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# Anticipated 2018 & 2019 Neighborhood Roadway Reconstruction Projects

Open House Meeting

September 26, 2016



# Agenda

- Introductions
- Timeline
- Project Scope
- What You Can Expect
- Funding Sources
- Communication
- How to Prepare
- Q&A



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# Introductions



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## Director of Engineering



Chad Millner

## Engineering Coordinator



Sharon Allison

## Engineering Technicians



Tom Haataja



Andrew Scipioni



Derek Northenscold

## Assistant City Engineer



Carter Schulze

## Transportation Planner



Mark Nolan

## Environmental Engineer



Ross Bintner



Charlie Gerk



Mohamed Mohamed

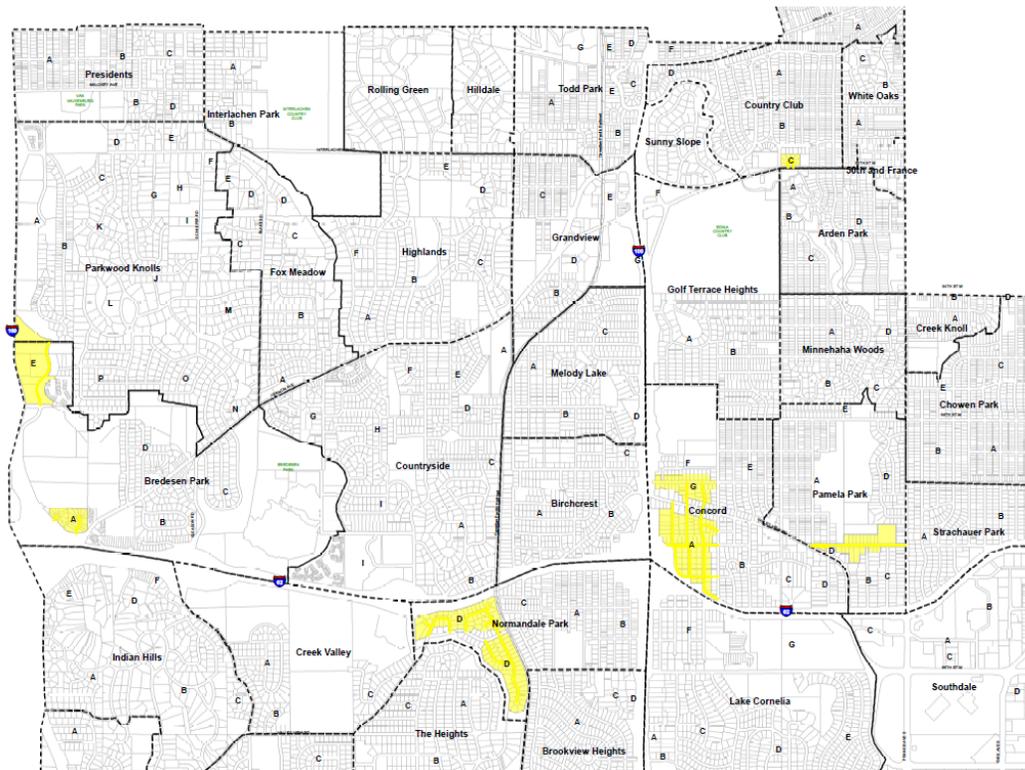


Jon Moore

# Anticipated 2018 Projects



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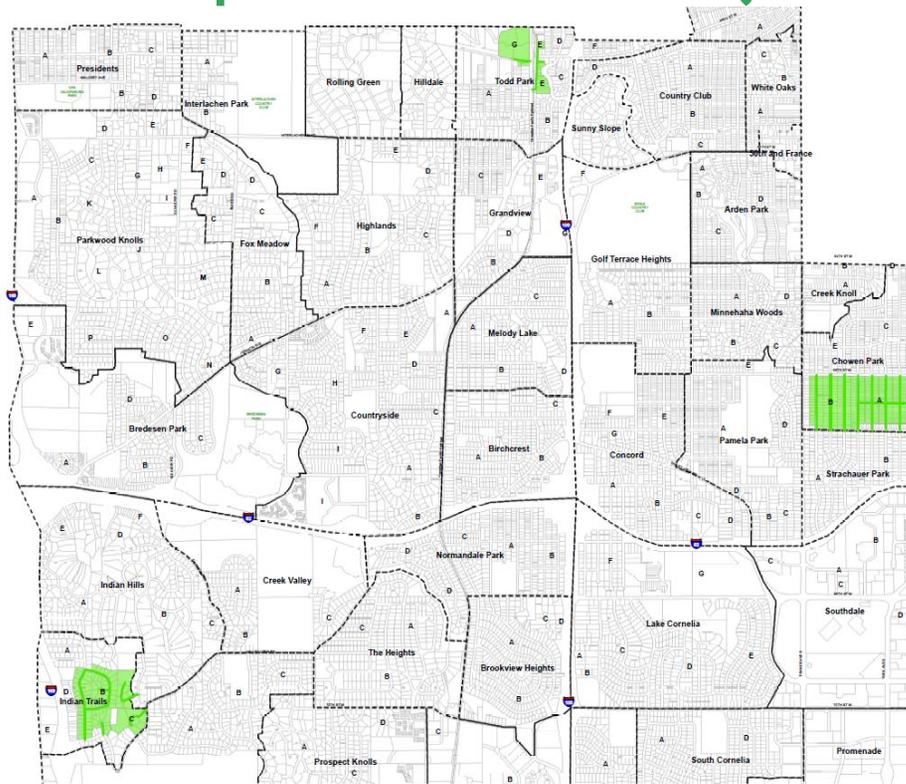


Bredesen Park A & E  
Concord A & G  
Country Club C  
Normandale Park D  
West 62<sup>nd</sup> Street (MSA)

# Anticipated 2019 Projects



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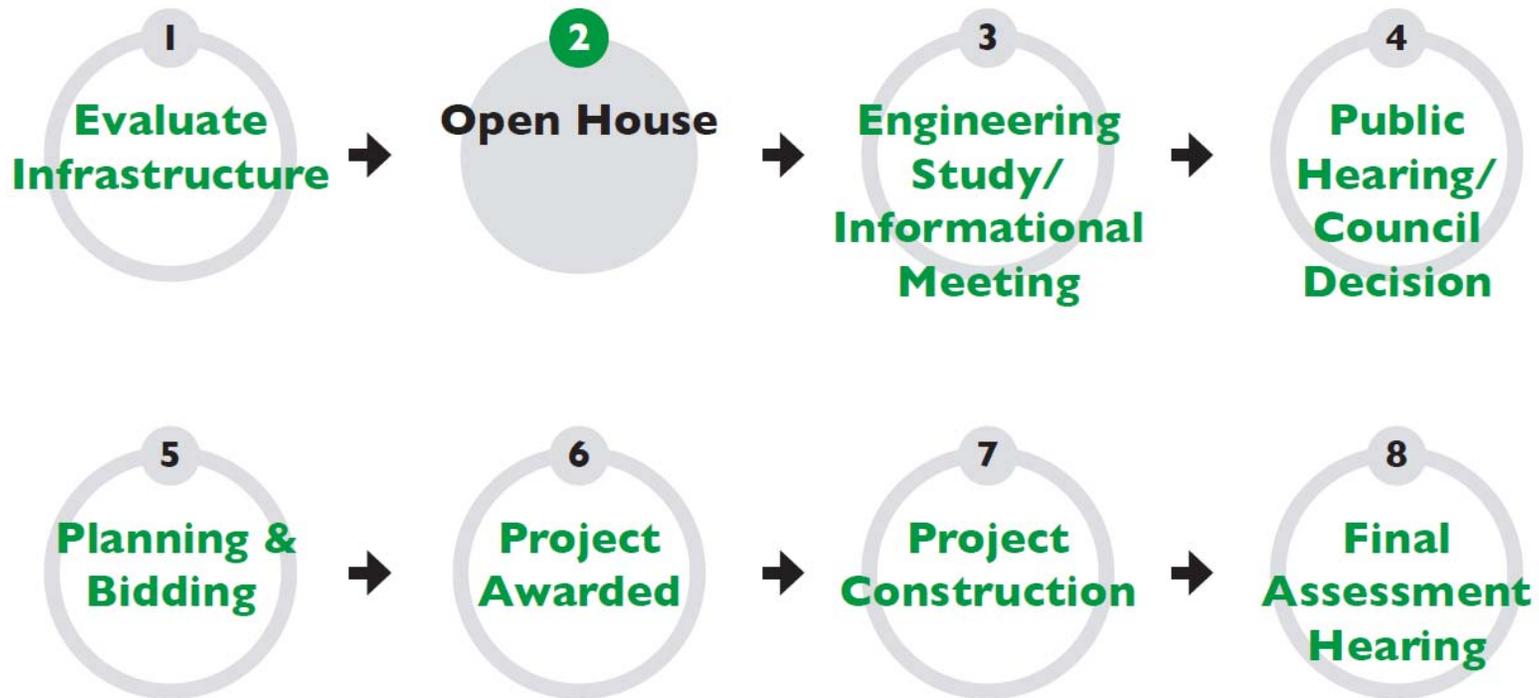


