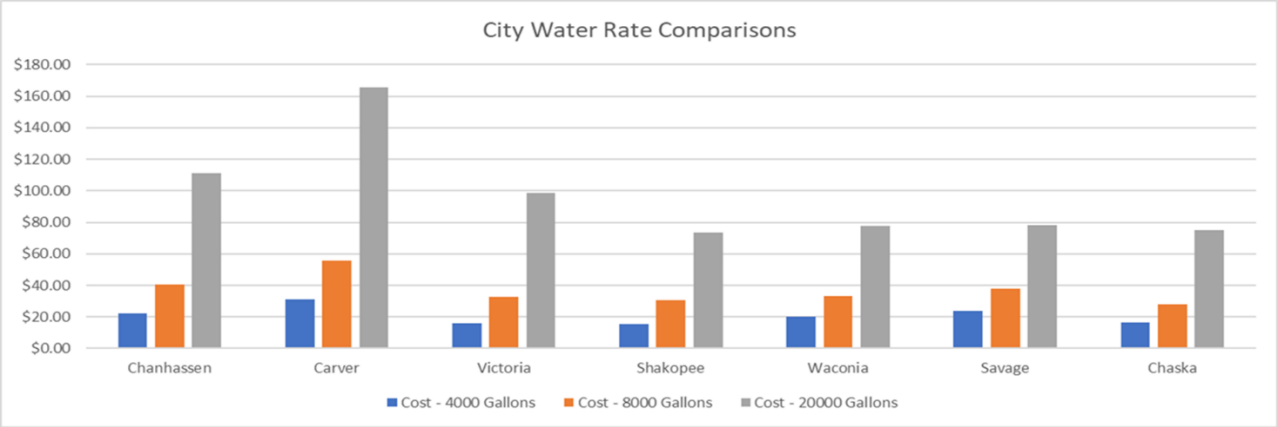
- A 2025 revenue target increase of 8%.
- For 2025 residential customer service charge will be $8.15 for an increase of $0.60 or 8%. This same 8% will be applied to all other customer classifications to fund fixed costs of the utility.
- Continuation of a revised residential step-rate tier structure first implemented in 2021.
- Year 4 of 7 years in 2025 converting City facilities to regular classification rates.

In 2009 the City adopted water rates for 2010 and 2011 based on a water rate study performed to evaluate the long-term operating and capital needs of the water utility. These water rates for 2010 and 2011 also implemented a tier rate schedule as required by the State to encourage water conservation efforts. As part of the 2020 COS Study, it was determined that the City needed to adjust this tier rate schedule to reflect both reduced water consumption by residential users over the past decade and to also ensure our rates structure is comparable to neighboring communities.

As first modified as part of water rates for 2021, the revised tier rate schedule has six instead of five blocks and the previous first block from 0-7000 Gallons was allocated across three blocks. As shown in the following chart, it is estimated that 78% of the residential customers fall within these first three blocks compared to 72% under the old tier rate schedule.

Current Structure (gallons)	Percent of bills ending in block	**2021 Structure (gallons)**	Group	Percent of bills ending in block
0 to 7,000	72%	**0 to 2,000**	Small home	8%
7,001 to 20,000	23%	**2,001 to 5,000**	Average home	42%
20,001 to 30,000	3%	**5,001 to 8,000**	Large home	28%
30,001 to 40,000	1%	**8,001 to 12,000**	Some sprinkling	10%
40,000 +	1%	**12,001 to 40,000**	More sprinkling	11%
		40,000 +	High use	1%

As part of the development of both the 2025-2029 Financial Forecasts and the 2025 Budget an 8.00% revenue target increase across all classifications in the water utility is anticipated to continue to fund the water utility operations and capital needs. Even with this percent increase in our water rates, Chaska's total water rates are very competitive. The following chart shows that, while we have increased our water rates, we have been able to do so in a manner that keeps them very competitive with other surrounding municipalities. The following chart illustrates both winter and summer water usage of an average residential customer.



This compares 2024 rates in other cities to proposed 2025 rates for Chaska.

Sanitary Sewer Utility

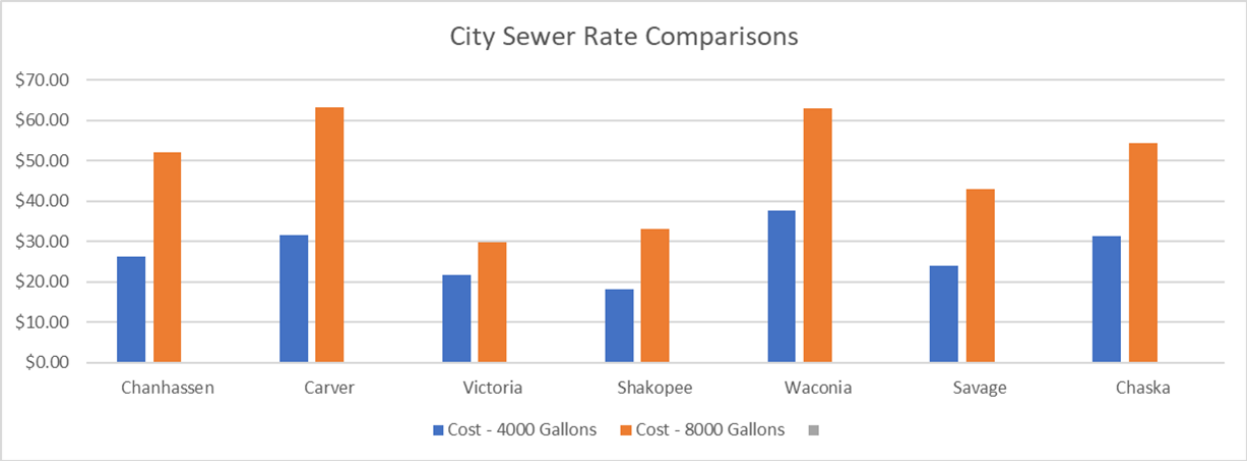
The 2025 Budget for the sewer utility anticipates an average residential customer will see a monthly increase of 2.53%, or an increase of $0.88 per month. In addition to this increase, rates for 2025 address the following changes in sewer rates structures as identified in the 2020 COS Study:

- A 2025 revenue target at 2.50% across all billing classifications.
- Continue from 2021, rates to provide a reduced customer charge for Industrial customers with a meter size of less than one and one-half inches.

As part of the development of both the 2025-2029 Financial Forecasts and the 2025 Budget a 2.50% revenue target increase across all classifications in the sewer utility is anticipated to continue to fund the sewer utility operations and capital needs. The residential Sewer Service Charge (SSC) will be a rate of $8.45 per month, which provides funding towards fixed costs and capital costs. Together the increase in the sewer rental rate and the SSC results in an overall 4.07% increase in billed sewer charges for the average residential customer.

For 2025, it is proposed that both the sewer rental fee and the monthly pumping fee for customers connected to the 201 Sanitary Sewer Project increase consistent with residential rates. The monthly sewer rental fee will increase to $38.15 up from $37.20 and the pumping fee will increase to $12.40 up from $12.10.

The following chart shows that, while we have increased and adjusted the allocation of our sewer rates, we have been able to do so in a manner that keeps them very competitive with other surrounding municipalities.



This compares 2024 rates in other cities to proposed 2025 rates for Chaska.

Proposed sewer rates for 2025 continue a flat rate SSC. A flat rate SSC is based on customer type and is set to recover fixed costs as incurred by the City in providing sewer service. By establishing a SSC in the Sewer Fund, fixed costs are being "unbundled" and billed separately from the sewer rental rate. Under a SSC billing method, costs incurred by the City to provide sewer services are shown on the utility bill not just as a single amount but as a billed amount for sewer rental along with a SSC for fixed costs. Adding a SSC to the Sewer Fund is consistent with the electric utility and the water utility which each bill a customer service charge.

The SSC for both small industrial (meter size less than 1.5 inches) and large industrial (meter size greater than 1.5 inches) customers will be in 2025 $27.65 and $51.25 per month. There is no minimum on industrial sewer rental charges as the SSC is the minimum charge.

Storm Water Utility

In 2008 the City established a storm water utility to account for services that support a City-wide storm-water system and to also account for capital items related to constructing and maintaining a storm water system. The City first billed for storm water utility services as a separate utility in December 2008 based on a rate of $3.00 per Residential Equivalency Factor (REF).

Based on actual operations over the past twelve years and based on current maintenance and inspection needs the City needs to adjust the storm water REF to properly reflect the actual costs incurred by the utility to operate, maintain, and improve the storm water system. As part of the development of both the 2025-2029 Financial Forecasts and the 2025 Budget, a rate increase of $0.50 per REF is needed to continue to operate the Storm Water Utility Fund. This is a 4.07% increase setting the REF rate at $12.77 per REF.

As shown in the following table of surrounding City's storm water utility rates from 2024 even after a change for 2025, Chaska will still be at the 2024 area average.

City	Monthly Rate
Shakopee	$8.52
Moorhead	$10.31
Victoria	$11.88
Red Wing	$12.00
Chaska	$12.27
Edina	$12.79
Carver	$16.84
Waconia	$22.25
Average	**$13.35**

Staff Recommendation
Staff recommends adoption of each proposed ordinance to establish 2025 rates for electric, water and sewer utilities. Staff also recommends adoption of the proposed resolution establishing 2025 storm-water utility rates.

Staff further recommends adoption of each proposed resolution to approve summary publications of ordinance establishing electric utility rates as well as water and sewer utility rates.

CITY COUNCIL ACTION REQUESTED
(Note, five separate motions will be needed to separately adopt each ordinance and resolution)

Motion to adopt Ordinance No. 2024-1053 establishing 2025 Electric Utility Rates.

Motion to adopt Resolution 2024-95 Approving Summary Publication of Electric Ordinance 2024-1053

Motion to adopt Ordinance No. 2024-1054 establishing 2025 Water and Sewer Utility Rates.

Motion to adopt Resolution 2024-96 Approving Summary Publication of Water and Sewer Ordinance 2024-1054

Motion to adopt Resolution No. 2024-97 establishing 2025 Storm Water Utility Rates.

CITY OF CHASKA
ORDINANCE MC 2024 - 1053

AMENDING CHAPTER 7

NOW THEREFORE, be it ordained by the Council of the City of Chaska, in the State of Minnesota, as follows:

SECTION 1: **AMENDMENT** "7.08.070 Rates And Charges" of the City of Chaska Municipal Code is hereby *amended* as follows:

A M E N D M E N T

7.08.070 Rates And Charges

A. *Sewer Rental Charges Authorized*. For the purpose of providing funds to meet the cost of maintenance and operation of the sanitary sewers, the costs of construction, maintenance and operation of a sewage disposal plant, payment of capital charges represented by bonds, certificates of indebtedness, or otherwise, and the payment of reasonable requirements for replacement and obsolescence thereof, there is hereby levied and assessed upon each lot, parcel of land, building or premises presently or hereafter having any connection, directly or indirectly, with the public sanitary sewer system of the City, a sewer rental charge determined as provided in this article.

(Ord. No. 168, Sec. 9, 10/5/64)

B. *Authority To Classify Users Of System*. The City Council shall have the power to classify the sewage discharged into the sanitary sewerage system based upon its quantity, concentration, pollution, qualities in general and the costs of its disposal, to fix reasonable and equitable sewer rental charges therefor according to such classification, and shall have the power, by resolution, to modify from time to time any classification or sewer rental charge provided in this article as may be, in the exercise of its discretion, reasonably required.

(Ord. No. 168, Sec. 9, 10/5/64)

C. *Classifications*. For the purpose of this article the following classifications of property according to the use of the sewerage system are hereby established:

Class 1. Residential: This classification shall include property used exclusively for residential purposes by a single-family unit, but does not include multiple residential buildings served by one (1) meter. Residential quarters constituting a single-family unit in buildings where a portion thereof is used for other than residential purposes shall be included in this classification, if the water used in such residential quarters shall be separately metered. A "single-family unit" is hereby defined to include the following:

1. A single person occupying residential quarters having either a private bath or toilet or kitchen facilities.
2. Two (2) or more persons occupying residential quarters as a common residential unit and having either a private bath or toilet or kitchen facilities; and
3. Two (2) or more persons occupying separate residential quarters, but having in common with other such persons living separately the use of either the same private bath or the same toilet or the same kitchen facilities.

Class 2. Commercial: This classification shall include any property used by a single unit for any purposes not properly included in Classes 1 and 3, and which also include any multiple residential building served by one meter. A "single-unit" shall include:

1. Each establishment or office having a separate toilet or other water-using facilities; and
2. Two (2) or more establishments or offices occupied separately, but having in common with such other establishments or offices the use of the same toilet or other water-using facilities.

Notwithstanding anything to the contrary in this paragraph, a "single-family unit" or single-unit" as used in this classification shall be defined as any such unit having not more than ten (10) "fixtures" as defined in the State of Minnesota Plumbing Code. Each unit having more than ten (10) such fixtures shall, for the purposes of sewer rents, rates and charges be considered a separate "single" unit for each ten (10) fixtures or fraction thereof located within said unit.

Class 3. Industrial: This classification shall include any property used by any establishment where any sewage or waste discharged into the public sewers therefrom has:

1. A five-day twenty (20) degrees centigrade BOD greater than four hundred (400) milligrams per liter; or
2. A suspended solids content greater than four hundred (400) milligrams per liter; or
3. A chlorine demand greater than twenty (20) milligrams per liter in any fifteen-minute time period; or
4. An average daily flow greater than two percent (2%) of the average daily sewage flow at the sewage treatment works; or
5. Any toxic substance; or
6. Any wastes which are considered by the Engineer to offer possibilities of harm to structures, processes or the operation of the plant.

(Ord. No. 168, Sec. 9, 10/5/64; Ord. No. 217, Secs. 1, 2, 1/21/74)

D. *City Clerk To Compute Amount Due And Render Statements*.

1. Effective for the month commencing January 1 1980, and each month thereafter, the City Clerk shall compute the amount due the City for sewer rents and charges in accordance with this article and shall render to the sewer system user's statements therefor monthly at the same time as the City water statements for the same month are rendered by him. Both charges shall be

separately itemized and included in one (1) bill where both are properly chargeable by the City. Such statements shall be made for each water meter (or its equivalent if water is not supplied by the City), and shall include the sewer rental charges for all units whether classified as residential, commercial, industrial or any combination of such classifications, on each single meter. Such sewer rentals shall be due and shall become delinquent, respectively, at the same time as the City water charges for the same period.

2. In addition to the sewer rental rates and charges in a. above, a surcharge as provided in CMCO 7.08.090 paragraph C, shall be charged.

(Ord. No. 168, Sec. 9, 10/5/64; Ord. No. 295, Sec. 1, 12/17/79; Ord. No. 801, Art. VI, Sec. 204 subd. (a), (b), 4/2/07)

E. *Statements To Be A Charge Against Owner, Lessee And Occupant*. Prior to the furnishing of any sanitary sewer service to any user or property, a deposit or other security, as provided in CMCO 7.24.020 paragraph D, shall be provided.

(Ord. No. 168, Sec. 9, 10/5/64, Ord. No. 388, Sec. 3, 12/16/85)

F. *Recovery Of Unpaid Bills*. Any unpaid and delinquent sewer rental charges may be recovered from the occupant of the premises billed therefor in a civil action by the City in any court of competent jurisdiction or, in the discretion of the City Council, may be certified to the County Auditor as taxes against any such property to be collected and paid over to the City along with other taxes. Either or both of such methods of collection thereof may be pursued by the City until payment in full has been made, and the initiation of one (1) such method of collection shall not be deemed to be an election stopping the City from thereafter using the other method of collection until paid in full. Payment of delinquent sewer rentals collected shall be credited to the same fund hereinafter provided for current sewer rentals, deducting therefrom any costs of collection accruing to the City therefor.

(Ord. No. 168, Sec. 9, 10/5/64; Ord. No. 388, Sec. 4, 2/16/85)

G. *Charges Collected To Be Placed In Separate Fund*. The sewer rentals provided for in this section shall be placed and deposited in a separate general sewer fund to be known as the sewage disposal fund of the City, and shall be disbursed only for the purpose specified in CMCO 7.08.110 paragraph D,1.

(Ord. No. 168, Sec. 9, 10/5/64)

H. *Rental Charges*.

1. *Imposed*. The sewer rates, charges and rentals to be charged against property shall be based upon the quantity of water used thereon and the quality of sewage generated therefrom and shall be determined as follows:
    a. The charges each calendar month shall be based on the amount of water used on said property measured as provided in CMCO 7.08.110 paragraph F,2 and are hereby established as follows: Six dollars and eighty cents ~~sixty three cents~~($6.80)~~($6.63)~~ per thousand (1,000) gallons per calendar month.

b. The charges each calendar month for residential properties located on Co Rd 10 within the City of Chaska and those units in that portion of Planning Area 9-B/9-C located in Chaska Township involved in the 201 Sanitary Sewer Project, and elect to choose a flat sewer user fee for on-site wastewater treatment systems are hereby established as follows:

Sewer Rental Fee, Per Month $38.1537.20
Pumping Fee, Per Month $12.4012.10

(Ord. No. 772, Chap. 19, Art. VI, Div. 2, Sec. 221, 1/3/05; Ord. No. 817, Sec. 221, 1/7/08; Ord. No. 845, Art. VI, Div. 2, Sec. 221(b), 12/20/10; Ord. No. 864, Art. VI, Div. 2, Sec. 221, 12/17/12; Ord. No. 879, Chap. 19, Art. VI, Div. 2, Sec. 221 a and b, 12/16/13; Ord. No. 897, Sec. 1, 12/15/14; Ord. No. 911, Sec. 1, 1/4/16; Ord. No. 928, Sec. 1, 12/19/16; Ord. No. 930, Sec. 1, 1/9/17; Ord. No. 944, § 1, 1/8/18; Ord. No. 960, § 1, 12/17/18)

2. *Minimum Charges*. Notwithstanding anything to the contrary otherwise appearing in this section the minimum sewer rental charge, according to classification of property use as provided by the section shall be as follows:

		Minimum Charges	
		Sewer Rental Charge	Service Charge
Class 1	Residential, per month	$0	$8.458.25
Class 2	Commercial, per month	$0	$16.0515.65
Class 3	Industrial, per month for meter sizes less than 1.5"	$0	$27.6526.95
Class 3	Industrial, per month for meter sizes equal to or greater than 1.5"	$0	$51.2550.00
Class 4	Sewer Rental Fee, per month	$38.1537.20	n/a
Class 5	Sewer Pumping Fee, per month	$12.4012.10	n/a

The above stated minimum service charge as applied to single-family dwelling townhouses, condominiums, apartments and duplex homes shall be Sixteen dollars and five centsFifteen dollars and sixty-five cents ($16.0515.65) for each living unit contained therein.

(Ord. No. 845, Art. VI, Div. 2, Sec. 222, 12/20/10; Ord. No. 864, Art. VI, Div. 2 Sec. 222, 12/17/12; Ord. No. 879, Chap. 19, Art. VI, Div. 2, Section 222, 12/16/13./; Ord. No. 897, Sec. 2, 12/15/14; Ord. No. 911, Sec. 2, 1/4/16; Ord. No. 928, Sec. 2, 12/19/16; Ord. No. 930, Sec. 2, 1/9/17; Ord. No. 944, § 2, 1/8/18; Ord. No. 960, § 2, 12/17/18)

3. *Determining Amount Of Water Used*. The measure of volume of sewage waste for purposes of determining the rates and charges provided for in paragraph H,2 shall be based on the amount of water used on said premises and determined as follows:
    a. In the event water used on any such property is supplied fully by the City water system, the number of gallons of water supplied to such premises by the City water system as measured by the City water meter therein in use shall be the gallonage figure used in determining the sewer use and charges as hereinbefore provided, except that where such property is classified as residential, the charge each month shall be based upon the number of gallons of water supplied thereto by the City water system, except that the monthly charge for the months of May through and including November of any year shall be based upon the less of:
        (1) The number of gallons of water supplied thereto by the City water system; or
        (2) The average number of gallons of water supplied thereto for the monthly charge of the previous December, through and including April adjusted to 105% of average.
    b. In the event water used on any such property is supplied in whole or in part with water not obtained from the City water system, the number of gallons used on said premises, as if wholly supplied by the City water system as measured by a water meter(s) metering the source of all water used on such property, shall be the gallonage figure used in determining the sewer use and charges as hereinbefore provided, except that where such property is classified as residential the charge each month shall be based upon the number of gallons of water used on said premises, except that the monthly charge for the months of May through and including November of any year shall be based upon the less of:
        (1) The number of gallons of water supplied thereto by the City water system; or
        (2) The average number of gallons of water supplied thereto for the monthly charge of the previous December, through and including April adjusted to 105% of average.

    It shall be the duty of any such owner, lessee or occupant thereof, and all of them to have installed by them, at no expense to the City, the necessary metering equipment as approved by the Utility Superintendent to measure the total amount of water used on said premises.

Until such time such owner, lessee or occupant installs the necessary metering equipment to measure the total amount of water used thereon, or where it is not practical to measure the same by metering equipment, the Utility Superintendent shall cause to be determined in such manner and by such methods as he shall reasonably determine, considering conditions and attendant circumstances in each case, the estimated total amount of water used thereon, and such estimate shall be used in lieu of the meter volume of water to determine the sewer rental charges thereon; except that where such property is classified as residential the charge each month shall be based upon the estimated number of gallons of water used on said premises, except that the monthly charge for the months of May through and including November of any year shall be based upon the less of:

a. The estimated number of gallons of water supplied thereto by the City water system; or
b. The estimated average number of gallons of water supplied thereto for the monthly charge of the previous December, through and including April adjusted to 105% of average.

Any person using the sewerage works of the City may install, at no expense to the City, a meter of a style and type approved by the Utility Superintendent to meter actual sewage volume discharged from such property, and in that event, that gallonage figure shall be used in determining the sewer use for such property. Such metering equipment shall be maintained to provide accurate measurement of the sewer use and shall be tested and calibrated at the Utility Superintendent's request or at least annually with test results and maintenance records submitted to the Utility Superintendent for his review and approval. This shall be done by a competent metering contractor approved by the Utility Superintendent and at no expense to the City. If the above maintenance and testing is not done as required, the City shall hire an approved contractor to perform this work and the cost thereof shall be added to the customer's sewer charges.

(Ord. No. 168, Sec. 9, 10/5/64; Ord. No. 279, Sec. 1, 3/5/79; Ord. No. 287, Sec. 1, 9/17/79; Ord. No. 295, Sec. 4, 12/17/79; Ord. No. 495, Sec. 3, 12/16/91; Ord. No. 519, Sec. 4, 12/21/92)

4.

5. *Payment For Sewer Services*. Payment for sewer services billed shall be made to the office of the City Clerk and shall be due on or before the fifteenth (15th) day of the month in which the bill is received by the customer. A five percent (5%) penalty shall be added to bills not paid by the close of the business day on the fifteenth (15th) day of the month.

(Ord. No. 243, Sec. 16, 1/3/77; Ord. No. 295, Sec. 5, 12/17/79)

6. *Industrial User's Strength Charges*.

a. *Establishment of strength charges*. For the purpose of paying the costs allocated to the City of Chaska each year by the Metropolitan Waste Control Commission that are based upon the strength of discharge of all industrial user's receiving waste treatment services within or served by the City, there is hereby established, in addition to the sewer charge based upon volume of discharge as hereinbefore provided, a sewer charge upon each company or corporation receiving waste treatment services within or served by the City, based upon strength of industrial waste discharged into the sewer system by the City called the "strength charge."

b. *Establishment of strength charge formula*. For the purpose of computation of the strength charge established by paragraph H,6,a, there is hereby established a strength charge formula as designated in Resolution No. 76-172 adopted by the governing body of the Metropolitan Waste Control Commission on June 15, 1976, which is hereby made a part of this paragraph H,6 as if fully set forth herein, such formula being based upon pollution quality and difficulty of disposal of the sewage produced through an evaluation of pollution qualities and quantities in excess of an annual average base and the proportionate cost of operation and maintenance of waste treatment services provided by the Metropolitan Waste Control Commission.

c. *Strength charge payment*. It is hereby determined that the strength charge established by paragraph H,6,a shall be paid by each industrial user receiving waste treatment services and subject thereto before the twentieth (20th) day next succeeding the date of billing thereof to such user by or on behalf of the City and such payment thereof shall be deemed to be delinquent if not so paid to the billing entity before such date. Furthermore, it is hereby established that if such payment is not paid before such date an industrial user shall pay interest compounded monthly at the rate of two-thirds of one percent (2/3 of 1%) on the unpaid balance due.

d. *Establishment of tax lien*. As provided by Minn. Stat. § 444.075 Subd. 3, it is hereby determined that if payment of the strength charge as established by paragraph H,6,a is not paid before the sixtieth (60th) day next succeeding the date of billing thereof to the industrial user by or on behalf of the City, said delinquent sewer strength charge, plus accrued interest established pursuant to paragraph H,6,c, shall be deemed to be a charge against the owner, lessee or occupant of the property served and the City or its agents shall certify such unpaid delinquent balance to the County Auditor as taxes against the property served for collection as other taxes are collected; provided, however, that such certification shall not preclude the City or its agents from recovery of such delinquent sewer strength charge and interest thereon under any other available remedy.

(Ord. No. 143, Sec. 17, 1/3/77)

I. *Connection Charges*.

1. *Purpose And Intent.*

a. For the purpose of paying for the establishment, obtainment, construction, reconstruction, repair, replacement, depreciation, enlargement, and improvement of the total municipal sewer system including but not limited to the cost of collection and conveyance; it is hereby determined by the City Council of the City that charges, in accordance with the schedules provided, shall be paid to the City as set forth by resolution for every lot, piece, or parcel of land connecting to the municipal sanitary sewer system, or additional use causing excessive discharge of sewage or additional living units constructed upon land already connected to the system. Said charges are reviewed and, if necessary, revised each November, effective January first of the following year.

b. It is hereby determined to be the policy of the City that the benefit to any lot, piece, or parcel of land developed within the drainage district hereinafter defined and within the classifications set forth in this paragraph, for sanitary sewer interceptor, trunk or subtrunk service or availability is similar and that payment for said service or availability should be collected on as fair, reasonable and equitable basis as possible. It is further determined that the charges as set forth by resolution and determined fairly and reasonably represent a benefit to said land in addition in any amount previously assessed for sanitary sewer interceptor, trunk or subtrunk service or availability or any amount paid for any permit fee and charges paid for inspection of said connection pursuant to any other ordinance of the City or any other governmental entity or agency.

(Ord. No. 208, Sec. 1, 1/23/73)

2. *Definitions*. As used in this paragraph the following terms shall have the meanings given:

Acreage availability charges is the amount of dollars per acre as determined and set forth by resolution. The acreage used in computation of the acreage availability charge shall be the net developable land area exclusive of lakes, major parks, major recreational areas, major greenways and major thoroughfares and external collector streets as shown on the appropriate comprehensive guide plans of he City, or amendments thereof.

Basic Equivalent Unit (BEU) for the purpose of this paragraph the classification of property, and the computation of the number of BEUs applicable for each connection to the municipal sewerage system, shall be in accordance with the classification and computation of the Metropolitan Council Environmental Services procedures for classification and computation

of its service availability charge as more particularly set forth in that document identified as Service Availability Charge Procedures Manual, January 1998.

Basic equivalent unit charge is the amount of dollars per Basic Equivalent Unit as set forth by resolution.

Connection to sewer system: For purpose of this division every lot, piece or parcel of land is considered to be connected to the sanitary sewer system at the time a sewer connection permit is issued. Where a sanitary sewer is available the sewer connection permit shall be applied for at the time of application for a building permit.

Drainage district shall mean the area of land within the City within the East Creek Drainage area is more particularly shown on the sewer map, identified as Figure 4, as amended, of the Comprehensive Sewer Report dated 1972 as transmitted February 14, 1972, which map is marked "Exhibit A", attached hereto and made a part hereof.

Sanitary sewer charge shall mean the total amount of charges against a lot, piece or parcel of land to be paid to the City for sanitary sewer interceptor, trunk or subtrunk service or availability, exclusive of sanitary sewer laterals, service connections and use charges, and that said total sanitary sewer charge shall be a combination of the acreage availability charge (AAC) and basic equivalent unit (BEU) charge.

(Ord. No. 208, Sec. 2, 1/23/72; Ord. No. 326, Sec. 1 5/3/82)

3. *Establishment Of Charges*. In order to accomplish the purpose and intent of this paragraph there is hereby established a sanitary sewer charge against every lot, piece or parcel of land within the drainage district, which charge shall be collected as follows:

   At the appropriate time the City Clerk, or his duly authorized representative, shall compute the total acreage availability charge and the basic equivalent charge against the land to be subdivided, to be developed or for which a building permit is requested, or which is to be connected to the municipal sanitary sewer system. The sum total of the above two (2) charges shall constitute the sanitary sewer charge for said land. From the sanitary sewer charge shall be deducted the principal amount of any sanitary interceptor, trunk or subtrunk assessments previously levied against said land pursuant to Minn. Stat. Ch. 429 together with interest paid on the total amount of any such assessment principal in excess of the Sanitary Sewer Area fee, per acre, as shown on the Development Fee Schedule, as determined from the respective assessment rolls and adjusted to net developable acres, to December 31 of the year in which connection is made to the municipal sanitary sewer system. The

remaining balance shall constitute the amount of the sanitary sewer charge to be paid prior to the issuance of a sewer permit.

(Ord. No. 208, Sec. 3, 1/23/73; Ord. No. 277, Sec. 1, 3/19/79; Ord. No. 417, Sec. 1, 8/3/87, Policy 08-01-94)

4. *Continued Payment Of Assessment Levied*. A property owner may continue to make assessment payments as provided in the original assessment roll. In that event an amount equal to the total principal assessed together with interest on any such assessment principal in excess of the Sanitary Sewer Area fee, per acre,shown on the Development Fee Schedule , to December 31 of the year in which the property is connected to the municipal sanitary sewer system shall be deducted from the sanitary sewer charge and the difference shall be paid in cash prior to the issuance of a sewer permit pursuant to this article, unless paid as so permitted in CMCO 7.08.110 paragraph H,7.

   (Ord. No. 208, Sec. 3, 1/23/73; Ord. No. 277, Sec. 2, 3/19/79, Policy 08-01-94)

5. *Credits Against Future Assessment Payments*. A property owner may in the event that more than the Sanitary Sewer Area fee, per acre, as as shown on the Development Fee Schedule, as adjusted to net developable acres, is assessed against the land which is to be connected to the municipal sanitary sewer system, have the total amount assessed in excess of that per acre Sanitary Sewer Area fee together with the interest paid on such excess amount credited against future payments of assessments already levied against other property of the owner.

   (Ord. No. 208, Sec. 3, 1-23-73; Ord. No. 277, Sec. 2, 3/19/79, Policy 08-01-94)

6. *Payment For Additional Living Units*. Prior to the issuance of a building permit for construction of additional living units on any land already connected to the municipal sanitary sewer system an amount equal to the basic equivalent unit charge for each of such additional living units to be constructed thereon shall be paid to the City.

   (Ord. No. 208, Sec. 3, 11/23/73)

7. *Payment For Excessive Sewage*. In the event that the discharge of sewage from any land already connected to the sanitary sewer system within the classification as set forth in CMCO 7.08.110 paragraph H,1 shall exceed two hundred thousand (200,000) gallons per acre per year, the City Clerk shall recalculate the basic equivalent unit charge based upon such increased discharge. From the basic equivalent unit charge as so determined shall be deducted any basic equivalent unit charges theretofore paid and the remaining balance shall be the additional basic equivalent unit charge to be paid to the City for such excessive discharge.

(Ord. No. 208, Sec. 3, 11/23/73)

8. *Rates*. The sanitary sewer charge established as of January 1997 and thereafter, or until changed, as hereinafter set forth is the sum total of the following:

Acreage Availability Charge	The Sanitary Sewer Area fee as shown on the Development Fee Schedule.
Basic Equivalent Unit	The Sanitary Sewer Connection fee as shown on the Development Fee Schedule.

Because of the added tax base, the addition of new jobs and employment opportunities. it is in the best interest of the City to encourage the subdivision of land in accordance with the Subdivision Ordinance of the City, business, commercial and industrial development within the City, and in connection therewith it is hereby determined that the basic equivalent unit (BEU) charge for any land subdivided or for any development within the classification as defined in CMCO 7.08.110 paragraph H,1 shall be paid in cash, or assessed if requested of the owner or developer, at the time the land is subdivided or developed, whichever occurs first, and if assessed, be paid over a period of years not to exceed ten (10) years within the guidelines hereinafter set forth:

a. If the BEU charge is assessed the City Council shall, by resolution, after taking into consideration the amount of the charge, the results of the latest fiscal analysis as set forth in paragraph I,9 and any other factors they deem necessary and advisable, determine the number of years over which the assessment is to be spread.
b. The City Council in said resolution shall determine the number of years said charge shall be spread and the amount of interest to be charged thereon. Said payments may be spread over a period of not less than three (3) nor more than ten (10) years at an interest rate dependent upon the municipal investment market at that time.

c. Prior to said charges being paid over a period of years, the land owner and/or Developer shall execute an agreement with the City whereby the land owner and/or Developer agrees that said charges shall be spread on the same basis as, and shall be considered as assessments against the land developed; and that said charges be a first and prior lien against the property in question and on a parity with other assessments levied pursuant to Minn. Stat. Ch. 429, if any.

The Acreage Availability Charge (AAC) if not paid in cash, shall be assessed as provided above time of development or subdivision of land, whichever occurs first. The Basic Equivalent Unit (BEU) charge, if not paid in cash or assessed as above provided, shall be collected at time of obtaining a building permit.

(Ord. No. 208, Sec. 4, 1/23/73; Ord. No. 277, Sec. 4, 3/19/79; Ord. No. 417, Sec. 2, 8/3/87)

9. *Annual Review Of Charges*. A complete fiscal analysis and review of current and projected revenue capital expansion and projected growth shall be made prior to each major interceptor, trunk or subtrunk capital improvement project or at least annually by the City Administrator, together with such other persons as he deems necessary and advisable, and it shall be reported to the City Council on or before January 1 of each year.

   Such analysis shall include and take into account changes in the estimated capital costs resulting from inflation or deflation, engineering design, technology, location and alignment of sewer lines; increase or decrease in lateral benefits from the interceptors, trunks or subtrunks, amendments to the comprehensive sewer layout, new materials, governmental grants, State and Federal regulations, and any other items or considerations which will have an affect upon the total cost of the municipal sanitary sewer system. Changes or potential changes in land use, zoning, density, rate of growth, interest earned on sinking funds and prepayments, or any other financial considerations or other factors affecting projected revenue of the system shall also be considered.

   The acreage availability charge and/or basic equivalent unit connection charge may be adjusted to reflect any changes shown to be necessary by said fiscal review.

   (Ord. No. 208, Sec. 5, 1/23/73)

10. *Separate Account.* All charges collected under this paragraph not specifically pledged to the repayment of a past or future bond issue shall be placed in a separate account. Revenues from time to time received in excess of amounts so pledged may be pledged by resolution of the governing body, or may be used, though not so pledged, for the payment of principal and interest on obligations issued pursuant to Minn. Stat. Ch. 444 or 475 for sanitary sewer

interceptors, trunks and subtrunks or for any other purpose permitted under Minn. Stat. Ch. 444.

(Ord. No. 208, Sec. 6, 1/23/73)

J. *Reserve Capacity Charges*.

1. *Recitals*. The Metropolitan Sewer Board has determined to reserve unused capacity in the metropolitan disposal system each year commencing in 1973 for local government units in which new buildings will be connected, and new connections will be made, to that system during such year and to allocate that debt service costs of such unused capacity for the year among such local government units. In order for the City to pay such costs allocated to it each year, it will be necessary to establish sewer service availability and connection charges for all buildings constructed or connected to the metropolitan disposal system on or after January 1, 1973.

   (Ord. No. 207, Sec. 1, 12/18/72)

2. *Establishment Of Charges And Amount Of Charges*.

   a. For the purpose of paying the costs of reserve capacity allocated to the City each year by the Metropolitan Sewer Board, there is hereby established a charge for:

      (1) The availability of treatment works and interceptors comprising the metropolitan disposal system; and

      (2) Connections, direct and indirect, to the metropolitan disposal system.

      The charge is hereby imposed on each building in the City, and on each connection to the metropolitan disposal system directly or through the City's system, which is within any sewer area established by the Metropolitan Sewer Board, construction of which building is commenced, or which connection is made, on or after January 1, 1973. The charge shall be payable at the time of, and as conditioned to, the issuance of a building permit or a connection permit, as the case may be, but no charge shall be due upon the issuance of a connection permit if a charge was paid upon issuance of a building permit.

      The charge for each building shall be equal to the number of units of sewage volume which it will discharge, multiplied by the effective rate determined by the Metropolitan Wastewater Services. The charge after 1977 shall be as the City Council, by ordinance, may determine. A unit of sewage volume shall be one hundred thousand (100,000) gallons per year and shall be assigned as follows:

      (1) Single-family dwellings and each living unit within any townhouse development, duplex and mobile homes greater than fourteen (14) feet in width shall comprise one unit;

(2) Each living unit within condominiums for residential use and apartments and mobile homes fourteen (14) feet in width or less shall each comprise eighty percent (80%) of a unit;
(3) All other buildings shall be assigned one (1) unit for each one hundred thousand (100,000) gallons of flow or part thereof which the City estimates they will discharge;
(4) Buildings for residential use and existing or for which building permits were issued prior to January 1, 1973, shall be counted as one-half (½) the unit equivalent for that type of residential building if connected to the metropolitan disposal system prior to January 1, 1974, and shall be counted at the full rate thereafter.

(Ord. No. 207, Sec. 2, 12/18/72)

3. *Administration*. The City Administrator, or his duly authorized representative, shall prepare or revise building permits and sewage connection permit application forms to provide information necessary for the computation of the number of units assignable to the building in question. The Administrator shall make such information available to the Metropolitan Sewer Board upon request.

(Ord. No. 207, Sec. 2, 2/18/72)

4. *Council May Change Charges*. The City Council may by ordinance increase, diminish, or change the amount and basis of the charges herein established, from time to time.

(Ord. No. 207, Sec. 2, 12/18/72)

5. *Charges To Be In Addition To Other Charges*. The charges herein established shall be in addition to, and not in lieu of, all other charges imposed from time to time by the City for building permits, sewer connection permits and sewer rental charges.

(Ord. No. 207, Sec. 2, 12/18/72)

SECTION 2: **AMENDMENT** "7.12.020 Rates And Charges" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.12.020 Rates And Charges

A. *Alternate Metering System Fees*. The fee for alternate monthly meter readings shall be seventy-five~~fifty~~ dollars and no cents ($75.00~~50.00~~) for each property.

(Ord. No. 211, Sec. 4, 4/16/73; Ord. No. 243, Sec. 22, 1/3/77; Ord. 871, 8/19/13; Ord. No. 883, Art. III, Div. 1, Sec. 55, 4/21/14)

B. *Turning On Water After Service Has Been Terminated*. For turning on water where service has been turned off for nonpayment of water bill, failure to repair a leak, discontinuance of service or any other cause, a service charge of seventy-five dollars~~fifty dollars~~ ($75.00~~50.00~~) will be made.

(Ord. No. 211, Sec. 7, 4/16/73; Ord. No. 243, Sec. 23, 1/3/77; Ord. No. 871, 8/19/13)

C. *Adjustment Of Curb Box*. For raising or lowering curb box tops to correspond with ground level the charge to the property owner shall be the actual cost, with minimum charge of seventy-five dollars~~fifty dollars~~ ($75.00~~50.00~~) will be made.

(Ord. No. 211, Sec. 4, 4/16/73; Ord. No. 243, Sec. 24, 1/3/77; Ord. 871, 8/19/13)

D. *Basic Rates*. The rate due and payable to the City from each water user within the City for water taken during any month from the water supply system shall be as follows:

Residential:		
Per Thousand Gallons (PTG) at -		
	0—2,000 gallons	$3.09 ~~2.86~~ PTG
	2,001 to 5,000 gallons	$3.32 ~~3.07~~PTG
	5,001 to 8,000 gallons	$3.62 ~~3.35~~PTG
	8,001 to 12,000 gallons	$4.04 ~~3.74~~PTG
	12,001 to 40,000 gallons	$4.58 ~~4.24~~PTG
	Above 40,001 gallons	$5.87 ~~5.43~~ PTG
Commercial:		
Per Thousand Gallons (PTG) at -		
	0 to 20,000 gallons	$3.08 ~~2.85~~ PTG
	Above 20,001 gallons	$3.50 ~~3.24~~ PTG
Bulk Water (Hydrant)		$9.76 ~~9.03~~PTG
Industrial:		
Per Thousand Gallons (PTG) at -		
	0 to 90,000 gallons	$2.82~~2.61~~ PTG

	Above 90,001 gallons	$3.202.96 PTG
City of Chaska:		
Per Thousand Gallons (PTG) at -		
	0—2,000 gallons	$2.632.29 PTG
	2,001 to 5,000 gallons	$2.832.46 PTG
	5,001 to 8,000 gallons	$3.082.68 PTG
	8,001 to 12,000 gallons	$3.443.00 PTG
	12,001 to 40,000 gallons	$3.903.40 PTG
	Above 40,001 gallons	$4.994.35 PTG
Irrigation Only Meters:		
Per Thousand Gallons (PTG) at -		
	0 to 20,000 gallons	$4.093.78 PTG
	20,001 to 40,000 gallons	$4.854.49 PTG
	Above 40,001 gallons	$6.035.58 PTG

(Ord. No. 878, Chap. 25, Art. III, Div. 1, Sec. 58, 12/16/13; Ord. No. 896, Sec. 1, 12/15/14; Ord. No. 910, Sec. 1, 1/4/16; Ord. No. 927, Sec. 1, 12/19/16; Ord. No. 943, § 1, 1/8/18; Ord. No. 959, § 1, 12/17/18)

E. *Customer Charges, Minimum Charges And Minimum Flat-Rate Charges.*

Notwithstanding the schedule of charges listed herein each water user shall pay a customer charge and a minimum flat rate charge for each monthly period during which water service is furnished as follows:

Meter Size	Monthly Flat Rate, Customer Charges (Per Occupancy Unit)	Monthly Flat-Rate, Charge for Safe Drinking Water (Per Service Connection)
5/8 to 3/4 inch	$8.157.55	$0.81
1 inch	$12.3011.40	$0.81
1 1/2 inch	$21.3519.75	$0.81
2 inch	$32.2029.80	$0.81
3 inch	$113.60105.20	$0.81

4 inch	$202.30~~187.30~~	$0.81
6 inch and over	$418.20~~387.20~~	$0.81

(Ord. No. 780, Chap. 25, Art. III, Div. 1, Sec. 58, 12/19/05; Ord. No. 816, Art. III, Div. 1, Sec. 58, 1/7/08; Ord. No. 832, Art. III, Div. 1, Sec. 58 and 59, 8/31/09; Ord. No. 855, Art. III, Sec. 58 and 59, 12/19/11; Ord. No. 863, Art. III, Div. 1, Sec. 58 and 59, 12/17/12; Ord. No. 878, Chap. 25, Art. III, Div. 1, Sec. 59, 12/16/13; Ord. No. 896, Sec. 2, 12/15/14; Ord. No. 910, Sec. 2, 1/4/16; Ord. No. 927, Sec. 2, 12/19/16; Ord. No. 943, § 2, 1/8/18; Ord. No. 959, § 2, 12/17/18)

F. *Water Meter Testing Deposit*. Before making a test of any meter, the person requesting such test shall, at the time of filing such request with the City, make a deposit with the City Clerk for the amount charged for such test, subject to the conditions stated in this section, which are charges as follows:

Five-eighths (5/8) inch to one (1) inch $60.00
One and one-half (1½) to two (2) inch $90.00
Two (2) inch and larger ..... Actual Cost

The deposit required for testing any meter over two (2) inch shall be the actual cost of removing, transporting, testing and reinstalling the meter as estimated by the company hired by the City performing the work.

(Ord. No. 211, Sec. 6, 4/16/73; Ord. No. 243, Sec. 28. 1/3/77; Ord. No. 294, Sec. 3, 12/17/79; Ord. No. 518, Sec. 3, 12/21/92; Ord. No. 567, Sec. 3, 12/19/94; Ord. No. 883, Art. III, Div. 1, Sec. 60, 4/21/14)

G. *Water Bills*. Water bills shall be mailed to the customers monthly and shall specify the water consumed and the charges in accordance with the rates set out herein. Payment for water bills shall be made at the office of the City Clerk and shall be due on or before the fifteenth (15th) day of the month in which the bill is received by the customer. A five percent (5%) penalty shall be added to bills not paid by the close of the business day on the fifteenth (15th) day of the month.

(Ord. No. 211, Sec. 6, 4/16/73; Ord. No. 243, Sec. 28, 1/3/77; Ord. No. 294, Sec. 4, 12/17/79; Ord. No. 574, Sec. 1, 5/15/95)

H. *Discontinuance Of Water For Nonpayment Of Bills*. All charges for water shall be due on the monthly due date specified by the City for the respective account. It shall be the duty of the City to endeavor to promptly collect delinquent accounts. In all cases where satisfactory arrangements for payment have not been made, and said amount is more than thirty (30) days delinquent, instructions shall be given to discontinue service by shutting off the water at the stop box. All delinquent accounts shall be certified to the City Clerk who shall prepare an assessment roll each year providing for assessments of the delinquent amounts against the respective parties served. This

assessment roll shall be delivered to the Council for adoption on or before October 1st of each year, and may be certified to the County Auditor as taxes against any such property to be collected and paid over to the City along with other taxes. Such action may be optional or subsequent to taking legal action to collect delinquent accounts.

(Ord. No. 211, Sec. 7, 1/16/73; Ord. No. 243, Sec. 29, 1/3/77; Ord. No. 294, Sec. 5, 12/17/79)

I. *Voluntary Discontinuance Of Water Service*. A user of water service, not delinquent in payment for water used, may request the City to connect or terminate service to his property and if said service is not reconnected until more than thirty (30) days after disconnect it shall be deemed a voluntary disconnect and service shall be reconnected upon payment of a reconnection charge in the amount of twenty five dollars ($25.00).

(Ord. No. 341, Sec. 2, 12/6/82)

PASSED AND ADOPTED BY THE CITY OF CHASKA COUNCIL _____.

	AYE	**NAY**	**ABSENT**	**ABSTAIN**
Councilmember Grau	_____	_____	_____	_____
Councilmember Hatfield	_____	_____	_____	_____
Councilmember Huang	_____	_____	_____	_____
Councilmember Hubbard	_____	_____	_____	_____
Mayor Windschitl	_____	_____	_____	_____

Presiding Officer

_____
Mark Windschitl, Mayor, City of Chaska

Attest

_____
Denise Beebe, Senior Clerk, City of Chaska

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-95

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A Resolution to Approve Summary Publication of Ordinance 2024-1053

WHEREAS, the City Council for the City of Chaska recently adopted Ordinance 2024-1053 titled Establish 2025 Electric Rates, which is a lengthy ordinance and not suitable to publication in full; and

WHEREAS, the City desires to publish a summary of the ordinance in accordance with Minnesota law; and

WHEREAS, the City has determined that publication of the title and summary of the ordinance will clearly inform the public of the intent and effect of the ordinance; and

WHEREAS, a copy of the full text is available for viewing in the Chaska Library and the City Clerk's office;

NOW, THEREFORE, BE IT RESOLVED, the City Council for the City of Chaska that the following summary of Ordinance 2024-1053 is approved for publication:

Ordinance 2024-1053 - An ordinance to amend electric regulations and rates in Chapter 7 of the Chaska Municipal Code of Ordinances (the "CMCO'').

Electric rates and charges in CMCO Article 7.28 is amended to include technical updates, and to clarify definitions used throughout Art. 7.28. It also provides an update for 2025 electric rates and minimum charges as well and Clean Energy rates. Rates and charges are updated effective January 2025.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CITY OF CHASKA
ORDINANCE MC 2024 - 1054

AMENDING CHAPTER 7

NOW THEREFORE, be it ordained by the Council of the City of Chaska, in the State of Minnesota, as follows:

SECTION 1: **AMENDMENT** "7.28.060 Residential Service" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.060 Residential Service

A. *Defined*. The residential classification shall include dwelling units used exclusively for residential purposes by or intended for single-family unit. Individual dwelling units in apartment buildings, condominiums, townhouses, cluster dwellings, etc., shall be classified as residential; and
B. *Service provided*. A residential lighting service rate (RL) shall be available to a single-family private residence or a farm at 60 cycle, single-phase service at a nominal voltage of 120 volts or 120/240 volts, furnished through one (1) meter for domestic purpose only, including lighting, small domestic appliances, heating, refrigeration, cooling, and domestic power using single-phase motors 5 hp or less. A separate meter is required for each individual residence on multiple unit dwellings.
C. *Rates—Residential service*.

Service Charge		$12.45~~12.10~~ per month
Energy Charge	October—May	$0.11431~~.11125~~ per kWh
Energy Charge	June—September	$0.12932~~.12585~~ per kWh
ROW Charge		5%

The minimum monthly bill shall be the service charge. (Ord. No. 205, Sec. 3, 5/15/72; Ord. No. 221, Sec. 5, 3/31/75; Ord. No. 225, Sec. 5, 8/4/75; Ord. No. 243, Sec. 2, 1/3/77; Ord. No. 293, Sec. 3, 12/17/79, Ord. No. 316, Sec. 3, 11/20/81; Ord. No. 386, Sec. 1, 12/16/85; Ord. No. 431, Sec. 1, 4/11/88; Ord. No. 487, Sec. 1, 5/20/91; Ord. No. 517, Sec. 2, 12/21/92; Ord. No. 539, Sec. 1, 12/20/93, Ord. No. 168, Sec. 1, 3/17/97; Ord. No. 650, Sec. 3, 1/11/99; Ord. No. 700, Sec. 1, 2/5/01; Ord. 715, Sec. 2, 12/17/01; Ord. No. 715, Sec. 17(b) and (c), 12/16/02; Ord. No. 815, Sec 17(c), 1/7/08; Ord. No. 826, Sec. 1, 12/15/08; Ord. No. 836, Sec. 1, 12/21/09; Ord. No. 844, Art. II, Sec. 17(c), 12/20/10; Ord. No. 862, Art. II, Sec. 17(c), 12/17/12; Ord. No.

877, Ch. 8, Art. II, Sec. 17c, 12/16/13; Ord. No. 895, Sec. 1, 12/15/14; Ord. No. 909, Sec. 1, 1/4/16; Ord. No. 926, Sec. 1, 12/19/16; Ord. No. 942, § 1, 1/8/18; Ord. No. 958, § 1, 12/17/18)

SECTION 2: **AMENDMENT** "7.28.070 Senior Citizen Residential Lighting Service" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.070 Senior Citizen Residential Lighting Service

A. *Defined*. Senior residential classification shall include dwelling units qualifying therefor under paragraph B.
B. *Service provided*. A senior citizen residential lighting service rate (SCRL) shall be available to a single-family private residence as 60 cycle, single-phase service, at a nominal voltage of 120 volts or 120/140 volts furnished through one meter for domestic purposes only, including lighting, small domestic appliances, heating, refrigeration, cooling and domestic power using single phase motors of 5 hp or less.
C. *Rates—Senior citizen residential lighting service*.

Service Charge		$6.45~~6.10~~ per month
Energy Charge	October—May	$0.11431~~0.11125~~ per kWh
Energy Charge	June—September	$0.12932~~0.12585~~ per kWh
ROW Charge		5%

minimum monthly bill shall be the service charge. (Ord. No. 221, Sec. 6, 3/31/75; Ord. No. 225, Sec. 6, 8/4/75; Ord. No. 243, Sec. 3, 1/3/77; Ord. No. 293, Sec. 4, 12/17/79; Ord. No. 316, Sec. 4, 11/30/81; Ord. No. 386, Sec. 2, 12/16/85; Ord. No. 431, Sec. 2, 4/11/88; Ord. No. 487, Sec. 2, 5/20/91; Ord. No. 517, Sec. 3, 12/21/92; Ord. No. 539, Sec. 2, 12/20/93; Ord. No. 618, Sec. 2, 3/17/97; Ord. No. 650, Sec. 4, 1/11/99; Ord. No. 700, Sec. 2, 2/5/01; Ord. No. 715, Sec. 3, 12/17/01; Ord. No. 715, Sec. 17.1(c), 12/16/02; Ord. No. 815, Sec. 17.1(c), 1/7/08; Ord. No. 826, Sec. 2, 12/15/08; Ord. No. 836, Sec. 2, 12/21/09; Ord. No. 844, Art. II, Sec. 71.1(c), 12/20/10; Ord. No. 862, Art. II, Sec. 17.1c, 12/17/13; Ord. No. 877, Chap. 8, Art. II, Sec. 17.1c, 12/16/13; Ord. No. 895, Sec. 2, 12/15/14; Ord. No. 909, Sec. 2, 1/4/16; Ord. No. 926, Sec. 2, 12/19/16; Ord. No. 942, § 2, 1/8/18; Ord. No. 958, § 2, 12/17/18)

SECTION 3: **AMENDMENT** "7.28.090 Off-Peak Electric Heating/Cooling**" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.090 Off-Peak Electric Heating/Cooling**

A. *Defined*. The Off-Peak Electric Heating/Cooling classification shall include all Chaska electric customers with electric resistance heating and/or heat pumps (ground or air source) separately metered from all other electrical use.
B. *Service provided*. An off-peak electrical service rate shall be available to all electrical customers for electric resistance heating or heat pumps only. On-peak hours: shall be defined as from 7:00 a.m. to 7:00 p.m. inclusive of Monday through Friday. Off-peak hours: shall be defined as all hours not defined as on-peak. Service shall be available through one (1) time-of-day electric meter. In place of a time-of-day meter the City may install one (1) standard single register meter and energy usage may be estimated to be 35% on-peak and 65% off-peak. All wiring shall be done by the customer's electrician at their expense and shall be installed as a separate electric service and not as a sub-meter.
C. *Rates—On- and off-peak electric heating/cooling*.

Service Charge		$9.85~~9.60~~ per month
On-Peak Energy Charge	October—May	$0.10013 ~~0.09745~~ per KWH
On-Peak Energy Charge	June—September	$0.11536~~0.11227~~ per KWH
Off-Peak Energy Charge	October—May	$0.07364~~0.07166~~ per KWH
Off-Peak Energy Charge	June—September	$0.07852~~0.07641~~ per KWH
ROW Charge		5%

(Ord. No. 497, Sec. 1, 1/21/92; Ord. No. 517, Sec. 6, 12/21/92; Ord. No. 650, Sec. 7, 1/11/99; Ord. No. 700, Sec. 5, 2/5/01; Ord. No. 715, Sec. 5, 12/17/01; Ord. No. 715, Sec. 17.3(c), 12/16/02; Ord. No. 815, Sec. 71.3(c), 1/7/08; Ord. No. 826, Sec. 3, 12/15/08; Ord. No. 836, Sec. 3, 12/21/09; Ord. No. 844, Art. II, Sec. 17.3(c), 12/20/10; Ord. No. 862, Art. II, Sec. 17.3c, 12/17/12; Ord. No. 877, Chap. 8, Sec. 17.3c, 12/16/13; Ord. No. 895, Sec. 3, 12/15/14; Ord. No. 909, Sec. 3, 1/4/16; Ord. No. 926, Sec. 3, 12/19/16; Ord. No. 942, § 3, 1/8/18; Ord. No. 958, § 3, 12/17/18)

SECTION 4: **AMENDMENT** "7.28.120 Rates - Security Lighting Service" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.120 Rates - Security Lighting Service

50 watt	$10.75~~10.45~~ per month
100 watt	$14.80~~14.40~~ per month
150 watt	$17.65~~17.15~~ per month
200 watt	$22.45~~21.85~~ per month
250 watt	$28.20~~27.45~~ per month
400 watt	$30.85~~30.00~~ per month
ROW Charge	5%

The above charges include installation on existing pole with service available. Other installation charges shall be billed based on time and materials.

(Ord. No. 205, Sec. 5, 5/15/72; Ord. No. 221, Sec. 8, 3/31/75; Ord. No. 225, Sec. 8, 8/4/75; Ord. No. 243, Sec. 5, 1/3/77; Ord. No. 293, Sec. 6, 12/17/79; Ord. No. 316, Sec. 6, 11/30/81; Ord. No. 431, Sec. 4, 4/11/88; Ord. No. 487, Sec. 4, 5/20/91; Ord. No. 517, Sec. 8, 12/21/92; Ord. No. 650, Sec. 8, 1/11/99; Ord. No. 700, Sec. 6, 2/5/01; Ord. 715, Sec. 6, 12/17/01; Ord. No. 715, Sec. 4, 12/16/02; Ord. No. 815, Sec. 19, 1/7/08; Ord. No. 826, Sec. 4, 12/15/08; Ord. 836, Sec. 4, 12/29/09; Ord. No. 862, Art. II, Sec. 19, 12/17/12; Ord. No. 895, Sec. 4, 12/15/14; Ord. No. 909, Sec. 4, 1/4/16; Ord. No. 926, Sec. 4, 12/19/16; Ord. No. 942, § 4, 1/8/18; Ord. No. 958, § 4, 12/17/18)

SECTION 5: **AMENDMENT** "7.28.130 General Service" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.130 General Service

A. *Defined*. All electrical service except as stated in paragraphs F through L and as stated in paragraph N, shall be classified as general service rate (GS).
B. *Service provided*. The general service rate (GS) shall be available to any customer with less than 20 KW peak demand requirements, for general service at one location as 60

cycle, single-phase or three-phase service at the secondary voltage available at the customer's location. Individual metering is required on all multiple users within the same building or on the same electrical service. General Service—Below 20 KW demand, of the Code of Ordinances, City of Chaska, Minnesota is hereby amended to read as follows:

C. *Rates—General service—Below 20 KW demand*. The rates for general service shall be as follows:

Service Charge		$24.40~~23.75~~ per month	
Energy Charge	October—May	$0.11727~~0.11413~~ per kWh	
Energy Charge	June—September	$0.13195~~0.12841~~ per kWh	
ROW Charge		5%	

The minimum monthly bill shall be the service charge.

D. *Determination of installed capacity*. The installed three-phase capacity shall be determined on the basis of nameplate rating or manufacturer's data; or, in the case of an incorrect or missing nameplate, the utility may fix the rating by test. (Ord. No. 650, Sec. 9, 1/11/99; Ord. No. 700, Sec. 7, 2/5/01; Ord. No. 715, Sec. 8, 12/17/01; Ord. No. 715, Sec. 20.1(c), 12/16/02; Ord. No. 815, Sec. 5, 20(c), 1/7/08; Ord. No. 826, Sec. 5, 12/15/08; Ord. 836, Sec. 5, 12/21/09; Ord. No. 844, Sec. 20(c), 12/20/10; Ord. No. 862, Art. II, Sec. 20c, 12/17/12; Ord. No. 877, Art. II, Sec. 20c, 12/16/13; Ord. No. 895, Sec. 5, 12/15/14; Ord. No. 909, Sec. 5, 1/4/16; Ord. No. 926, Sec. 5, 12/19/16; Ord. No. 942, § 5, 1/8/18; Ord. No. 958, § 5, 12/17/18)

SECTION 6: **AMENDMENT** "7.28.140 Large General Service Rate" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.140 Large General Service Rate

A. *Defined*. The large general service rate shall apply to all users with any monthly peak demand of twenty (20) KW or greater and new users with installed loads of twenty (20) KW or greater. After any user not classified hereunder shall record a peak demand of twenty (20) KW or greater in any one monthly period, such user, shall commencing with the next billing period, be classified as a large general user. Any user with any monthly peak demand of twenty (20) KW or greater which shall record a peak demand of twenty (20) KW or greater in any one monthly period shall continue to be classified as large general service for at least a twelve-month (12) period

irrespective of such user's peak demand, no such user shall be reclassified unless said user has not recorded a peak demand of twenty (20) KW or greater during any monthly billing period during the preceding consecutive twelve-month period.

B. *Services provided*. A large general service rate shall be available to any customer for general service at one location as 60 cycle, single-phase or three-phase service where available, through one transformer only at the customer's location. Individual metering is required on all multiple users within the same building or on the same electrical service. Reduced current starting is required on all motors of 5 HP or more.

C. *Rates—Large general service—20 KW demand and above*. The monthly bill under the large general service classification shall be the sum of the demand and energy charges calculated according to the following schedule:

Service Charge		$95.10~~92.55~~ per month
Energy Charge	October—May	$0.07012~~0.06824~~ per kWh
Energy Charge	June—September	$0.07646~~0.07441~~ per kWh
Demand Charge	October—May	$12.42~~12.08~~ per kW
Demand Charge	June—September	$15.25~~14.84~~ per kW
ROW Charge		5%

The minimum monthly billing shall be the service charge.

D. *Determination of billing demand*. A billing demand shall be the customer's greatest fifteen (15) minute demand, in kilowatts, incurred during the month for which the bill is rendered.

E. *Power factor clause*. The customer agrees to maintain an average power factor as close to one hundred percent (100%) as possible. If the average power factor for the billing period is less than ninety percent (90%) lagging, the billing demand shall be adjusted by multiplying the actual fifteen (15) minute demand measured during the month by the ratio of ninety percent (90%) divided by the customer's average monthly power factor expressed in percent. This calculation only applies to three phase customers with a demand greater than 50 kW.

F. *Primary voltage service*. If the customer is served at the primary voltage available at the customer's location and pays all costs incurred in the installation, ownership, operation and maintenance of transformers, substations, and metering equipment with service to be metered at the primary voltage, a discount of three percent (3%) will be allowed on the amount of the monthly kWh charges and six percent (6%) on the amount of the monthly KW demand charges. As of January 1, 2001 Primary Voltage Service shall be available to customers exceeding 2,000 KVA only.

G. *Primary metering*. At the option of the Electric Department, secondary service hereunder may be metered at the primary voltage, in which case a two percent (2%) discount will be allowed on the amount of the monthly bill. (Ord. No. 650, Sec. 10, 1/9/99; Ord. No. 700, Sec. 10, 2/5/01; Ord. No. 715, Sec. 20.1(c), 12/16/02; Ord. No.

815, Sec. 20.1(c), 1/7/08; Ord. 826, Sec. 6, 12/15/08; Ord. No. 836, Sec. 6, 12/29/09; Ord. No. 844, Sec. 20.1(c), 12/20/10; Ord. No. 861, Art. II, Sec. 20.1(f), 12/17/12; Ord. No. 862, Art. II, Sec. 20.1c, 12/17/12; Ord. No. 877, Chap. 8, Sec. 20.1c, e, 12/16/13; Ord. No. 895, Sec. 6, 12/15/14; Ord. No. 909, Sec. 6, 1/4/16; Ord. No. 926, Sec. 6, 12/19/16; Ord. No. 942, § 6, 1/8/18; Ord. No. 958, § 6, 12/17/18)

SECTION 7: **AMENDMENT** "7.28.300 Residential Electric Vehicle Service" of the City of Chaska Municipal Code is hereby *amended* as follows:

AMENDMENT

7.28.300 Residential Electric Vehicle Service

A. *Defined*. For the purposes of this section, the terms defined in this paragraph have the meanings given them.
   1. On-peak hours. "On-peak hours" means from 7:00 a.m. to 7:00 p.m., Monday through Friday.
   2. Off-peak hours. "Off-peak hours" means all hours not defined as "on-peak hours", and additionally from 12:00 a.m. to 12:00 p.m. on the following holidays: New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day, Friday after Thanksgiving Day and Christmas Day.
   3. Customer. "Customer" means any person engaged in the purchase of electric energy from the City under this section.

B. *Rates- On-peak and off-peak residential electric vehicle service*.

Service Charge		$9.85~~9.60~~ per month
On-Peak Energy Charge	October–May	$0.17235~~0.16773~~ per KWH
On-Peak Energy Charge	June–September	$0.20708~~0.20153~~ per KWH
Off-Peak Energy Charge	October–May	$0.07197~~0.07004~~ per KWH
Off-Peak Energy Charge	June–September	$0.07674~~0.07468~~ per KWH
ROW Charge		5%

C. *Customer's responsibilities*. Electricity provided under this section shall only be used for the purpose of charging electric vehicles. A meter socket, separate service wiring, and any other equipment required by the City shall be installed by the Customer's licensed electrician at the Customer's expense and shall be installed as a separate electric service and not as a sub-meter. The Customer assumes any risk during installation and thereafter for operation of any equipment used to receive electricity. Neither Customers, equipment providers, nor any other persons may charge others a fee to utilize the electricity obtained pursuant to this section, and no right is or may be conveyed to any other person to use Customer's electricity. The Customer must

comply with any other reasonable requirement from the City for the purposes of acting pursuant to this section.

D. *Requests to inspect*. The City may request to see vehicle registration information from Customers to verify that electricity being used is for an electric vehicle, access Customer's property to audit the meter, inspect any interconnected facilities to verify proper installation and otherwise verify compliance. Nothing herein prohibits the City from applying for an administrative warrant to enforce this or any other section.

E. *Rate Cancellation*. The city may revoke Customer's rate immediately upon finding Customer has violated any part of this section, and specifically when Customer denies or fails to respond to requests under paragraph D. Upon revocation the Customer's rate shall revert to the rate the Customer would otherwise have had on their electric service not specifically for electric vehicles pursuant to this chapter. Nothing herein imposes additional restrictions on the cancellation of service pursuant to any other law.

SECTION 8: **AMENDMENT** "7.28.150 Rates - City Of Chaska Service Classification" of the City of Chaska Municipal Code is hereby *amended* as follows:

A M E N D M E N T

7.28.150 Rates - City Of Chaska Service Classification

A. Defined. City of Chaska Service Classification shall include all City owned or operated service connections for City buildings, street lighting, and water pumping. Service provided. The City of Chaska Service Classification shall be applied to only service connections owned or operated by the City. Transition Rate. The City of Chaska Service Classification shall be billed at regular classification rates with twenty~~eighty~~ percent (20%~~40%~~ of the difference between regular classification rates and the City of Chaska Service Classification rate to be transferred annually from the Electric Fund to the City fund that was billed at regular classification rates.

(Ord. No. 316, Sec. 9, 11/30/81; Ord. No. 386, Sec. 6, 12/16/85; Ord. No. 431, Sec. 7, 04/11/88; Ord. No. 487, Sec. 7, 5/20/91; Ord. No. 517, Sec. 11, 12/21/92; Ord. No. 650, Sec. 11, 1/11/99; Ord. No. 700, Sec. 15, 2/5/01; Ord. 715, Sec. 10, 12/17/01; Ord. No. 715, Sec. 20.1.1(c), 12/16/02; Ord. No. 815, Sec. 20.1.1(c), 01/07/08; Ord. No. 826, Sec. 7, 12/15/08; Ord. No. 836, Sec. 7, 12/29/09; Ord. No. 844, Sec. 20.11(c), 12/20/10; Ord. No. 862, Art. II, Sec. 20.1.1c, 12/17/12; Ord. No. 877, Chap. 8, Sec. 20.1.1c, 12/16/13; Ord. No. 895, Sec. 7, 12/15/14; Ord. No. 909, Sec. 7, 1/4/16; Ord. No. 926, Sec. 7, 12/19/16; Ord. No. 942, § 7, 1/8/18; Ord. No. 958, § 7, 12/17/18)

PASSED AND ADOPTED BY THE CITY OF CHASKA COUNCIL
_____.

	AYE	NAY	ABSENT	ABSTAIN
Councilmember Grau	_____	_____	_____	_____
Councilmember Hatfield	_____	_____	_____	_____
Councilmember Huang	_____	_____	_____	_____
Councilmember Hubbard	_____	_____	_____	_____
Mayor Windschitl	_____	_____	_____	_____

Presiding Officer

_____
Mark Windschitl, Mayor, City of Chaska

Attest

_____
Denise Beebe, Senior Clerk, City of Chaska

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-96

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A Resolution to Approve Summary Publication of Ordinance 2024-1054

WHEREAS, the City Council for the City of Chaska recently adopted Ordinance 2024-1054 titled Establish 2025 Sewer and Water Rates, which is a lengthy ordinance and not suitable to publication in full; and

WHEREAS, the City desires to publish a summary of the ordinance in accordance with Minnesota law; and

WHEREAS, the City has determined that publication of the title and summary of the ordinance will clearly inform the public of the intent and effect of the ordinance; and

WHEREAS, a copy of the full text is available for viewing in the Chaska Library and the City Clerk's office;

NOW, THEREFORE, BE IT RESOLVED, the City Council for the City of Chaska that the following summary of Ordinance 2024-1054 is approved for publication:

Ordinance 2024-1054 - An ordinance to amend sewer, water, and septic regulations in Chapter 7 of the Chaska Municipal Code of Ordinances (the "CMCO'').

Sewer rates, charges, and regulations for sewage disposal in CMCO Article 7.08 is amended to include technical updates, and to clarify definitions used throughout Art. 7.08. It also provides for 2025 sewer rental and minimum charges effective January 2025 as well as fees for Sanitary Sewer Areas and Sanitary Sewer Connection as shown on the Development Fee schedule which shall be established annually by the City Council.

Water rates, charges, and regulations in CMCO Art. 7.12 is amended to include technical updates and to clarify definitions used throughout Art. 7.12. It also provides updates for 2025 water services and minimum charges effective January 2025. Water availability charges, water area fees and water connection shall be established annually by the City Council and shall be payable in the amounts shown on the Development Fee schedule.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CITY OF CHASKA
CARVER COUNTY, MINNESOTA

RESOLUTION

DATE 12/16/2024 RESOLUTION NO. 2024-97

MOTION BY COUNCILMEMBER SECOND BY COUNCILMEMBER

A Resolution Adopting a Stormwater Utility Residential Equivalency Factor

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WHEREAS, Chapter 7, Article 16, Section 020, Subsection C-2 of the Chaska Minnesota Code of Ordinances states "The stormwater management fee for single-family residential property shall be calculated by dividing the storm water management budget by the total number of REFs (Residential Equivalency Factor.) The minimum monthly storm water utility fee shall be set annually by the City Council."; and,

WHEREAS, the City Council has reviewed a proposed 2025 Budget for the Storm Water Utility Fund based on $2,476,775 in total expenses and 193,953 in total REF's for a REF rate of $12.77 per REF.

NOW, THEREFORE, BE IT RESOLVED, that a 2025 rate of Twelve Dollars and Seventy-Seven cents ($12.77) per REF be established for the Storm Water Utility.

Passed and adopted by the City Council of the City of Chaska, Minnesota, this 16th day of December 2024.

_____
Mark Windschitl, Mayor

Attest:_____
Chaska Deputy Clerk

CLAIMS ROSTER REPORT

FOR COUNCIL MEETING: **December 16, 2024**

Paid and Unpaid Invoices:
Check #'s 354088-354273 **$2,674,202.08**

Paid Electronic Invoices:
Wire #'s 4416-4428 **$8,670,952.44**

Amount for Approval-Council Meeting:
December 16, 2024 **$11,345,154.52**

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
110644 1200 LAKEVIEW DRIVE LLC									
9		12/01/2024	121724	354109	19,001.00	12/31/2024	INV	PD	Tax Abatement #9
CHECK DATE: 12/17/2024									
100006 SCOTT A HUTNICK									
134728		11/30/2024	121224	354104	450.00	12/15/2024	INV	PD	Nov Animal Control
CHECK DATE: 12/12/2024									
100897 4IMPRINT INC									
28513309		12/04/2024	121724	354110	1,195.74	01/04/2025	INV	PD	HRC Supplies
CHECK DATE: 12/17/2024									
107858 ABDO EICK AND MEYERS LLP									
498861		11/30/2024	121724	354111	11,640.00	01/05/2025	INV	PD	FINANCE TEMP 11/6-11/27
CHECK DATE: 12/17/2024									
100028 ACME ELECTRIC MOTOR INC									
13601379		11/26/2024	121724	354112	116.11	12/26/2024	INV	PD	FIBERGLASS RULERS
CHECK DATE: 12/17/2024									
112433 ACTS-TREME TALENT LLC									
134562		11/26/2024	121724	354113	1,100.00	12/26/2024	INV	PD	2025 Fire & Ice Deposit-U
CHECK DATE: 12/17/2024									
108949 ADVANTAGE COLLECTION PROFESSIONALS LLC									
8641972		12/02/2024	121724	354114	20.00	01/09/2025	INV	PD	Nov Collection Commission
CHECK DATE: 12/17/2024									
103944 FIMCO INC									
915669		12/05/2024	121724	354115	482.69	01/05/2025	INV	PD	HOSES, FITTINGS & VALVES
CHECK DATE: 12/17/2024									
112438 ALEXANDER, BENJAMIN									
34170		12/04/2024	121724	354116	85.04	01/04/2025	INV	PD	CREDIT BALANCE REFUND-596
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

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100073 AMARIL UNIFORM CO									
IV269797		12/03/2024	121724	354117	320.85	01/03/2025	INV	PD	D. PECARARO FR CLOTHING
CHECK DATE: 12/17/2024									
IV269798		12/03/2024	121724	354117	490.00	01/03/2025	INV	PD	T. WIEBE FR CLOTHING
CHECK DATE: 12/17/2024									
IV269799		12/03/2024	121724	354117	31.00	01/03/2025	INV	PD	T. WIEBE FR CLOTHING
CHECK DATE: 12/17/2024									
IV270121		12/07/2024	121724	354117	2,192.73	01/07/2025	INV	PD	F. KNISH FR INITIAL CLOTH
CHECK DATE: 12/17/2024									
					3,034.58				
100102 ANCOM COMMUNICATIONS INC									
125261		12/05/2024	121724	354118	1,000.00	12/31/2024	INV	PD	PROGRAM RADIO
CHECK DATE: 12/17/2024									
100122 ARAMARK REFRESHMENT SERVICES									
0505048866		12/06/2024	121724	354119	323.24	12/31/2024	INV	PD	Coffee, hot chocolate, cr
CHECK DATE: 12/17/2024									
0505048867		12/06/2024	121724	354119	24.99	12/31/2024	INV	PD	Peppermint Mocha-FD
CHECK DATE: 12/17/2024									
					348.23				
109198 ARCHER MECHANICAL									
32741		11/29/2024	121724	354120	50,852.00	12/29/2024	INV	PD	CH CONDENSOR REPLACEMENT
CHECK DATE: 12/17/2024									
32780		12/06/2024	121724	354120	1,853.06	01/06/2025	INV	PD	HVAC STOCK PARTS
CHECK DATE: 12/17/2024									
32782		12/06/2024	121724	354120	1,564.87	01/06/2025	INV	PD	BURNERS FOR BOILERS
CHECK DATE: 12/17/2024									
					54,269.93				
100146 ASPEN MILLS INC									
343802		11/27/2024	121724	354121	147.05	12/27/2024	INV	PD	DUTY UNIFORM-SMITH
CHECK DATE: 12/17/2024									
343803		11/27/2024	121724	354121	259.81	12/27/2024	INV	PD	DUTY UNIFORM-PETERSON
CHECK DATE: 12/17/2024									
344147		12/03/2024	121724	354121	98.99	01/02/2025	INV	PD	DUTY UNIFORM-SMITH
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

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344149		12/03/2024	121724	354121	76.05	01/02/2025	INV	PD	DUTY UNIFORM-PAYNE
CHECK DATE: 12/17/2024									
344150		12/03/2024	121724	354121	17.85	01/02/2025	INV	PD	DUTY UNIFORM-TREBIATOWSKI
CHECK DATE: 12/17/2024									
344151		12/03/2024	121724	354121	204.29	01/02/2025	INV	PD	DUTY UNIFORM-LOVEJOY
CHECK DATE: 12/17/2024									
344152		12/03/2024	121724	354121	50.70	01/02/2025	INV	PD	DUTY UNIFORM-SCHRUPP
CHECK DATE: 12/17/2024									
344153		12/03/2024	121724	354121	50.70	01/02/2025	INV	PD	DUTY UNIFORM-DUITSMAN
CHECK DATE: 12/17/2024									
CM5250		10/22/2024	121724	354121	-219.98	12/31/2024	CRM	PD	DUTY UNIFORM RETURN-SCHRO
CHECK DATE: 12/17/2024									
					805.70				
112448 ATE INSTALLATIONS LLC									
1044		12/05/2024	121724	354122	6,672.00	01/04/2025	INV	PD	LION'S PARK PB SURFACING
CHECK DATE: 12/17/2024									
100174 BAUER BUILT TIRE AND BATTERY									
180308408		11/27/2024	121724	354123	3,598.12	12/27/2024	INV	PD	#206 & #232 TIRES
CHECK DATE: 12/17/2024									
180308414		12/02/2024	121724	354123	1,119.00	01/02/2025	INV	PD	#236 AIRLESS TIRES
CHECK DATE: 12/17/2024									
180308561		12/03/2024	121724	354123	2,265.48	01/03/2025	INV	PD	#125 SNOW TIRES
CHECK DATE: 12/17/2024									
180308593		12/09/2024	121724	354123	966.12	01/15/2025	INV	PD	#1221 & #1226 TIRES
CHECK DATE: 12/17/2024									
					7,948.72				
100196 BIFFS INC									
INV221293		11/05/2024	121724	354124	400.00	12/03/2024	INV	PD	EMPTY FD BATHROOM TRAILER
CHECK DATE: 12/17/2024									
INV225632		11/19/2024	121724	354124	400.00	12/17/2024	INV	PD	EMPTY FD BATHROOM TRAILER
CHECK DATE: 12/17/2024									
INV229496		12/03/2024	121724	354124	400.00	12/31/2024	INV	PD	EMPTY FD BATHROOM TRAILER

VENDOR INVOICE LIST

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0350194		10/25/2024	121724	354125	30.51	12/31/2024	INV	PD	Archaeological Mitigation
CHECK DATE: 12/17/2024									
100214 BORDER STATES INDUSTRIES INC									
929471806	240289	11/25/2024	121724	354126	2,076.00	12/25/2024	INV	PD	100 GROUND ROD & BOLTS
CHECK DATE: 12/17/2024									
929471818	240289	11/25/2024	121724	354126	146.50	12/25/2024	INV	PD	100 GROUND ROD & BOLTS
CHECK DATE: 12/17/2024									
					2,222.50				
112446 BRANSFORD, WILLIAM									
40078		12/04/2024	121724	354127	119.58	01/04/2025	INV	PD	METER DEPOSIT REFUND-1200
CHECK DATE: 12/17/2024									
100247 BROADWAY AWARDS INC									
55966		12/08/2024	121724	354128	91.97	12/31/2024	INV	PD	New Name Plates for Counc
CHECK DATE: 12/17/2024									
55968		12/08/2024	121724	354128	80.60	01/08/2025	INV	PD	Plaque-Years of Service i
CHECK DATE: 12/17/2024									
					172.57				
100254 BRYAN ROCK PRODUCTS INC									
66512		09/15/2024	121724	354129	2,418.80	12/10/2024	INV	PD	PICKLEBALL CTS & S/W DIG
CHECK DATE: 12/17/2024									
67941		11/30/2024	121724	354129	1,322.72	12/30/2024	INV	PD	ELECTRIC-RED ROCK STOCKPI
CHECK DATE: 12/17/2024									
					3,741.52				
111662 CARLSON, ANDREW									
134430		11/06/2024	121724	354130	64.25	12/27/2024	INV	PD	MILEAGE-MNGFOA MENTOR PRO
CHECK DATE: 12/17/2024									
100302 CARVER COUNTY									
1071		12/02/2024	121724	354131	1,951.23	12/04/2024	INV	PD	2024 Ballots-Maintenance-

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
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3504		12/03/2024	121724	354132	10,577.75	01/02/2025	INV	PD	PAY 2025 TNT BILLING
CHECK DATE: 12/17/2024									
					12,528.98				
112431 CD PRODUCTS INC									
84140		11/20/2024	121724	354133	6,387.00	12/20/2024	INV	PD	Signage for CCC
CHECK DATE: 12/17/2024									
100323 CDW GOVERNMENT INC									
AB6G71U		11/19/2024	121724	354134	277.39	12/19/2024	INV	PD	HEADSET-MSB FRONT DESK
CHECK DATE: 12/17/2024									
AB6NT8G		11/20/2024	121724	354134	324.72	12/20/2024	INV	PD	MONITORS-IT ON HAND EQUIP
CHECK DATE: 12/17/2024									
AB6PW3A		11/20/2024	121724	354134	3,491.04	12/20/2024	INV	PD	SURFACES FOR ELISE & KORA
CHECK DATE: 12/17/2024									
AB6Y85A		11/22/2024	121724	354134	4,750.00	12/22/2024	INV	PD	VASION PRINTER LOGIC LICE
CHECK DATE: 12/17/2024									
AB7HC8X		11/26/2024	121724	354134	1,210.00	12/26/2024	INV	PD	CISCO DUO LICENSE-PD
CHECK DATE: 12/17/2024									
					10,053.15				
100332 CENTERPOINT ENERGY RESOURCES CORP									
105010300/NOV24		12/05/2024	121224	354105	4,561.94	01/02/2025	INV	PD	NOV 3210 CHASKA BLVD GAS
CHECK DATE: 12/12/2024									
3001300832		11/20/2024	121024	354094	2,157.00	12/18/2024	INV	PD	1599 OAK CREEK PASS METER
CHECK DATE: 12/10/2024									
64030791582/NOV24		12/05/2024	121224	354105	58.04	01/02/2025	INV	PD	NOV 216 W 4TH ST GAS SVC
CHECK DATE: 12/12/2024									
80000146268/OCT24		11/12/2024	120524	354091	1,329.06	12/09/2024	INV	PD	OCT GAS SVC
CHECK DATE: 12/05/2024									
80000146268/SEP24		10/14/2024	120524	354091	1,287.61	11/08/2024	INV	PD	SEP GAS SVC
CHECK DATE: 12/05/2024									
80000167793/OCT24		11/12/2024	120524	354091	59.85	12/09/2024	INV	PD	OCT CITY PKS GAS SVC
CHECK DATE: 12/05/2024									
80000167793/SEP24		10/14/2024	120524	354091	59.85	11/08/2024	INV	PD	SEP CITY PKS GAS SVC
CHECK DATE: 12/05/2024									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					9,513.35				
100337 QWEST CORPORATION									
313773369/DEC24		12/01/2024	121024	354095	41.03	12/26/2024	INV	PD	DEC CCC BURGLAR ALARM
CHECK DATE: 12/10/2024									
716241650		12/01/2024	121224	354106	349.33	12/31/2024	INV	PD	DEC SIP PHONE BILL
CHECK DATE: 12/12/2024									
716249143		12/01/2024	121024	354096	849.06	12/31/2024	INV	PD	DEC INTERNET SERVICE
CHECK DATE: 12/10/2024									
					1,239.42				
100379 CITY OF CHANHASSEN									
134442		11/20/2024	121724	354135	2,146.58	12/27/2024	INV	PD	show tickets/meal CDT Whi
CHECK DATE: 12/17/2024									
100368 CHASKA LAUNDRY CENTER									
5655		08/31/2024	121024	354097	198.63	09/30/2024	INV	PD	AUG-TOWELS
CHECK DATE: 12/10/2024									
112436 CHRISTENSEN, DIANE L									
10010719		12/04/2024	121724	354136	60.68	01/04/2025	INV	PD	CREDIT BALANCE REFUND-112
CHECK DATE: 12/17/2024									
100345 CHASKA HIGH SCHOOL BOYS HOCKEY BOOSTER CLUB									
2025-11		11/26/2024	121724	354137	375.00	12/26/2024	INV	PD	TC ADVERTISING FOR 2024/2
CHECK DATE: 12/17/2024									
110240 CINTAS CORPORATION NO 2									
5241450607		11/25/2024	121724	354139	142.75	12/25/2024	INV	PD	MEDICAL SUPPLIES-MSB
CHECK DATE: 12/17/2024									
5242476715		12/03/2024	121724	354138	153.52	01/03/2025	INV	PD	MEDICAL SUPPLIES-FD
CHECK DATE: 12/17/2024									
					296.27				
112451 CLIFTONLARSONALLEN LLP									
L241776738		12/05/2024	121724	354140	1,995.00	01/05/2025	INV	PD	AUDIT SERVICES FOR 12/31/
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100419 CLOVER CONDOMINIUM ASSOCIATION									
498838-37		12/15/2024	121724	354141	1,544.84	12/31/2024	INV	PD	JAN COMMUNITY ROOM DUES
CHECK DATE: 12/17/2024									
105722 CLOVER RIDGE VILLAGE									
2014476.002		12/04/2024	121724	354142	49.50	01/04/2025	INV	PD	RFD PERMIT CHARGES
CHECK DATE: 12/17/2024						PAYEE: CLOVER RIDGE VILLAGE CONDOS			
111572 CLUB PROPHET SOFTWARE LLC									
INV2711903		12/01/2024	121724	354143	809.88	12/31/2024	INV	PD	DEC TC/LOOP POS SOFTWARE
CHECK DATE: 12/17/2024									
100479 CULLIGAN-METRO BROOKLYN PARK									
114-01594506-5 NOV24		11/30/2024	121724	354144	16.27	12/20/2024	INV	PD	COOLER RENT-TC MAINT
CHECK DATE: 12/17/2024									
100555 D R HORTON INC									
1642 OAK CREEK DR		12/09/2024	121724	354145	3,000.00	12/31/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1655 OAK CREEK DR		12/06/2024	121724	354145	2,500.00	12/31/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1662 OAK CREEK DR		12/06/2024	121724	354145	2,500.00	12/31/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1690 OAK CREEK CT		11/27/2024	121724	354145	3,000.00	12/27/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
4730 CAMDEN CIR		11/27/2024	121724	354145	3,000.00	12/27/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
4734 CAMDEN CIR		11/27/2024	121724	354145	3,000.00	12/27/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
					17,000.00				
100490 DAKOTA SUPPLY GROUP									
S103864722.002	240292	08/08/2024	121724	354146	1,590.00	12/31/2024	INV	PD	INVENTORY- MTR 2" KAMSTRU
CHECK DATE: 12/17/2024									
100508 DDK CONSTRUCTION INC									
4327 DEERE TRL		12/06/2024	121724	354147	2,500.00	12/31/2024	INV	PD	BUILDER DEPOSIT REFUND

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
103870 DIVERSIFIED PLUMBING AND HEATING INC									
41202		11/27/2024	121724	354148	3,915.00	12/27/2024	INV	PD	LEAD WATER SERVICE REPLAC
CHECK DATE: 12/17/2024									
112353 CESAR BELLO									
00011		10/23/2024	121224	354107	200.00	11/23/2024	INV	PD	Latin Festival 2024-DJ
CHECK DATE: 12/12/2024									
104329 DONLIE UNDERGROUND INC									
9751		11/29/2024	121724	354149	3,194.75	12/31/2024	INV	PD	Fiber Project for Public
CHECK DATE: 12/17/2024									
9752		11/29/2024	121724	354149	45,721.00	12/29/2024	INV	PD	WO# 16045 41/ENGLER SECT
CHECK DATE: 12/17/2024									
					48,915.75				
100549 DORSEY AND WHITNEY LLP									
4027706		11/19/2024	121724	354150	457.00	12/19/2024	INV	PD	TAX-INCREMENT GENERAL
CHECK DATE: 12/17/2024									
100577 EASY PICKER GOLF PRODUCTS INC									
0212876-IN		11/29/2024	121724	354151	508.40	12/29/2024	INV	PD	PUTTING GREEN FLAGS
CHECK DATE: 12/17/2024									
111282 CANNON TECHNOLOGIES INC									
953822999	240117	11/26/2024	121724	354152	17,100.00	12/26/2024	INV	PD	EATON AMI MAST AGRMT 4/30
CHECK DATE: 12/17/2024									
953823001	240117	11/26/2024	121724	354152	17,100.00	12/26/2024	INV	PD	EATON AMI MAST AGRMT 4/30
CHECK DATE: 12/17/2024									
953823002	240117	11/26/2024	121724	354152	8,110.00	12/26/2024	INV	PD	EATON AMI MAST AGRMT 4/30
CHECK DATE: 12/17/2024									
953833964	240117	11/27/2024	121724	354152	42,628.00	12/27/2024	INV	PD	EATON AMI MAST AGRMT 4/30
CHECK DATE: 12/17/2024									
953839780	240117	11/28/2024	121724	354152	383,981.01	12/28/2024	INV	PD	EATON AMI MAST AGRMT 4/30
CHECK DATE: 12/17/2024									
953843578	240117	11/29/2024	121724	354152	28,142.40	12/29/2024	INV	PD	EATON AMI MAST AGRMT 4/30

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
					497,061.41				
100592 ELECTRIC PUMP INC									
027654		11/20/2024	121724	354153	1,750.11	12/20/2024	INV	PD	REPAIRS TO PUMP AT OUTLET
CHECK DATE: 12/17/2024									
110104 RAINY FALLS VENTURES LLC									
1738		12/06/2024	121724	354154	502.00	12/31/2024	INV	PD	FF GEAR DECON
CHECK DATE: 12/17/2024									
1743		12/06/2024	121724	354154	345.00	12/31/2024	INV	PD	FF GEAR DECON
CHECK DATE: 12/17/2024									
					847.00				
102657 ENERGY MANAGEMENT SOLUTIONS INC									
10917		12/02/2024	121724	354155	8,946.20	01/06/2025	INV	PD	DECEMBER MONTHLY RETAINER
CHECK DATE: 12/17/2024									
110158 BDH2 MARSHALL LLC									
2565141		11/22/2024	121724	354156	199.14	12/22/2024	INV	PD	B. HEITZ TRANSFORMER SCHO
CHECK DATE: 12/17/2024									
2565142		11/22/2024	121724	354156	199.14	12/22/2024	INV	PD	J. SCHRUPP TRANSFORMER SC
CHECK DATE: 12/17/2024									
					398.28				
105728 FIDELITY SECURITY LIFE INSURANCE COMPANY									
166578907		11/22/2024	121224	354108	804.13	12/22/2024	INV	PD	DEC EMP INS PREM-VISION
CHECK DATE: 12/12/2024									
100655 FERRELLGAS 7780961									
1128393988		11/06/2024	121724	354157	137.25	12/06/2024	INV	PD	PROPANE
CHECK DATE: 12/17/2024									
1128718879		11/27/2024	121724	354157	79.34	12/27/2024	INV	PD	PROPANE
CHECK DATE: 12/17/2024									
					216.59				
110125 FIFTH ASSET INC									
DB2002738		12/01/2024	121724	354158	11,500.00	12/31/2024	INV	PD	2025 DEBTBOOK SUBSCRIPTIO

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
106319 CHAD JEREMY FIGG									
Nov 2024		12/02/2024	121724	354159	1,068.00	01/02/2025	INV	PD	Nov Tae Kwon Do
CHECK DATE: 12/17/2024									
111488 AT AND T MOBILITY NATIONAL ACCOUNTS LLC									
287333620278x120324		11/25/2024	121024	354098	589.95	12/20/2024	INV	PD	DEC FIRSTNET MOBILE
CHECK DATE: 12/10/2024									
100737 GMH ASPHALT CORPORATION									
3039		11/21/2024	121724	354160	2,500.00	12/31/2024	INV	PD	SW CHRISTIAN HS PATCH
CHECK DATE: 12/17/2024									
101463 GOPHER STATE ONE CALL									
4110285		11/30/2024	121724	354161	337.50	12/30/2024	INV	PD	NOVEMBER LOCATES
CHECK DATE: 12/17/2024									
100759 WW GRAINGER INC									
9321437866		11/19/2024	121724	354162	24.87	12/19/2024	INV	PD	BOILER POWER PILOT LIGHTS
CHECK DATE: 12/17/2024									
112460 GRANICUS LLC									
194310		12/02/2024	121724	354163	29,687.64	01/01/2025	INV	PD	2025 SMARTGOV SUBSCRIPTIO
CHECK DATE: 12/17/2024									
112444 HALLAN, CAMERON									
39023		12/04/2024	121724	354164	16.02	01/04/2025	INV	PD	METER DEPOSIT REFUND-3434
CHECK DATE: 12/17/2024									
106216 ROSHE 2 INCORPORATED									
2943		12/02/2024	121724	354165	745.85	01/01/2025	INV	PD	NOV EVENT CTR LABOR
CHECK DATE: 12/17/2024									
2944		12/01/2024	121724	354165	3,031.00	12/31/2024	INV	PD	DEC CURL/EVENT CTR CLEANI
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					3,776.85				
100807 HARTMAN COMPANIES INC									
14296		12/04/2024	121724	354166	3,055.00	01/03/2025	INV	PD	TREES FOR CITY PARKS
CHECK DATE: 12/17/2024									
100810 HAWKINS INC									
6931800		12/05/2024	121724	354167	6,156.96	01/19/2025	INV	PD	WTP CHEMICALS
CHECK DATE: 12/17/2024									
100816 HAZELTINE NATIONAL GOLF COURSE									
2024		08/18/2024	121724	354168	128,477.13	12/27/2024	INV	PD	US Amateur
CHECK DATE: 12/17/2024									
100848 HIGH TECH CLEANING INC									
20654		11/20/2024	121724	354169	1,067.96	12/20/2024	INV	PD	CITY HALL CLEANING SUPPLI
CHECK DATE: 12/17/2024									
20670		11/25/2024	121724	354169	433.57	12/25/2024	INV	PD	MSB CLEANING SUPPLIES
CHECK DATE: 12/17/2024									
20680		12/02/2024	121724	354169	1,195.00	01/02/2025	INV	PD	FIRE STATION-CLEANING
CHECK DATE: 12/17/2024									
20685		12/02/2024	121724	354169	684.95	01/02/2025	INV	PD	WTP-CLEANING
CHECK DATE: 12/17/2024									
					3,381.48				
112456 HOFFMAN/WEBER CONSTRUCTION LLC									
134688		12/05/2024	121724	354170	830.00	01/05/2025	INV	PD	FD 2.0 GUTTER EXTENSION
CHECK DATE: 12/17/2024									
100859 HOISINGTON KOEGLER GROUP INC									
022-046-25		12/06/2024	121724	354171	2,172.50	12/31/2024	INV	PD	CITY SQUARE PARK RENOVATI
CHECK DATE: 12/17/2024									
023-068-11		12/06/2024	121724	354171	3,465.00	12/31/2024	INV	PD	ZONING CODE PHASE 1
CHECK DATE: 12/17/2024									
024-047-3		12/06/2024	121724	354171	2,018.10	12/31/2024	INV	PD	MEADOW PARK
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					7,655.60				
106151 HOLT TOUR AND CHARTER INC									
51592		12/05/2024	121724	354172	850.00	01/05/2025	INV	PD	transportation for histor
CHECK DATE: 12/17/2024									
112441 HOUTERMAN, AMBER									
31515		12/04/2024	121724	354173	11.27	01/04/2025	INV	PD	METER DEPOSIT REFUND-404
CHECK DATE: 12/17/2024									
100878 HUEBSCH									
84176/NOV2024		11/30/2024	121724	354174	1,399.10	12/10/2024	INV	PD	NOV RUG/MAT SVC
CHECK DATE: 12/17/2024									
108162 HYDRO-DESIGNS INC									
CI-03489		11/27/2024	121724	354175	856.00	12/27/2024	INV	PD	RPZ MANAGEMENT
CHECK DATE: 12/17/2024									
100889 INTERNATIONAL CITY MGMT ASSN RETIREMENT CORP									
2024/1129-ICMA		11/29/2024	120324	354088	6,110.51	11/29/2024	INV	PD	112924 Payroll - 457 & Ro
CHECK DATE: 12/03/2024									
104751 IMPACT MAILING OF MINNESOTA INC									
214411		12/05/2024	121724	354176	9,382.55	01/05/2025	INV	PD	Nov Bills
CHECK DATE: 12/17/2024									
214422		12/05/2024	121724	354176	1,200.24	01/05/2025	INV	PD	Nov Reminders
CHECK DATE: 12/17/2024									
					10,582.79				
100900 INDELCO PLASTICS CORPORATION									
INV495848		11/26/2024	121724	354177	96.78	12/26/2024	INV	PD	PARTS FOR PRV
CHECK DATE: 12/17/2024									
110528 INVOICE CLOUD INC									
3052-2024_11		11/30/2024	121724	354178	12,903.19	01/04/2025	INV	PD	Nov UB Payment Processing
CHECK DATE: 12/17/2024									
112439 JACOB, DAWN									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
36120		12/04/2024	121724	354179	168.22	01/04/2025	INV	PD	CREDIT BALANCE REFUND-105
CHECK DATE: 12/17/2024									
112454 JOHNSON, TRISTAN									
134667		12/07/2024	121724	354180	71.99	12/31/2024	INV	PD	Rfd-Overcharged for Daily
CHECK DATE: 12/17/2024						PAYEE: JOHNSON, TRISTAN			
108948 AUDRANN INC									
1502712		12/04/2024	121724	354181	60.33	01/18/2025	INV	PD	AHU BELTS
CHECK DATE: 12/17/2024									
1502712-01		12/05/2024	121724	354181	110.99	01/19/2025	INV	PD	AHU BELTS
CHECK DATE: 12/17/2024									
					171.32				
112450 JONES, ISAIAH									
134585		11/15/2024	121724	354182	20.16	01/06/2025	INV	PD	GAS REIMB FOR CDL LICENSE
CHECK DATE: 12/17/2024									
100992 KEYS WELL DRILLING COMPANY									
WELL 10-7		11/30/2024	121724	354183	15,243.46	12/30/2024	INV	PD	WELL 10 PROJECT
CHECK DATE: 12/17/2024									
WELLS 11 & 12-7		11/30/2024	121724	354183	54,929.00	12/30/2024	INV	PD	WELLS 11 & 12 PROJECT
CHECK DATE: 12/17/2024									
					70,172.46				
101018 KRISS PREMIUM PRODUCTS INC									
191902		11/25/2024	121724	354184	561.99	12/25/2024	INV	PD	Brine Corrosion Inhibitor
CHECK DATE: 12/17/2024									
112442 KUNKEL, CHRISTINE									
38085		12/04/2024	121724	354185	166.53	01/04/2025	INV	PD	METER DEPOSIT REFUND-2503
CHECK DATE: 12/17/2024									
101043 LANO EQUIPMENT INC									
01-1121564		12/02/2024	121724	354186	48.54	01/02/2025	INV	PD	#125 WINDOW LATCH KNOB
CHECK DATE: 12/17/2024									
01-1121713		12/02/2024	121724	354186	61.78	01/02/2025	INV	PD	#145 ENGINE BLOCK HEATER

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
					110.32				
105326 LENNAR									
1772 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1774 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1776 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1778 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1782 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1784 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1786 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1788 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1792 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1794 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1796 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
1798 EMERSON CT		12/11/2024	121724	354187	2,500.00	01/11/2025	INV	PD	BUILDER DEPOSIT REFUNDS
CHECK DATE: 12/17/2024									
					30,000.00				
101071 LENZEN CHEVROLET BUICK INC									
90061		11/19/2024	121724	354188	6.05	12/31/2024	INV	PD	WINDSHIELD WASHER CAP
CHECK DATE: 12/17/2024									
90154		12/05/2024	121724	354188	82.74	01/05/2025	INV	PD	#2088 A/C BELT AND WATER
CHECK DATE: 12/17/2024									
90155		12/05/2024	121724	354188	63.64	01/05/2025	INV	PD	#2088 OIL PRESSURE SWITCH
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
					152.43				
112434 LIEBER, MARI C									
10007306		12/04/2024	121724	354189	643.71	01/04/2025	INV	PD	CREDIT BALANCE REFUND-103
CHECK DATE: 12/17/2024									
104708 LIFECORE BIOMEDICAL INC									
8		12/01/2024	121724	354190	19,147.00	12/31/2024	INV	PD	Tax Abatement Payment #8
CHECK DATE: 12/17/2024									
111840 LIGHTEDGE SOLUTIONS LLC									
10		12/01/2024	121724	354191	39,257.00	12/31/2024	INV	PD	Tax Abatement Payment #10
CHECK DATE: 12/17/2024									
110118 LOCKRIDGE GRINDAL NAUEN PLLP									
117463		12/01/2024	121724	354192	3,333.33	01/10/2025	INV	PD	DEC LOBBYIST FOR CITY SQU
CHECK DATE: 12/17/2024									
105139 LUBE TECH AND PARTNERS LLC									
3669037		11/25/2024	121724	354193	65.00	12/25/2024	INV	PD	USED OIL FILTER RECYCLE
CHECK DATE: 12/17/2024									
3672126		11/29/2024	121724	354193	325.56	12/29/2024	INV	PD	GEAR BOX OIL
CHECK DATE: 12/17/2024									
					390.56				
105710 MACQUEEN EMERGENCY GROUP									
033188PP		12/06/2024	121724	354194	60,231.40	01/06/2025	INV	PD	FF Gear for New Hires/Rep
CHECK DATE: 12/17/2024									
P39771		12/03/2024	121724	354194	3,576.43	01/03/2025	INV	PD	FF GEAR-BOOTS 7 PAIR
CHECK DATE: 12/17/2024									
P39956		12/05/2024	121724	354194	2,726.68	12/31/2024	INV	PD	CO DETECTORS FOR TRUCK BA
CHECK DATE: 12/17/2024									
					66,534.51				
101124 MACQUEEN EQUIPMENT									
P11876		12/04/2024	121724	354195	490.53	01/04/2025	INV	PD	#312 CLAIM #CA398938
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
103176 MANSFIELD OIL COMPANY									
IN-00128517		11/15/2024	121724	354196	17,434.44	12/15/2024	INV	PD	FUEL
CHECK DATE: 12/17/2024									
101183 METROPOLITAN COUNCIL									
0001181152		12/06/2024	121724	354198	440.30	01/05/2025	INV	PD	SAC Deferral Program-Red
CHECK DATE: 12/17/2024									
NOV 2024 SAC		11/30/2024	121724	354197	16,236.99	12/31/2024	INV	PD	NOV SAC CHARGES
CHECK DATE: 12/17/2024									
					16,677.29				
101182 METROPOLITAN COUNCIL									
0001180156		12/02/2024	121724	354199	331,137.34	01/01/2025	INV	PD	JAN SEWER SERVICES FOR ME
CHECK DATE: 12/17/2024									
101187 METRO SALES INC									
INV2656604		12/09/2024	121724	354200	4,397.83	01/08/2025	INV	PD	QTRLY RICOH CONTRACT
CHECK DATE: 12/17/2024									
INV2659509		12/10/2024	121724	354200	172.48	01/09/2025	INV	PD	RICOH COPIER-CURL/EVENT C
CHECK DATE: 12/17/2024									
INV2659510		12/10/2024	121724	354200	390.05	01/10/2025	INV	PD	MSB OFFICE RICOH
CHECK DATE: 12/17/2024									
					4,960.36				
101204 MIDWEST PLAYSCAPES INC									
10849		11/25/2024	121724	354201	4,123.00	12/25/2024	INV	PD	LION'S PICKLEBALL & PLAYG
CHECK DATE: 12/17/2024									
104380 MINGER CONSTRUCTION COMPANIES INC									
SP 196-090-002-2		12/04/2024	121724	354202	682,123.23	12/31/2024	INV	PD	MN RIVER BLUFFS REGIONAL
CHECK DATE: 12/17/2024									
101217 MINNESOTA CHILD SUPPORT PMT CTR									
PR1129240015806598		11/29/2024	120324	354089	461.46	11/29/2024	INV	PD	112924 Payroll - Child Su
CHECK DATE: 12/03/2024									
101276 MINNESOTA VALLEY ELECTRIC COOPERATIVE									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
107050711/NOV24		11/26/2024	121024	354099	1,266.61	12/22/2024	INV	PD	NOV ST LITES-TOWN COURSE
CHECK DATE: 12/10/2024									
778320601/NOV24		11/21/2024	121024	354099	117.61	12/16/2024	INV	PD	NOV CHEVALLE LIFT STATION
CHECK DATE: 12/10/2024									
780272000/NOV24		11/21/2024	121024	354099	15.00	12/16/2024	INV	PD	NOV CHEVALLE IRRIGATION B
CHECK DATE: 12/10/2024									
781796600/NOV24		11/21/2024	121024	354099	141.76	12/16/2024	INV	PD	NOV 1599 OAK CREEK PASS L
CHECK DATE: 12/10/2024									
					1,540.98				
105308 MINNESOTA VALLEY UTILITY SERVICES LLC									
1369		11/30/2024	121724	354203	2,745.60	12/30/2024	INV	PD	MONTHLY SUB MAINTENANCE -
CHECK DATE: 12/17/2024									
101281 KRISTIE MITCHELL									
134567		12/05/2024	121724	354204	5,490.00	01/05/2025	INV	PD	Fall 2 Skate Instructor P
CHECK DATE: 12/17/2024									
101192 STATE OF MINNESOTA									
1000052479		12/02/2024	121724	354205	11,692.86	01/02/2025	INV	PD	3RD QTR FISCAL YEAR 2025
CHECK DATE: 12/17/2024									
101341 MINNESOTA DEPT OF LABOR & INDUSTRY									
NOVEMBER0190352024		11/30/2024	121724	354206	3,772.54	12/31/2024	INV	PD	NOV PERMIT SURCHARGES
CHECK DATE: 12/17/2024									
101351 MN DEPARTMENT OF TRANSPORTATION									
P00019270		11/27/2024	121724	354207	985.65	12/27/2024	INV	PD	SAVANNA WAY PROJECT INSPE
CHECK DATE: 12/17/2024									
105853 MOR GOLF AND UTILITY INC									
51037		11/26/2024	121724	354208	1,637.68	12/26/2024	INV	PD	CART REPAIR
CHECK DATE: 12/17/2024									
111870 MPOWER TECHNOLOGIES INC									
5966		11/27/2024	121724	354209	5,610.00	12/27/2024	INV	PD	OUTAGE MGMT SOFTWARE AND
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
5967		11/27/2024	121724	354209	10,800.00	12/27/2024	INV	PD	OUTAGE MGMT SOFTWARE AND
CHECK DATE: 12/17/2024									
					16,410.00				
103088 SID TOOL CO INC									
51752569		11/25/2024	121724	354210	50.20	12/25/2024	INV	PD	WM VALVE BOLTS
CHECK DATE: 12/17/2024									
101356 MTI DISTRIBUTING INC #31380									
1456654-01		11/25/2024	121724	354211	57.58	12/25/2024	INV	PD	#255 AIR FILTER INDICATOR
CHECK DATE: 12/17/2024									
101354 MTI DISTRIBUTING INC #700767									
1457007-00		12/02/2024	121724	354212	79.73	01/02/2025	INV	PD	WORKMAN BEARINGS
CHECK DATE: 12/17/2024									
109883 CLARICE ANN WILSON									
134646		12/09/2024	121724	354213	1,623.00	12/09/2024	INV	PD	Music Together Fall Sessi
CHECK DATE: 12/17/2024									
101365 STAR GROUP LLC									
4472/NOV2024		11/30/2024	121024	354100	3,267.37	12/10/2024	INV	PD	NOV PARTS & SUPPLIES
CHECK DATE: 12/10/2024									
112435 NAREM, REBECCA									
10009456		12/04/2024	121724	354214	158.93	01/04/2025	INV	PD	CREDIT BALANCE REFUND-569
CHECK DATE: 12/17/2024									
102654 NORTH AMERICAN SAFETY INC									
INV93793		12/10/2024	121724	354215	229.48	01/10/2025	INV	PD	M. SCHOMMER INITIAL CLOTH
CHECK DATE: 12/17/2024									
107087 NORTHERN GLASS AND GLAZING INC									
3529		11/27/2024	121724	354216	6,900.00	12/27/2024	INV	PD	Welcome Hall Window Repla
CHECK DATE: 12/17/2024									
101425 NORTHERN SAFETY TECHNOLOGY INC									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
58566		11/25/2024	121724	354217	58.14	12/25/2024	INV	PD	STROBE LIGHT LENS
CHECK DATE: 12/17/2024									
112447 NORTHWEST ASPHALT									
40081		12/04/2024	121724	354218	1,099.52	01/04/2025	INV	PD	HYDRANT PERMIT REFUND-RIV
CHECK DATE: 12/17/2024									
112440 NORTON BUSINESS GROUP-MN LLC									
39019		12/04/2024	121724	354219	385.44	01/04/2025	INV	PD	CREDIT BALANCE REFUND-290
CHECK DATE: 12/17/2024									
110570 ODP BUSINESS SOLUTIONS LLC									
396136023001-1		11/14/2024	121724	354220	3.09	12/14/2024	INV	PD	Soft Soap for Breakroom
CHECK DATE: 12/17/2024									
396136023001-2		11/14/2024	121724	354220	13.02	12/14/2024	INV	PD	Jet Stream Pens for the W
CHECK DATE: 12/17/2024									
396570235001		11/22/2024	121724	354221	202.94	12/27/2024	INV	PD	Office Supplies-PD
CHECK DATE: 12/17/2024									
					219.05				
109018 OPENDOOR LABS INC									
33053-9		12/04/2024	121724	354222	142.27	01/04/2025	INV	PD	CREDIT BALANCE REFUND-152
CHECK DATE: 12/17/2024									
112443 PEARSON, MIKE									
38694		12/04/2024	121724	354223	11.22	01/04/2025	INV	PD	METER DEPOSIT REFUND-2800
CHECK DATE: 12/17/2024									
109770 PEMBER COMPANIES INC									
52492400-3		12/05/2024	121724	354224	26,078.64	12/31/2024	INV	PD	2024 DT STREETSCAPING-5TH
CHECK DATE: 12/17/2024									
101510 PERFORMANCE PLUS LLC									
11062106		12/07/2024	121724	354225	651.00	01/06/2025	INV	PD	FF Preplacement Exam
CHECK DATE: 12/17/2024									
101530 PING INC									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
15054959-Balance		01/20/2020	121724	354226	-10.05	12/31/2024	CRM	PD	BALANCE OF CREDIT TO USE
CHECK DATE: 12/17/2024									
17923845		11/25/2024	121724	354226	247.95	01/25/2025	INV	PD	RESALE
CHECK DATE: 12/17/2024									
					237.90				
101535 PITNEY BOWES INC									
1026492840		11/26/2024	121724	354227	228.22	12/26/2024	INV	PD	Postage Machine Supplies-
CHECK DATE: 12/17/2024									
112437 PONCE, ELFEGO									
31844		12/04/2024	121724	354228	74.80	01/04/2025	INV	PD	CREDIT BALANCE REFUND-144
CHECK DATE: 12/17/2024									
101571 PREMIUM WATERS INC									
310483727		11/30/2024	121724	354230	65.00	12/30/2024	INV	PD	Water cooler-PD
CHECK DATE: 12/17/2024									
417080-11-24		11/30/2024	121724	354229	13.89	12/30/2024	INV	PD	CLUBHOUSE WATER
CHECK DATE: 12/17/2024									
					78.89				
107855 STAPLES INC									
41509089		11/12/2024	121724	354231	25.99	12/12/2024	INV	PD	2025 Calendar for Utility
CHECK DATE: 12/17/2024									
41553873		11/14/2024	121724	354232	108.67	12/14/2024	INV	PD	OFFICE SUPPLIES-MSB
CHECK DATE: 12/17/2024									
41743002		11/29/2024	121724	354231	79.98	12/29/2024	INV	PD	Copy Paper
CHECK DATE: 12/17/2024									
41772766		12/03/2024	121724	354231	179.95	01/02/2025	INV	PD	Direct Deposit Tickets fo
CHECK DATE: 12/17/2024									
41843572		12/05/2024	121724	354231	64.99	01/04/2025	INV	PD	Coffee for City Hall
CHECK DATE: 12/17/2024									
					459.58				
101684 R & R SPECIALTIES OF WISCONSIN INC									
0083850-IN		12/03/2024	121724	354233	70.00	01/03/2025	INV	PD	Zam Blade Sharpening
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
111983 REC-TECH SALES & SERVICE COMPANY									
4719		11/07/2024	121724	354234	3,598.20	12/26/2024	INV	PD	SNOW PLOW CUTTING EDGES
CHECK DATE: 12/17/2024									
5010		12/05/2024	121724	354234	161.94	01/05/2025	INV	PD	#267 BLADE
CHECK DATE: 12/17/2024									
5038		12/06/2024	121724	354234	513.99	01/06/2025	INV	PD	#263 FUEL TANK
CHECK DATE: 12/17/2024									
					4,274.13				
111900 SCP DISTRIBUTORS LLC									
530422		12/03/2024	121724	354235	649.25	01/03/2025	INV	PD	Chemical feed pump for th
CHECK DATE: 12/17/2024									
101642 RHOMAR INDUSTRIES INC									
107250		11/27/2024	121724	354236	6,424.13	12/27/2024	INV	PD	SIDEWALK DEICER
CHECK DATE: 12/17/2024									
101649 RIDGEVIEW MEDICAL CENTER									
10		12/01/2024	121724	354237	38,772.00	12/31/2024	INV	PD	Tax Abatement Payment #10
CHECK DATE: 12/17/2024									
101657 RITA VANNETT PHOTOGRAPHY INC									
6038		11/26/2024	121724	354238	43.35	12/26/2024	INV	PD	FD PHOTO CORRECTIONS
CHECK DATE: 12/17/2024									
107697 RIVERS EDGE CONCRETE LLC									
7653334		11/30/2024	121724	354239	4.60	12/31/2024	INV	PD	FINANCE CHARGE ON INV 762
CHECK DATE: 12/17/2024									
103251 ROBERT THOMAS HOMES INC									
3844 VISTA VIEW CT		11/26/2024	121724	354240	3,000.00	12/26/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
6415 RED CEDAR DR		12/10/2024	121724	354240	3,000.00	01/10/2025	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
6548 TIMBER ARCH DR		11/26/2024	121724	354240	2,500.00	12/26/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
6561 TIMBER ARCH DR		11/26/2024	121724	354240	2,500.00	12/26/2024	INV	PD	BUILDER DEPOSIT REFUND

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
6642 HARVEST TRL		11/26/2024	121724	354240	2,500.00	12/26/2024	INV	PD	BUILDER DEPOSIT REFUND
CHECK DATE: 12/17/2024									
					13,500.00				
100574 SAFETY SIGNS									
0138293-IN		11/27/2024	121724	354241	1,158.75	12/27/2024	INV	PD	PUNCHED TUBING SIGN POSTS
CHECK DATE: 12/17/2024									
101703 SALVATION ARMY									
NOV/24 HS		11/30/2024	121724	354242	115.00	12/31/2024	INV	PD	NOV HEAT SHARE CONTRIBUTI
CHECK DATE: 12/17/2024									
101738 SCHILLING SUPPLY COMPANY									
986167-00		12/02/2024	121724	354243	2,345.76	01/02/2025	INV	PD	Cleaning Supplies-CCC
CHECK DATE: 12/17/2024									
986178-00		11/27/2024	121724	354243	59.86	12/27/2024	INV	PD	Cleaning Supplies-CCC
CHECK DATE: 12/17/2024									
					2,405.62				
101775 THE SHERWIN-WILLIAMS COMPANY-CHANHASSEN									
0088-5		12/06/2024	121024	354101	-77.07	01/06/2025	CRM	PD	TAX CORRECTION
CHECK DATE: 12/10/2024									
0169-5		09/04/2024	121024	354101	997.28	10/04/2024	INV	PD	PAINT/PRIMER & SUPPLIES
CHECK DATE: 12/10/2024									
					920.21				
104827 ROHN INDUSTRIES									
0037120		11/25/2024	121724	354244	26.85	12/25/2024	INV	PD	Service Security Console
CHECK DATE: 12/17/2024									
112449 SIGN SOLUTIONS USA LLC									
415025		11/26/2024	121724	354245	2,291.83	12/26/2024	INV	PD	SIGN MATERIALS
CHECK DATE: 12/17/2024									
106596 SIWEK LUMBER JORDAN INC									
100099		11/27/2024	121724	354246	585.03	12/27/2024	INV	PD	DT GARAGE-SERVICE DOOR
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
101891 ST PAUL STAMP WORKS INC									
IV00566786		11/29/2024	121724	354247	333.06	01/29/2025	INV	PD	Dog Registration Tags
CHECK DATE: 12/17/2024									
101859 STANDARD & POORS GLOBAL RATINGS									
11486065		11/14/2024	121724	354248	21,850.00	12/14/2024	INV	PD	2024B RATING FEE
CHECK DATE: 12/17/2024									
112445 STRATTA, MARCELA									
39687		12/04/2024	121724	354249	90.82	01/04/2025	INV	PD	METER DEPOSIT REFUND-1000
CHECK DATE: 12/17/2024									
101888 STREICHERS									
CM299989		07/02/2024	121724	354250	-269.98	01/08/2025	CRM	PD	Credit Memmo - Boll Unifo
CHECK DATE: 12/17/2024									
I1732673		12/04/2024	121724	354250	1,029.65	01/04/2025	INV	PD	Department Ammunition
CHECK DATE: 12/17/2024									
					759.67				
101892 STUART C IRBY CO									
SO14125328.001	240293	12/03/2024	121724	354251	1,260.00	01/02/2025	INV	PD	6 - FUSE S&C SMU-20 125E
CHECK DATE: 12/17/2024									
102247 SUMMIT FIRE PROTECTION CO									
2846182		11/26/2024	121724	354252	134.50	12/26/2024	INV	PD	TC ANNUAL EXTINGUISHER IN
CHECK DATE: 12/17/2024									
2846212		11/26/2024	121724	354252	173.50	12/26/2024	INV	PD	TC MAINT ANNUAL EXTINGUIS
CHECK DATE: 12/17/2024									
2846231		11/26/2024	121724	354252	147.50	12/26/2024	INV	PD	WTP ANNUAL EXTINGUISHER I
CHECK DATE: 12/17/2024									
2846265		11/26/2024	121724	354252	160.50	12/26/2024	INV	PD	ANNUAL FIRE EXTINGUISHER
CHECK DATE: 12/17/2024									
2846306		11/26/2024	121724	354252	867.00	12/26/2024	INV	PD	ANNUAL FIRE EXTINGUISHER
CHECK DATE: 12/17/2024									
2846365		11/26/2024	121724	354252	3,323.80	12/26/2024	INV	PD	MSB ANNUAL EXTINGUISHER I
CHECK DATE: 12/17/2024									

City of Chaska

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2848934		11/27/2024	121724	354252	194.00	12/27/2024	INV	PD	Loop Extinguisher Inspect
CHECK DATE: 12/17/2024									
					5,000.80				
101907 SCHWAB VOLLHABER LUBRATT SERVICE CORP									
BD00180		07/18/2024	121724	354253	-.10	12/31/2024	CRM	PD	CREDIT FROM OVERPAYMENT O
CHECK DATE: 12/17/2024									
PS-INV110242		11/07/2024	121724	354253	789.22	12/31/2024	INV	PD	ARENA 1 INDUCER MOTOR
CHECK DATE: 12/17/2024									
					789.12				
110047 T-MOBILE USA INC									
134666		12/09/2024	121724	354254	2,820.20	12/31/2024	INV	PD	Refund Cell Tower Escrow
CHECK DATE: 12/17/2024									
112458 THE CARVER (GALLERY)									
359002030-2024-1		12/04/2024	121724	354255	29,913.21	12/31/2024	INV	PD	NOV REBATE-CUSTOM-HVAC/LI
CHECK DATE: 12/17/2024									
112455 TIEU, LISA									
2014501.002		12/10/2024	121724	354256	12.00	12/31/2024	INV	PD	RFD SANTA VISIT
CHECK DATE: 12/17/2024						PAYEE: TIEU, LISA			
104908 TIMESAVER OFF SITE SECRETARIAL INC									
M29665		11/29/2024	121724	354257	865.50	12/04/2024	INV	PD	Council, Planning, HRC, C
CHECK DATE: 12/17/2024									
112457 TITAN ENERGY SYSTEMS INC									
241209-004		12/09/2024	121724	354258	394.36	01/09/2025	INV	PD	G7 GENERATOR RADIATOR HOS
CHECK DATE: 12/17/2024									
110934 THE TORO COMPANY									
411357066		12/01/2024	121724	354259	166.00	12/31/2024	INV	PD	DEC LOOP IRRIGATION NSN S
CHECK DATE: 12/17/2024									
102028 TWIN CITY WATER CLINIC INC									
21508		12/05/2024	121724	354260	390.00	01/04/2025	INV	PD	WTP-WATER SAMPLES

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
110053 TX CHILD SUPPORT SDU									
PR1129240012725283		11/29/2024	120324	354090	115.38	11/29/2024	INV	PD	112924 Payroll - Child Su
CHECK DATE: 12/03/2024									
102033 TYLER TECHNOLOGIES INC									
045-496211		12/04/2024	121724	354261	2,960.00	01/18/2025	INV	PD	AMI INTEGRATION WITH TYLE
CHECK DATE: 12/17/2024									
102037 ULINE INC									
185953387		11/21/2024	121724	354262	709.85	12/21/2024	INV	PD	DOG WASTE BAGS
CHECK DATE: 12/17/2024									
102056 GREAT RIVER ENERGY									
M1-22005		12/10/2024	121724	354263	26,497.89	01/09/2025	INV	PD	ANNUAL SCADA LICENSE
CHECK DATE: 12/17/2024									
102064 US BANK									
7549753		11/25/2024	121724	354264	500.00	12/25/2024	INV	PD	2017B PAYING AGENT FEES
CHECK DATE: 12/17/2024									
7549754		11/25/2024	121724	354264	500.00	12/25/2024	INV	PD	2017C PAYING AGENT FEES
CHECK DATE: 12/17/2024									
7549891		11/25/2024	121724	354264	550.00	12/25/2024	INV	PD	2019B PAYING AGENT FEES
CHECK DATE: 12/17/2024									
7549893		11/25/2024	121724	354264	550.00	12/25/2024	INV	PD	2019C PAYING AGENT FEES
CHECK DATE: 12/17/2024									
					2,100.00				
108071 US BANK NATIONAL ASSOCIATION									
6		12/01/2024	121724	354265	56,553.00	12/31/2024	INV	PD	Tax Abatement Pmt #6-1706
CHECK DATE: 12/17/2024									
107687 UNIVERSAL PROTECTION SERVICE LP									
16386449		11/14/2024	121724	354266	206.25	12/14/2024	INV	PD	Event Ctr Security 11/8-1
CHECK DATE: 12/17/2024									
16403732		11/21/2024	121724	354266	243.75	12/21/2024	INV	PD	Event Ctr Security 11/15-

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 12/17/2024									
					450.00				
112050 VALDES LAWN CARE & SNOW REMOVAL LLC									
52492400-4		12/03/2024	121724	354267	63,113.25	12/31/2024	INV	PD	TH 41 LANDSCAPING & IRRIG
CHECK DATE: 12/17/2024									
110799 VERIZON CONNECT FLEET USA LLC									
606000060926		11/01/2024	120524	354092	289.20	12/01/2024	INV	PD	Data Processing - GPS, In
CHECK DATE: 12/05/2024									
613000063949		12/02/2024	120524	354092	279.20	01/01/2025	INV	PD	Data Processing - GPS
CHECK DATE: 12/05/2024									
					568.40				
102102 VERIZON WIRELESS									
9979445262		11/23/2024	121024	354102	583.82	12/15/2024	INV	PD	NOV CRADLEPOINTS
CHECK DATE: 12/10/2024									
107819 VERTIV CORPORATION									
13363375		10/31/2024	121724	354268	4,566.49	11/30/2024	INV	PD	On Call Contract/UPS EXM
CHECK DATE: 12/17/2024									
102104 VESSCO INC									
096072		12/09/2024	121724	354269	267.08	01/09/2025	INV	PD	CHLORINE ANTILIZER
CHECK DATE: 12/17/2024									
102227 ONVOY LLC									
383007009486241201		12/01/2024	120524	354093	812.00	12/25/2024	INV	PD	DEC CITY HALL ETHERNET
CHECK DATE: 12/05/2024									
105146 ECM PUBLISHERS INC									
1026127		11/28/2024	121024	354103	80.60	12/28/2024	INV	PD	PULTE HOMES REZONE & PREL
CHECK DATE: 12/10/2024									
102146 WATER SPECIALTY OF MINNESOTA INC									
13347		11/30/2024	121724	354270	3,707.26	12/30/2024	INV	PD	Pool Chemicals
CHECK DATE: 12/17/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
102166 WESCO DISTRIBUTION INC									
482171	240291	11/25/2024	121724	354271	4,428.96	12/25/2024	INV	PD	228 CONNCT PEDS 4-350/6-3
CHECK DATE: 12/17/2024									
102189 WM MUELLER & SONS									
308067		12/08/2024	121724	354272	222.98	01/25/2025	INV	PD	COLUMBIA CT WM BREAK
CHECK DATE: 12/17/2024									
308152		12/10/2024	121724	354272	299.32	01/25/2025	INV	PD	W/S STOCKPILE
CHECK DATE: 12/17/2024									
					522.30				
102220 XIGENT SOLUTIONS LLC									
15744		12/01/2024	121724	354273	1,778.44	12/31/2024	INV	PD	DEC VULNERABILITY SVC
CHECK DATE: 12/17/2024									
15745		12/01/2024	121724	354273	13,914.69	12/31/2024	INV	PD	DEC SUPPORT SVC
CHECK DATE: 12/17/2024									
					15,693.13				
291 INVOICES					2,674,202.08				

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

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
100005 MINNESOTA MUNICIPAL MONEY MARKET FUND									
134507		12/03/2024	120324-3	4424	5,000,000.00	12/03/2024	DIR	PD	Xfer ONB to 4M-Cashflow
CHECK DATE: 12/03/2024									
134551		12/05/2024	120524-2	4426	3,000,000.00	12/05/2024	DIR	PD	Xfer ONB to 4M-Cashflow
CHECK DATE: 12/05/2024									
					8,000,000.00				
107490 GREAT-WEST LIFE & ANNUITY INSURANCE COMPANY									
134423		11/29/2024	120224	4422	8,177.94	11/29/2024	DIR	PD	112924 Payroll - HCSP Con
CHECK DATE: 12/02/2024									
107744 GREAT-WEST LIFE & ANNUITY INSURANCE COMPANY									
134424		11/29/2024	120224	4423	10,119.06	11/29/2024	DIR	PD	112924 Payroll - MNDCP Co
CHECK DATE: 12/02/2024									
101756 MII LIFE INCORPORATED									
41203395		12/03/2024	120424	4425	551.32	12/04/2024	DIR	PD	12/4/24 FSA REIMB-HEALTHC
CHECK DATE: 12/04/2024									
41205949		12/10/2024	121124	4427	458.48	12/11/2024	DIR	PD	12/11/24 FSA REIMB-HEALTH
CHECK DATE: 12/11/2024									
					1,009.80				
100927 INTERNAL REVENUE SERVICE									
134418		11/29/2024	112924	4417	233,204.81	11/29/2024	DIR	PD	112924 Payroll - SS, Medi
CHECK DATE: 11/29/2024									
101343 MINNESOTA DEPT OF REVENUE-PAYROLL WIRES									
134419		11/29/2024	112924	4418	46,813.45	11/29/2024	DIR	PD	112924 Payroll - MN State
CHECK DATE: 11/29/2024									
101376 NATIONWIDE RETIREMENT SOLUTIONS(USCM)									
134420		11/29/2024	112924	4419	16,316.93	11/29/2024	DIR	PD	112924 Payroll - 457 Cont
CHECK DATE: 11/29/2024									
106955 NATIONWIDE RETIREMENT SOLUTIONS(USCM)									
134422		11/29/2024	112924	4421	8,223.58	11/29/2024	DIR	PD	112924 Payroll - Roth Con
CHECK DATE: 11/29/2024									

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	CHECK RUN	CHECK #	INVOICE NET	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
111003 NICOLET NATIONAL BANK									
2024/12/01 DS		11/29/2024	112924	4416	192,237.64	11/29/2024	DIR	PD	12/1 DS Pmt-2021 Bonds-Ni
CHECK DATE: 11/29/2024									
101506 PUBLIC EMPLOYEES RETIREMENT ASSOCIATION									
134421		11/29/2024	112924	4420	154,641.23	11/29/2024	DIR	PD	112924 Payroll - PERA Con
CHECK DATE: 11/29/2024									
110788 WEX HEALTH INC									
0002058930-IN		11/30/2024	WIRE_001	4428	208.00	12/30/2024	DIR	PD	NOV PARTICIPANT FEES
CHECK DATE: 11/26/2024									
13 INVOICES					8,670,952.44				

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

Biweekly Report

December 16, 2024

By:

Matt Podhradsky

COUNCIL MEETING/WORK SESSION SCHEDULE

Below is a list of the upcoming Council Meetings and Work Sessions to plan for:

December 16th:

We will be having a work session prior to the regular Council meeting starting at 5:30 pm. This will be a closed session as you will be completing my annual performance review. Following my performance review, we will then have a regular meeting where we will be considering one item from the Planning Commission, the agreement with the County for the Engler Boulevard Reconstruction, as well as adopting the budget for each of our funds and establishing the 2025 Tax Levy and any changes to utility fees for 2025. We will also make sure we have any action coming out of my review on the agenda to act on that night.

As you are aware, this will be the final meeting for Mayor Windschitl and Councilmember Huang. Because of that, we are making a concerted effort to have the meeting completed by 9 pm, as we have invited family, colleagues and Staff to be part of a reception to recognize the many years of service both have had not just on the Council but in many different areas. We will have some light appetizers and beverages, as well as a short program. Feel free to invite anybody to this event that we may have missed.

January 6th:

This will be the first meeting of 2025 and will be the first meeting for our new Council Members. Prior to the meeting at 5:30 pm, we will be having a training session put on by our City Attorney Mike Melchert to review the Statutory Requirements, Rules and Best Practices for Council members. While this will be a review for some, we felt it was good to start out with this as we have two people new to the Council. During the Council Meeting we will be having former Mayor Windschitl swear in the two new Council members and our new Mayor, as well as taking our typical beginning of the year actions to establish our legal newspaper, appoint our City Attorney and to establish our depositories for the year. We are also working to see if we can get the County in for a presentation to go over where things are at for the Engler Boulevard reconstruction project, as they will have already accepted bids and will know if that has had any impact on the project. We also felt it would be good to get our new Council members up to speed on that project, as that will be an impactful project (from a logistical standpoint) throughout the entire summer of next year. We expect this to be a relatively short agenda.

January 27th:

As a reminder, because of the Martin Luther King Jr. Holiday on the third Monday of the month (January 20th), we are moving the second meeting of the month to January 27th. Prior to the Council Meeting at 5:30 pm, we will be having interviews with residents interested in serving on one of our City Commissions. We will likely be splitting these interviews into two sessions, with the other interviews being held prior to the Council meeting on February 3rd. We will be aiming to make the appointments at the February 3rd meeting. Following the Work Session, we will have a normal Council meeting, with us expecting to have items coming before the Council from the Planning Commission.

If you are unable to attend any of these meetings, just let me know so we can plan around it if need be. Please note that in February, President's Day falls on the third Monday (February 17th) so we will be having our second meeting of February on February 24th.

PUBLIC SAFETY FACILITY UPDATES

As an update to the progress on the new Public Safety Facility, below are a few highlights of activities that have occurred over the past few weeks:

- Work is nearly complete on the underground Police garage that is part of the building. With that being completed, block walls will go up relatively quickly over this space, giving residents a view of what the Police Department portion of this building will look like.
- Roof trusses are now on site for the Fire Department Apparatus Bays, which means that work will start on getting the roof set on that portion of the building.
- We are starting with the ordering of long lead-time items for FF and E to make sure that they are here in time for the end of construction

Every bi-weekly throughout the course of this project will provide the highlights of the items that the contractor is currently working on, and any other notable items that may be coming up. We will also be providing periodic updates to the public as well, so they are able to know what is occurring and when.

One reminder note for our new Council members-we are looking at doing a tour of the facility for Council sometime in February to give everyone a chance to see the building up close and see the progress that has been made.

If there are any questions about the information provided, or anything else, please don't hesitate to reach out.

2025 Strategic Planning Session:

As I mentioned at our last Council meeting, we are working on putting together our Strategic Planning Session for 2025. Right now we are confirmed for Thursday January 23rd and Friday January 24th. The location of this retreat will either be at the Town Course Clubhouse, or at the Clover Condo Community Room. We will get that set soon and I will get that information out to you. As in the past, both days will start at 8:30, with us planning to be done between 4-4:30 both days. This Strategic Planning Session will be particularly important as we have two new

Council members, and we will want to aim to come up with a final Strategic Planning Document that can be supported by the entire team.

If you have any questions about this, please let me know. I really look forward to going through this year's Strategic Planning Session, as I do think this is amongst the most important work that we complete during any given year and sets the stage for success throughout the rest of the year.

Jones Coffee in Downtown Chaska

As Julie Grove mentioned in her last Business Brief, Jones Coffee is moving forward with establishing the next location in the old Dunn Brothers Coffee location at the southeast corner of 2nd Street and Highway 41. This will be the 4th location for Jones Coffee who also has locations in Linden Hills, Ridgedale, and the Fulton neighborhood. In her report, she indicated that they were anticipating a soft opening sometime in the middle of December with them opening for regular business shortly thereafter. We were notified this week that the soft opening will be held from 4-7 pm this upcoming Friday (December 13th) with the expectation that they will open permanently for business following this. As you may be aware, the building was purchased from Kevin Norby approximately a year and a half ago, with the owners having made some significant improvements inside the building to accommodate this new use. We want to thank the Jones family for their investment in downtown and bringing back a spot that was very popular for many to gather daily. Please let me know if you have any questions about this.

Fishing with Friends Update

As most of you know, the City of Chaska was instrumental in helping to get the Fishing with Friends group launched in 2010 when the City provided a loan to the group to purchase a pontoon boat, trailer and motor. At that point, the group was part of the larger State Let's Go Fishing program. The loan that we provided them with was set up to be paid back over a 5-year period, with fundraising efforts they were undertaking used to repay these dollars. They were successful in paying off the loan in its entirety, and since then have continued to operate a non-profit group who provides services not only to groups in our community, but around the area as well. They have also been instrumental in providing programming opportunities for our own Park and Rec department by taking out kids and seniors as part of our programs held within the Community Center.

As they will be entering their 15th year of service, they are now in need of a new boat as the existing boat is starting to show its age, and the motor is considered old or the amount of use it gets every summer. While I do not have any specific to bring back to you now for consideration, I did want to let you know that I have been in discussions with the group for how we could help them in a similar way as we did in the past to provide the seed capital to get a replacement boat, with us setting up terms and conditions of how we get repaid for this expense. Given the amount of use that our City programs do get out of having this non-profit program available, we do think that there is a good reason for us to help support this purchase, especially if we will be repaid and we receive programming opportunities out of it.

Again, I do not have anything specific to share at this time, but did want to let you know that we are working with them to bring something back for the Council to consider in early 2025. If you have any questions about this, please just let me know.

UPCOMING EVENTS:

- City Holiday Party: On Friday, December 13th from 4:30-9 we will be having our annual City Holiday Party. This will take place in the Chaska Town Course Clubhouse, with Oak 19 providing the food for the event. As in the past, City Employees pay for this Holiday Party from the food/beverage vending machine in City Hall that our employees own/stock, and is open to everyone within the organization. We will be posting notice of this party so all Council members can attend if you desire without running into Open Meeting Law issues. We hope to see you there!
- Wednesday, December 18th: 4:30-9-We will be doing our annual Santa Parade on this night, with us making the normal stops throughout each of the neighborhoods. As the time gets closer keep your eyes open for the "Santa Tracker" that will be put up to show people the route and give them a sense of where the parade is at any given time.
- Martin Luther King Jr. Day Program: Just a reminder that the Human Rights Commission will once again be hosting the MLK Jr. Day breakfast program on Monday January 15th at 8 am. As in the past, this will be held at the Chaska Event Center. There will be a planned keynote speaker for the event, participation by Chaska High School Students and the awarding of the annual Human Rights Commission Award. As soon as we get more definitive information on who the Keynote speaker will be, we will let you know.

City of Chaska
Memorandum

To: Administration, Mayor and City Council
From: Ryan Seibert, Chief of Police
Date: December 2, 2024
Subject: Body-Worn-Camera Audit Report

Background

Law enforcement agencies using body-worn cameras (BWCs) are required by Minnesota State Statute to complete an independent audit every two-years. The findings of completed audits must be shared with local city councils and state legislative bodies. The Chaska Police Department currently uses Axon BWCs and a cloud-based evidence management storage system. The 2024 auditing process of the Chaska Police Department examined data compiled from September 1, 2022-August 31, 2024, and the following criteria was evaluated to verify compliance:

Minnesota State Statute 13.825

- Data Classification
- Retention of Data
- Access by Data Subjects
- Inventory of Portable Recording System Technology
- Use of Agency-Issued Portable Recording Systems
- Authorization to Access Data
- Sharing Among Agencies

Minnesota State Statute 626.8473

- Public Comment
- Body-Worn Camera Policy

Audit Findings

The independent auditor was provided access to applicable data and met with the Investigations and Support Services Lieutenant as part of the process. Upon completion of the audit, one discrepancy was found with Body-Worn Camera Policy (missing policy language from recent change to state statute 626.8473). This discrepancy has since been corrected in department policy.

A copy of the independent audit report has been sent to the Legislative Commission on Data Practices, House Judiciary Finance and Civil Law Committee, House Public Safety and Criminal Justice Reform Committee, Senate Civil Law and Data Practices Committee, and to the Senate Judiciary and Public Safety Finance Committee.

INDEPENDENT AUDIT REPORT

Chief Ryan Seibert
Chaska Police Department
2 City Hall Plaza
Chaska, MN 55318

Dear Chief Seibert:

An independent audit of the Chaska Police Department's Portable Recording System (body-worn cameras (BWCs)) was conducted on September 10, 2024. The objective of the audit was to verify Chaska Police Department's compliance with Minnesota Statutes §§13.825 and 626.8473.

Data elements the audit includes:

Minnesota Statute §13.825

- Data Classification
- Retention of Data
- Access by Data Subjects
- Inventory of Portable Recording System Technology
- Use of Agency-Issued Portable Recording Systems
- Authorization to Access Data
- Sharing Among Agencies

Minnesota Statute §626.8473

- Public Comment
- Body-worn Camera Policy

Chaska Police Department is located in Carver County, Minnesota and employs thirty (30) peace officers. Chaska Police Department utilizes Axon body-worn cameras and utilizes Evidence.com cloud-based evidence management storage. The audit covers the time period September 1, 2022, through August 31, 2024.

Audit Requirement: Data Classification

Chaska Police Department BWC data is presumptively private. BWC data collected during the audit period included private or non-public data and confidential data. Confidential data resulted from the capture of data relating to the discharge of a firearm by a peace officer from another agency. The Chaska Police Department had no incidents use of force that resulted in substantial bodily harm, requests from data subjects for the data to be made accessible to the public, or court orders directing the agency to release the BWC data to the public.

No discrepancies noted.

Audit Requirement: Retention of Data

Determine if the data collected by BWC's are appropriately retained and destroyed in accordance with statutes.

Chaska Police Department utilizes the General Records Retention Schedule for Minnesota Cities and agency specified retention periods in Evidence.com. At the conclusion of a BWC recording, officers assign meta data, including an Evidence.com category, to the recording. Each Evidence.com category has an associated retention period. Upon reaching its retention date, evidence is systematically deleted. Deletion of data is captured in the audit trail.

An Evidence Created Report was produced from Evidence.com for all BWC data collected during the audit period. Randomly selected records from the Evidence Created Report were reviewed, and the date and time the data was created was verified against the deletion date. Each of the records were deleted or maintained in accordance with the record retention schedule. Randomly selected audit trail reports verified against the Evidence Created Report, and each record was deleted or maintained in accordance with the record retention. All records were retained for at least the minimum ninety (90) days required by statute.

Chaska Police Department had received no requests from data subjects to retain BWC data beyond the applicable retention period.

The Lieutenant and Sergeants monitor BWC data for proper categorization to ensure BWC data are appropriately retained and destroyed.

No discrepancies noted.

Audit Requirement: Access by Data Subjects

Determine if individuals who are the subject of collected data have access to the data, and if the data subject requests a copy of the data, other individuals who do not consent to its release must be redacted.

BWC data is available to data subjects and access may be requested by submission of a Chaska Police Department Request for Information Form. During the audit period, Chaska Police Department had received no requests to view BWC data but did receive and fulfill requests for copies of BWC video from data subjects. Data subjects who had not consented to release of the data were redacted. A copy of the redacted video is stored in Evidence.com along with the original copy. The request is documented in the records management system, and the Request for Information Form is maintained in the case file.

No discrepancies noted.

Audit Requirement: Inventory of Portable Recording System Technology

Determine the total number of recording devices owned and maintained by the agency; a daily record of the total number of recording devices actually deployed and used by officers, the policies and procedures for use of portable recording systems by required by section 626.8473; and the total amount of recorded audio and video collected by the portable recording system and maintained by the agency, the agency's retention schedule for the data, the agency's procedures for destruction of the data, and that the data are available to the public.

Chaska Police Department's BWC inventory consists of thirty-one (31) devices. An inventory report produced from Evidence.com detailed the number of recording devices owned and maintained by the agency. The inventory included the device model, serial number, device name, officer assigned to the device, date of last upload, device status, error status, firmware version, warranty date, data last docked, and camera state.

Chaska Police Department's BWC policy governs the use of portable recording systems by peace officers while in the performance of their duties. The policy requires officers to ensure the BWC is in good working order and operational at the start of their shift. Peace officers noting a malfunction during testing, or at any other time, are required to promptly report the malfunction to their supervisor and obtain a functioning device as soon as reasonably practicable.

Peace officers were trained on the use of the portable recording system by an Axon trainer during implementation of the BWC program. Newly hired officers are trained as part of their field training program.

Officers working on randomly selected dates, and randomly selected calls for service, were verified against Evidence.com and the Evidence Created Report and confirmed that BWCs are being deployed and officers are wearing and activating their BWCs. A comparison between the total number of BWC videos created per quarter and total calls for service shows a consistent collection of BWC data.

Evidence.com queries detail the total amount of BWC data created, stored/maintained, and deleted.

Chaska Police Department utilizes the General Records Retention Schedule for Minnesota Cities and agency specified retention periods in Evidence.com. BWC data is fully deleted from Evidence.com upon reaching its scheduled deletion date. Meta data and audit trails are maintained in Evidence.com after deletion of BWC video and audio. BWC data is available to data subjects upon request, and access may be requested by submission of a Chaska Police Department Request for Information Form.

No discrepancies noted.

Audit Requirement: Use of Agency-Issued Portable Recording Systems

Determine if peace officers are only allowed to use portable recording systems issued and

maintained by the officer's agency.

The Chaska Police Department's BWC policy states that peace officers are prohibited from using personally owned recording devices while on duty without the express consent of the Shift Sergeant.

No discrepancies noted.

Audit Requirement: Authorization to Access Data

Determine if the agency complies with sections 13.05, Subd. 5, and 13.055 in the operation of portable recording systems and in maintaining portable recording system data.

The Lieutenant and Sergeants conduct random reviews of BWC data to ensure data is properly categorized and that BWCs are being utilized in compliance with policy.

Nonpublic BWC data is only available to persons whose work assignment reasonably requires access to the data. User access to BWC data is managed by the assignment of roles and permissions in Evidence.com. Permissions are based on staff work assignments. Roles and permissions are administered by the Police Lieutenant. Access to Evidence.com is password protected and requires dual authentication.

The agency's BWC policy governs access to BWC data. Agency personnel are authorized to access BWC data pursuant to lawful process and in accordance with policy, statute, and the Minnesota Data Practices Act. Access to BWC data is captured in the audit trail. The BWC policy states that any member who accesses or releases recordings without authorization may be subject to discipline.

When BWC data is deleted from Evidence.com, its contents cannot be determined. Chaska Police Department has had no security breaches. A BCA CJIS security audit was conducted in 2022.

No discrepancies noted.

Audit Requirement: Sharing Among Agencies

Determine if nonpublic BWC data is shared with other law enforcement agencies, government entities, or federal agencies.

The Chaska Police Department's BWC and Records Maintenance and Release policies govern sharing of data with members of other agencies and governmental entities pursuant to lawful process and in accordance with policy, statute, and the Minnesota Data Practices Act. Agencies seeking access to BWC data submit a written request. BWC data is shared via secure electronic case sharing within Evidence.com. Sharing of BWC data is captured in the audit trail. The

Evidence.com Evidence Sharing Audit Report and the records management system provide documentation of shared data.

No discrepancies noted.

Audit Requirement: Biennial Audit

Determine if the agency maintains records showing the date and time the portable recording system data were collected, the applicable classification of the data, how the data are used, and whether data are destroyed as required.

Evidence.com and the Evidence.com Evidence Created Report document the date and time portable recording system data were collected and deleted. BWC data collected during the audit period includes data classified as private or non-public data and confidential data. The Sharing Audit Report, audit trails, and the records management system document how the data are used. The audit trail is maintained in Evidence.com after deletion of video. The Evidence.com audit trail documents each and every action taken from the creation of the recording to its deletion, as well as access to the audit trail after BWC has been deleted.

No discrepancies noted.

Audit Requirement: Portable Recording System Vendor

Determine if portable recording system data stored in the cloud, is stored in accordance with security requirements of the United States Federal Bureau of Investigation Criminal Justice Information Services Division Security Policy 5.4 or its successor version.

An Axon CJIS Compliance White paper outlines the specific security policies and practices for Evidence.com and how they are compliant with the CJIS Security Policy. Axon has signed the CJIS Security Addendum in all states and has performed statewide CJIS-related vendor requirements in Minnesota. Axon has incorporated the CJIS Security Addendum by reference into the Axon Master Services and Purchase Agreement. Axon maintains signed CJIS Security Addendum certification pages for Axon personnel. Authorized Axon personnel are required to complete Level 4 CJIS Security Training upon assignment and biennially thereafter.

No discrepancies noted.

Audit Requirement: Public Comment

Determine if the law enforcement agency provided an opportunity for public comment before it purchased or implemented a portable recording system and if the governing body with jurisdiction over the budget of the law enforcement agency provided an opportunity for public

comment at a regularly scheduled meeting.

The Chaska Police Department solicited for public comment through social media, the City's website, and City Council presentations. The BWC program was implemented in June of 2018.

No discrepancies noted.

Audit Requirement: Body-worn Camera Policy

Determine if a written policy governing the use of portable recording systems has been established and is enforced.

Chaska Police Department has established and enforces a BWC policy. The policy was compared to the requirements of Minn. Stat. § 626.8473. The policy includes all of the minimum requirements of Minn. Stat. § 626.8473, Subd. 3 with the exception of Subd. 3(b)(3). The BWC policy is posted on the agency's website.

Discrepancy noted.

This report was prepared exclusively for the City of Chaska and Chaska Police Department by Lynn Lembcke Consulting. The findings in this report are impartial and based on information and documentation provided and examined.

Dated: November 17, 2024

Lynn Lembcke Consulting

Lynn Lembcke

City of Chaska
Memorandum

To: Administration, Mayor, and City Council

From: Lisa Nelson, Controller

Date: December 13, 2024

RE: Financial Reports – Year-To-Date (YTD) Ending October 31, 2024

FINACIAL REPORTS

Attached are year-to-date financial reports as of October 31, 2024.

Each fund includes the adopted budget compared to YTD actuals and the resulting variance.

Prior year revenues and expenditures/expenses are reported to allow comparisons of current year and prior year activity.

These draft reports include the following revenues and expenditures/expenses as of the report date:

- YTD revenue receipted by the City.
- YTD revenue from invoices issued by the City.
- YTD payroll expenditures.
- YTD vendor payments that:
    1) were previously approved by the City Council, or
    2) are pending approval by the Council at the December 16th meeting.

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

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

GENERAL FUND

REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES

FOR THE PERIODS ENDING 10/31/2024 AND 10/31/23

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
REVENUES:					
Property Taxes *	$ 13,358,797	$ 6,920,296	$ (6,438,501)	52%	$ 5,590,914
Franchise Fees (Cable TV & Gas)	780,150	392,653	(387,497)	50%	393,604
Licenses	222,732	210,470	(12,262)	94%	178,010
Permits:					
Building	1,135,098	1,670,408	535,310	147%	2,660,394
Other Permits	58,193	90,519	32,326	156%	79,171
Intergovernmental:					
Federal	-	6,180	6,180		2,848
State	1,080,303	781,692	(298,611)	72%	737,992
Regional, County, School & Local	235,696	123,693	(112,003)	52%	115,785
Charges For Services:					
General Government	6,068,829	5,016,502	(1,052,327)	83%	4,655,904
Public Safety	48,352	43,123	(5,229)	89%	56,323
Public Works, Admin and Streets	14,525	21,241	6,716	146%	26,803
Parks & Recreation and Park Maint.	651,911	663,690	11,779	102%	588,093
Fines And Forfeitures	41,027	41,418	391	101%	39,813
Investment Earnings	25,000	-	(25,000)	0%	-
Other Revenue	230,160	179,525	(50,635)	78%	255,117
TOTAL REVENUES	23,950,773	16,161,410	(7,789,363)	67%	15,380,771
EXPENDITURES:					
General Government:					
Mayor & Council	199,486	117,907	81,579	59%	124,541
Communications	354,330	267,825	86,505	76%	120,915
Administration	1,049,096	849,745	199,351	81%	746,983
Human Resources	492,336	395,957	96,379	80%	403,475
Elections	40,783	29,085	11,698	71%	15,547
Finance/Admin Services	2,022,258	1,494,872	527,386	74%	1,355,630
Information Services & Fiber Sys.	1,364,418	966,668	397,750	71%	1,101,558
Legal - City Attorney	140,000	120,874	19,126	86%	121,570
Community Development	590,700	461,722	128,978	78%	375,333
Engineering	657,531	524,837	132,694	80%	559,627
Government Buildings	235,505	215,639	19,866	92%	186,850
Facility Maintenance	967,283	557,421	409,862	58%	505,593
Total General Government	8,113,726	6,002,552	2,111,174	74%	5,617,622
Public Safety:					
Police	6,722,293	5,713,931	1,008,362	85%	5,031,288
Fire	2,929,751	2,432,045	497,706	83%	2,212,783
Building Inspections (Comm.Dev)	990,044	713,274	276,770	72%	857,473
Civil Defense	5,843	5,275	568	90%	700
Total Public Safety	10,647,931	8,864,525	1,783,406	83%	8,102,244
Public Works:					
Administration	459,911	354,247	105,664	77%	332,145
Streets & Alleys	2,056,646	1,737,192	319,454	84%	1,482,197
Snow Removal	322,861	150,447	172,414	47%	392,093
Signs	19,535	11,256	8,279	58%	12,257
Municipal Services/Building	261,792	176,788	85,004	68%	173,542
Tree Maintenance	85,293	89,668	(4,375)	105%	65,600
Total Public Works	3,206,038	2,519,598	686,440	79%	2,457,834
Parks & Recreation:					
Administration	771,513	596,264	175,249	77%	623,463
Community Events	170,995	160,263	10,732	94%	173,718
Programs (Youth/Teen/Adult/Sr.)	718,244	642,284	75,960	89%	581,916
Beach/Firemen's Park	122,053	102,511	19,542	84%	112,384
Hockey & Skating Rinks	12,612	2,758	9,854	22%	4,390
Park Maintenance	1,544,524	1,484,638	59,886	96%	1,296,547
Total Parks & Recreation	3,339,941	2,988,718	351,223	89%	2,792,418
Unallocated	316,837	-	316,837	0%	-
Debt Service & Lease Payments	110,300	146,512	(36,212)	133%	106,789
TOTAL EXPENDITURES	25,734,773	20,521,905	5,212,868	80%	19,076,907
OTHER FINANCING SOURCES (USES):					
Transfers In	4,898,000	4,070,410	(827,590)	83%	3,969,420
Transfers Out	(3,114,000)	(1,607,000)	1,507,000	52%	(1,167,500)
NET TRANSFERS	1,784,000	2,463,410	679,410		2,801,920
NET CHANGE IN FUND BALANCES	$ -	$ (1,897,085)	$ (1,897,085)		$ (894,216)

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

MOUNT PLEASANT MAINTENANCE FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
REVENUES:					
Property Taxes *	$ 6,000	$ 3,113	$ (2,887)	52%	$ 3,173
Charges For Services/Lot Sales	2,400	6,300	3,900	263%	1,600
Investment Earnings	300	-	(300)	0%	-
TOTAL REVENUES	8,700	9,413	713	108%	4,773
EXPENDITURES:					
Current:					
Public Works:					
Professional Services And Charges	13,500	14,028	(528)	104%	13,739
Capital Outlay	-	160	(160)		-
TOTAL EXPENDITURES	13,500	14,188	(688)	105%	13,739
NET CHANGE IN FUND BALANCES	$ (4,800)	$ (4,775)	$ 25		$ (8,966)

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

ECONOMIC DEVELOPMENT AUTHORITY (EDA) FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE PERIODS ENDING 10/31/24 AND 10/31/23

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	% RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
REVENUES:					
Property Taxes *	$ 212,801	$ 110,402	$ (102,399)	52%	$ 103,815
Intergovernmental	-	13	13	0%	210,023
Charges For Services	328,900	274,080	(54,820)	83%	219,919
Special Assessments	40,000	21,213	(18,787)	53%	22,489
Investment Earnings (Charges)	(5,400)	-	5,400	0%	-
Other Revenue	34,100	4,652	(29,448)		9,585
TOTAL REVENUES	610,401	410,360	(200,041)	67%	565,831
EXPENDITURES:					
Current:					
Administration:					
Professional Services	40,407	2,183	38,224	5%	18,652
Other Charges and Special Events	478,606	378,718	99,888	79%	323,288
Remit Grant Revenue	-	-	-		210,000
Economic Development Projects/Programs:					
Supplies	-	-	-		1,026
Professional Services	61,616	58,100	3,516	94%	58,694
Other Charges and Special Events	29,772	18,674	11,098	63%	22,447
Capital Outlay	-	-	-		313,761
TOTAL EXPENDITURES	610,401	457,675	152,726	75%	947,868
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	-	(47,315)	(47,315)		(382,037)
OTHER FINANCING SOURCES (USES):					
Sale of Land	-	399,827	399,827		-
NET CHANGE IN FUND BALANCES	$ -	$ 352,512	$ 352,512		$ (382,037)

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

EQUIPMENT ACQUISITION FUND
REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
REVENUES:					
Property Taxes *	$ 4,184,000	$ 896,555	$ (3,287,445)	21%	$ 753,806
Intergovernmental	-	-	-		257
Charges For Services	30,500	8,244	(22,256)	27%	9,349
Interest Earnings	-	370,401	370,401		31,531
Leases (tower)	147,500	-	(147,500)	0%	-
Other Revenue	-	10,530	10,530		3,000
TOTAL REVENUES	4,362,000	1,285,730	(3,076,270)	29%	797,943
EXPENDITURES:					
Current:					
General Government	10,000	51,235	(41,235)	512%	461
Public Safety	-	13,114	(13,114)		5,044
Public Works	-	6,380	(6,380)		-
Debt Service:					
Lease Payments	-	-	-		16,146
Issuance Costs & Fiscal Agent Fees	207,000	-	207,000		-
Capital Outlay:					
Furniture And Equipment					
Communications	30,500	-	30,500	0%	-
Administration	-	12,230	(12,230)		-
Admin. Services-Finance	13,000	-	13,000	0%	-
Information Technology	415,000	-	415,000	0%	484,176
Police	40,000	238,467	(198,467)		59,004
Fire	-	157,971	(157,971)		64,107
Public Works	682,500	941,703	(259,203)		66,534
Parks, Recreation and Arts	-	8,513	(8,513)		-
TOTAL EXPENDITURES	1,398,000	1,429,613	(31,613)	102%	695,472
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	2,964,000	(143,883)	(3,107,883)		102,471
OTHER FINANCING SOURCES (USES):					
Transfers In	147,000	-	(147,000)	0%	32,000
Transfers Out	(3,713,000)	(574,369)	3,138,631	15%	(611,184)
Bonds Issued	602,000	-	(602,000)	0%	-
Leases & Subscriptions Issued	-	244,825	244,825		-
Sale of Capital Assets	-	22,350	22,350		25,541
TOTAL OTHER FINANCING SOURCES (USES)	(2,964,000)	(307,194)	2,656,806		(553,643)
NET CHANGE IN FUND BALANCES	$ -	$ (451,077)	$ (451,077)		$ (451,172)

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

ELECTRIC FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/23

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED / EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Residential & Senior Sales	$ 11,340,000	$ 8,617,314	$ (2,722,686)	76%	$ 8,478,963
Commercial Sales	1,191,000	958,213	(232,787)	80%	886,186
Industrial Sales	33,327,000	26,616,992	(6,710,008)	80%	26,002,544
Other Charges and Sales	3,495,200	12,524,604	9,029,404	358%	13,213,875
TOTAL OPERATING REVENUES	49,353,200	48,717,123	(636,077)	99%	48,581,568
OPERATING EXPENSES:					
Purchased Power	29,909,000	32,132,179	(2,223,179)	107%	32,818,275
Distribution:					
Personnel Services	2,385,616	1,881,872	503,744	79%	1,694,451
Supplies, Services & Other Charges	945,893	681,484	264,409	72%	697,760
Administration:					
Personnel Services	437,832	360,017	77,815	82%	337,108
Supplies, Services & Other Charges	3,625,904	3,062,621	563,283	84%	2,864,492
Utility Billing:					
Personnel Services	382,182	315,938	66,244	83%	292,130
Supplies, Services & Other Charges	420,971	239,278	181,693	57%	241,878
Conservation Programs	487,589	302,276	185,313	62%	251,621
Capital Outlay *	4,220,000	2,708,355	1,511,645	64%	1,796,327
TOTAL OPERATING EXPENSES	42,814,987	41,684,020	1,130,967	97%	40,994,042
OPERATING INCOME	6,538,213	7,033,103	494,890		7,587,526
NON-OPERATING REVENUES:					
Investment Earnings	52,900	14,489	(38,411)	27%	12,416
Intergovernmental	-	192	192		272
TOTAL NON-OPERATING REVENUES	52,900	14,681	(38,219)		12,688
NON-OPERATING EXPENSES:					
Debt Service - Principal & Interest	710,000	708,223	1,777	100%	702,175
Debt Service - Agent Fees	1,000	1,000	-	100%	1,000
TOTAL NON-OPERATING EXPENSES	711,000	709,223	1,777	100%	703,175
INCOME (LOSS) BEFORE CONTRIBUTIONS AND TRANSFERS	5,880,113	6,338,561	458,448		6,897,039
CAPITAL CONTRIBUTIONS	-	761,073	761,073		291,252
TRANSFERS IN (OUT):					
Transfers Out	(7,693,700)	(6,155,510)	1,538,190		(5,588,130)
CHANGE IN NET POSITION	$ (1,813,587)	$ 944,124	$ 2,757,711		$ 1,600,161

* 2024 Capital Outay includes costs for the new AMI metering system

WATER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIOD ENDED 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Residential Sales	$ 2,166,000	$ 1,391,066	$ (774,934)	64%	$ 1,879,073
Commercial Sales	1,545,000	1,122,745	(422,255)	73%	1,340,710
Industrial Sales	515,000	742,396	227,396	144%	457,049
Other Sales & Charges	995,240	935,449	(59,791)	94%	863,945
TOTAL OPERATING REVENUES	5,221,240	4,191,656	(1,029,584)	80%	4,540,777
OPERATING EXPENSES:					
Pumping	378,110	335,980	42,130	89%	359,795
Treatment	467,487	410,553	56,934	88%	412,705
Distribution:					
Personnel Services	770,161	519,709	250,452	67%	493,891
Supplies, Services & Other Charges	361,738	237,897	123,841	66%	182,954
Administration:					
Personnel Services	142,650	118,993	23,657	83%	112,122
Supplies, Services & Other Charges	754,581	622,692	131,889	83%	586,654
Utility Billing:					
Personnel Services	68,248	56,412	11,836	83%	52,755
Supplies, Services & Other Charges	91,396	63,489	27,907	69%	58,656
Capital Outlay *	510,500	1,194,822	(684,322)	234%	1,880,143
TOTAL OPERATING EXPENSES	3,544,871	3,560,547	(15,676)	100%	4,139,675
OPERATING INCOME	1,676,369	631,109	(1,045,260)	38%	401,102
NON-OPERATING REVENUES:					
Investment Earnings	17,700	-	(17,700)	0%	-
Intergovernmental	-	31	31		9,319
TOTAL NON-OPERATING REVENUES	17,700	31	(17,669)	0%	9,319
NON-OPERATING EXPENSES:					
Debt Service	1,160,000	293,234	866,766	25%	254,469
Issuance Costs & Fiscal Agent Fees	1,000	530	470		530
Old Water Treatment Plant/Bountiful Basket	1,933	4,052	(2,119)		941
TOTAL NON-OPERATING EXPENSES	1,162,933	297,816	865,117	26%	255,940
INCOME (LOSS) BEFORE TRANSFERS	531,136	333,324	(197,812)		154,481
TRANSFERS IN (OUT):					
Transfers In	402,000	-	(402,000)		-
Transfers (Out)	(330,850)	(61,200)	269,650		(73,000)
NET TRANSFERS IN (OUT)	71,150	(61,200)	(132,350)		(73,000)
CHANGE IN NET POSITION	$ 602,286	$ 272,124	$ (330,162)		$ 81,481

*** 2024 Capital Outay includes costs for the new AMI metering system**

SEWER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Residential Sales	$ 2,406,500	$ 1,934,674	$ (471,826)	80%	$ 1,635,329
Commercial Sales	1,663,800	1,380,202	(283,598)	83%	1,207,148
Industrial Sales	1,852,400	1,658,651	(193,749)	90%	1,371,793
Other Sales & Charges	1,640,750	1,448,963	(191,787)	88%	1,369,625
TOTAL OPERATING REVENUE	7,563,450	6,422,490	(1,140,960)	85%	5,583,895
OPERATING EXPENSES:					
Pumping	31,014	14,874	16,140	48%	19,990
Treatment	4,170,070	3,822,564	347,506	92%	3,403,220
Collection:					
Personnel Services	770,164	517,051	253,113	67%	489,762
Supplies, Services & Other Charges	193,167	88,627	104,540	46%	131,727
Administration:					
Personnel Services	142,648	118,994	23,654	83%	112,122
Supplies, Services & Other Charges	740,200	614,670	125,530	83%	579,054
Utility Billing:					
Personnel Services	68,248	56,412	11,836	83%	52,755
Supplies, Services & Other Charges	71,843	61,638	10,205	86%	57,419
Capital Outlay *	55,500	272,992 *	(217,492)	492%	2,538
TOTAL OPERATING EXPENSES	6,242,854	5,567,822	675,032	89%	4,848,587
OPERATING INCOME	1,320,596	854,668	(465,928)		735,308
NON-OPERATING REVENUES:					
Investment Earnings	5,100	-	(5,100)	0%	-
Intergovernmental	-	121	121		24,573
TOTAL NON-OPERATING REVENUES	5,100	121	(4,979)	2%	24,573
NON-OPERATING EXPENSES:					
Debt Service	576,200	409,085	167,115	71%	373,252
Issuance Costs & Fiscal Agent Fees	-	340	(340)		340
TOTAL NON-OPERATING EXPENSES	576,200	409,425	166,775		373,592
INCOME (LOSS) BEFORE TRANSFERS	749,496	445,364	(304,132)		386,289
TRANSFERS IN (OUT):					
Transfers (Out)	(399,112)	(61,200)	337,912		(109,500)
CHANGE IN NET POSITION	$ 350,384	$ 384,164	$ 33,780		$ 276,789

* 2024 Capital Outay includes costs for the new AMI metering system

CHASKA COMMUNITY CENTER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Admissions	$ 418,780	$ 217,577	$ (201,203)	52%	$ 169,368
Memberships	1,299,360	1,003,279	(296,081)	77%	1,007,787
Rentals	1,109,261	876,161	(233,100)	79%	800,205
Charges for Services/Lessons	514,357	317,982	(196,375)	62%	338,353
Other Revenue	432,330	53,689	(378,641)	12%	63,728
TOTAL OPERATING REVENUE	$ 3,774,088	$ 2,468,688	$ (1,305,400)	65%	$ 2,379,441
OPERATING EXPENSES:					
Personnel Services	2,441,985	1,991,865	450,120	82%	1,958,693
Operating Supplies	264,804	195,486	69,318	74%	231,274
Professional & Other Services	1,023,054	773,272	249,782	76%	855,246
Other Charges	678,504	321,341	357,163	47%	299,222
Capital Outlay	-	271,042	(271,042)		257,094
TOTAL OPERATING EXPENSES	4,408,347	3,553,006	855,341	81%	3,601,529
OPERATING INCOME (LOSS)	(634,259)	(1,084,318)	(450,059)		(1,222,088)
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	(11,400)	10,838	22,238	-95%	7,455
Sale of Capital Assets	-	4,050	4,050		-
TOTAL NON-OPERATING REVENUES	(11,400)	14,888	26,288	-131%	7,455
NON-OPERATING EXPENSES:					
Debt Service	552,905	60,110	492,795	11%	66,443
Issuance Costs & Fiscal Agent Fees	4,000	3,400	600	85%	3,400
TOTAL NON-OPERATING EXPENSES	556,905	63,510	493,395	11%	69,843
INCOME (LOSS) BEFORE TRANSFERS	(1,202,564)	(1,132,940)	69,624		(1,284,476)
TRANSFERS IN (OUT):					
Transfers In	1,203,524	728,300	(475,224)	61%	586,710
CHANGE IN NET POSITION	$ 960	$ (404,640)	$ (405,600)		$ (697,766)

THE LOOP AT CHASKA

REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIOD ENDED 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Green Fees	$ 575,000	$ 354,549	$ (220,451)	62%	$ -
Merchandise & Other Sales	22,400	42,156	19,756	188%	-
TOTAL OPERATING REVENUES	597,400	396,705	(200,695)	66%	-
OPERATING EXPENSES:					
Golf - Maintenance Dept:					
Personnel Services	261,264	130,822	130,442	50%	36,153
Supplies, Services & Other Charges	60,000	48,324	11,676	81%	41,241
Golf - Club House:					
Personnel Services	168,546	134,394	34,152	80%	-
Supplies, Services & Other Charges	60,101	48,776	11,325	81%	5,908
Merchandise for Resale	15,000	23,838	(8,838)	159%	937
Capital Outlay - Equipment	63,000	18,574	44,426	29%	67,999
Capital Outlay - Golf Course Construction	-	274,199	(274,199)		1,097,912
TOTAL OPERATING EXPENSES	627,911	678,927	(51,016)	108%	1,250,150
OPERATING INCOME (LOSS)	(30,511)	(282,222)	(251,711)		(1,250,150)
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	500	-	(500)	0%	2,737
Gain on Disposal of Capital Assets	-	13,306	13,306		165
TOTAL NON-OPERATING REVENUES	500	13,306	12,806		2,902
NON-OPERATING EXPENSES:					
Debt Service	369,500	58,726	310,774	16%	49,577
INCOME (LOSS) BEFORE CONTRIBUTIONS AND TRANSFERS	(399,511)	(327,642)	71,869		(1,296,825)
CAPITAL CONTRIBUTIONS	161,000	191,250	30,250	119%	-
TRANSFERS IN (OUT):					
Transfers In	244,000	122,000	(122,000)	50%	122,000
CHANGE IN NET POSITION	$ 5,489	$ (14,392)	$ (19,881)		$ (1,174,825)

Note: The Loop at Chaska was closed in 2023 for construction

CHASKA TOWN COURSE FUND

REVENUES, EXPENSES AND CHANGES IN NET POSITION

FOR THE PERIOD ENDED 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Green Fees	$ 1,984,000	$ 1,976,959	$ (7,041)	100%	$ 1,926,896
Driving Range	170,000	177,839	7,839	105%	177,694
Golf Rentals	430,000	372,297	(57,703)	87%	410,527
Merchandise	300,000	358,646	58,646	120%	330,968
Other Sales	199,000	180,963	(18,037)	91%	167,786
TOTAL OPERATING REVENUE	$ 3,083,000	$ 3,066,704	$ (16,296)	99%	$ 3,013,871
OPERATING EXPENSES:					
Golf - Maintenance Dept:					
Personnel Services	753,168	763,866	(10,698)	101%	685,762
Supplies, Services & Other Charges	330,119	314,576	15,543	95%	280,838
Golf - Club House:					
Personnel Services	666,483	606,658	59,825	91%	551,049
Supplies, Services & Other Charges	542,373	569,507	(27,134)	105%	547,356
Merchandise for Resale	226,125	345,693	(119,568)	153%	308,977
Capital Outlay	147,000	180,644	(33,644)	123%	404,286
TOTAL OPERATING EXPENSES	2,665,268	2,780,944	(115,676)	104%	2,778,268
OPERATING INCOME	417,732	285,760	(131,972)		235,603
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	(2,600)	-	2,600		-
Bond Proceeds	112,000	-	(112,000)		-
TOTAL NON-OPERATING REVENUES	109,400	-	2,600		-
NON-OPERATING EXPENSES:					
Debt Service	331,700	45,884	285,816	14%	23,300
CHANGE IN NET POSITION	$ 195,432	$ 239,876	$ 156,444		$ 212,303

TURBINE GENERATOR FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIOD ENDED 10/31/2024 AND 10/31/23

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Lease Revenue *	$ 2,486,184	$ 2,123,650	$ (362,534)	85%	$ 2,123,650
OPERATING EXPENSES:					
Professional Services	108,000	141,675	(33,675)	131%	122,906
Other Charges	230,170	170,828	59,342	74%	172,628
TOTAL OPERATING EXPENSES	338,170	312,503	25,667	92%	295,534
OPERATING INCOME	2,148,014	1,811,147	(336,867)		1,828,116
NON-OPERATING REVENUES:					
Investment Earnings	-	27,276	27,276		17,778
Interfund Loan Payments	104,219	-	(104,219)	0%	-
TOTAL NON-OPERATING REVENUES	104,219	27,276	(76,943)	26%	17,778
NON-OPERATING EXPENSES:					
Debt Service	2,075,500	2,075,500	-	100%	2,070,500
Issuance Costs & Fiscal Agent Fees	4,500	4,500	-	100%	4,500
TOTAL NON-OPERATING EXPENSES	2,080,000	2,080,000	-	100%	2,075,000
CHANGE IN NET POSITION	$ 172,233	$ (241,577)	$ (413,810)		$ (229,106)

* Lease Revenue includes payments applied to lease receivable

STORM WATER FUND

REVENUES, EXPENSES AND CHANGES IN NET POSITION

FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Residential Sales	$ 1,280,000	$ 1,073,627	$ (206,373)	84%	$ 1,023,878
Industrial Sales	929,000	798,408	(130,592)	86%	747,986
All Other Receipts	3,000	4,433	1,433	148%	4,146
TOTAL OPERATING REVENUE	2,212,000	1,876,468	(335,532)	85%	1,776,010
OPERATING EXPENSES:					
Collections:					
Personnel Services	432,876	201,441	231,435	47%	189,339
Supplies, Services & Other Charges	293,899	141,726	152,173	48%	145,911
Administration:					
Personnel Services	233,765	189,990	43,775	81%	180,376
Supplies, Services & Other Charges	446,422	372,303	74,119	83%	348,830
Utility Billing:					
Personnel Services	27,299	22,565	4,734	83%	20,031
Supplies, Services & Other Charges	86,459	58,182	28,277	67%	61,925
Capital Outlay	900,000	179,086	720,914	20%	35,758
TOTAL OPERATING EXPENSES	2,420,720	1,165,293	1,255,427	48%	982,170
OPERATING INCOME (LOSS)	(208,720)	711,175	919,895		793,840
NON-OPERATING REVENUES:					
Investment Earnings	5,500	-	(5,500)	0%	-
Intergovernmental	-	307,500	307,500		-
Bond Proceeds	700,000	-	(700,000)		-
TOTAL NON-OPERATING REVENUES	705,500	307,500	(398,000)		-
NON-OPERATING EXPENSES:					
Debt Service	295,500	253,512	41,988	86%	230,903
Issuance Costs & Fiscal Agent Fees	500	255	245	51%	255
TOTAL NON-OPERATING EXPENSES	296,000	253,767	42,233	86%	231,158
INCOME (LOSS) BEFORE TRANSFERS	200,780	764,908	564,128		562,682
TRANSFERS IN (OUT):					
Transfers In	210,600	-	(210,600)	0%	-
Transfers (Out)	(327,600)	(40,800)	286,800	12%	(126,000)
NET TRANSFERS IN (OUT)	(117,000)	(40,800)	76,200		(126,000)
CHANGE IN NET POSITION	$ 83,780	$ 724,108	$ 640,328		$ 436,682

CHASKA CURLING AND EVENT CENTER FUND
REVENUES, EXPENSES AND CHANGES IN NET POSITION
FOR THE PERIODS ENDING 10/31/2024 AND 10/31/2023

	2024			PERCENT OF BUDGET	2023
	BUDGET	ACTUAL AS OF 10/31/2024	VARIANCE WITH BUDGET	RECEIVED/ EXPENDED	ACTUAL AS OF 10/31/2023
OPERATING REVENUES:					
Memberships	$ 151,840	$ 122,937	$ (28,903)	81%	$ 142,919
Rentals	202,925	214,253	11,328	106%	180,087
Lessons	242,000	154,372	(87,628)	64%	184,720
Leagues	180,000	171,979	(8,021)	96%	181,012
Leases	402,000	259,720	(142,280)	65%	260,130
Other Revenue	54,087	39,935	(14,152)	74%	42,591
TOTAL OPERATING REVENUES	1,232,852	963,196	(269,656)	78%	991,459
OPERATING EXPENSES:					
Administration:					
Personnel Services	438,907	360,383	78,524	82%	297,100
Supplies, Services & Other Charges	498,118	436,378	61,740	88%	423,223
Event Center:					
Personnel Services	10,863	13,305	(2,442)	122%	83,674
Supplies, Services & Other Charges	22,498	24,880	(2,382)	111%	19,723
Curling Center:					
Personnel Services	221,697	170,629	51,068	77%	161,461
Supplies, Services & Other Charges	92,137	99,582	(7,445)	108%	81,845
Crooked Pint	65,890	44,977	20,913	68%	102,996
Capital Outlay	16,000	-	16,000	0%	-
TOTAL OPERATING EXPENSES	1,366,110	1,150,134	215,976	84%	1,170,022
OPERATING INCOME (LOSS)	(133,258)	(186,938)	(53,680)		(178,563)
NON-OPERATING REVENUES:					
Investment Earnings (Charges)	(12,000)	52,952	64,952	-441%	48,256
NON-OPERATING EXPENSES:					
Debt Service	1,577,763	1,464,501	113,262	93%	1,469,664
Issuance Costs & Fiscal Agent Fees	1,600	3,200	(1,600)	200%	3,200
TOTAL NON-OPERATING EXPENSES	1,579,363	1,467,701	111,662	93%	1,472,864
INCOME (LOSS) BEFORE TRANSFERS	(1,724,621)	(1,601,687)	122,934		(1,603,171)
TRANSFERS IN (OUT):					
Transfers In	1,733,922	1,658,922	(75,000)	96%	1,584,506
CHANGE IN NET POSITION	$ 9,301	$ 57,235	$ 47,934		$ (18,665)