**Chowen Park A & B**  
**Indian Trails B & C**  
**Todd Park E & G**

# Project Process



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# Typical Project Timeline



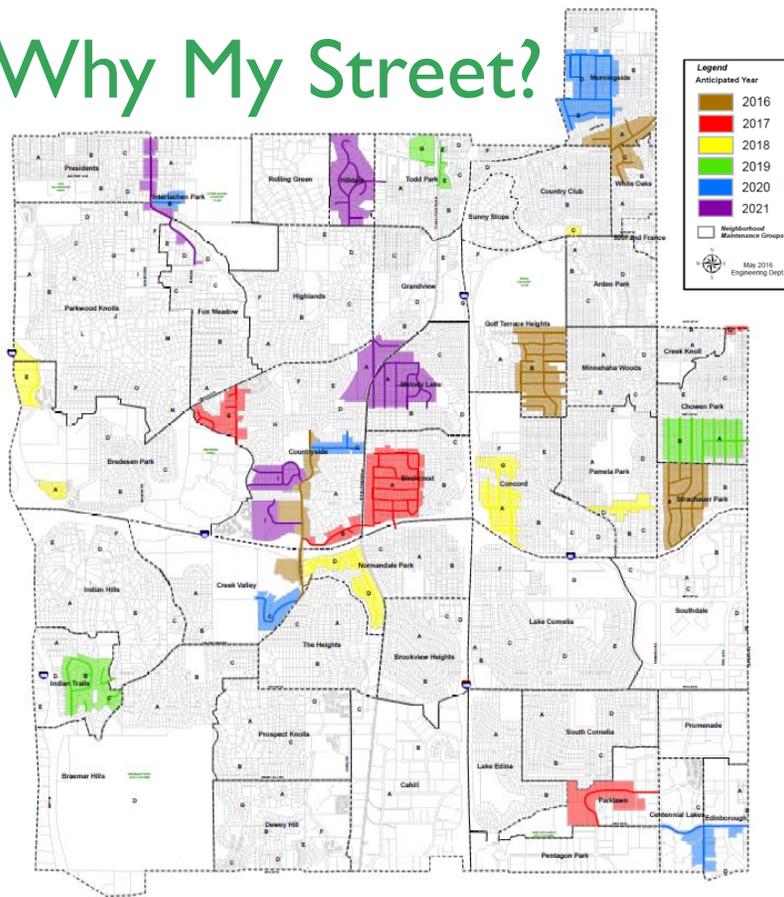
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July – November (year prior)	Engineering studies/estimates provided
November-December (year prior)	Public hearing
January – March	Plan preparation and bidding
April – May	Construction begins
October – November	Construction concludes
Spring (year following)	Warranty work
Fall (year following)	Final assessment hearing

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# Why My Street?



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- Proactive Pavement Management Program
- Streets grouped into neighborhoods
  - Prolongs pavement life
  - Maximizes economies of scale
- Prioritized based on;
  - Pavement condition
  - Age of original construction
  - Condition of underground utilities

# Why Reconstruct?

- Streets range from 30 to 100 years old
- Utility issues to address
  - Watermain breaks
  - Sanitary sewer deficiencies
  - Inflow & infiltration
  - Storm sewer/drainage issues
- More cost-effective than other maintenance strategies (mill & overlay, sealcoat)



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# Project Scope

- New roadbed and pavement surface
- Subgrade corrections as needed
- Replacement of curb & gutter (all or certain sections)



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# Project Scope



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- Entrance aprons will be replaced to comply with City standards



# Project Scope

- Utility upgrades
  - New hydrants and gate valves
  - Localized sanitary sewer improvements
  - Storm sewer upgrades



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# Project Scope

- Sump drain installed where feasible
- Homeowners encouraged to connect
- Sump Services in ROW to be relocated to the property line if not connected
- Sump connection permit available on City website



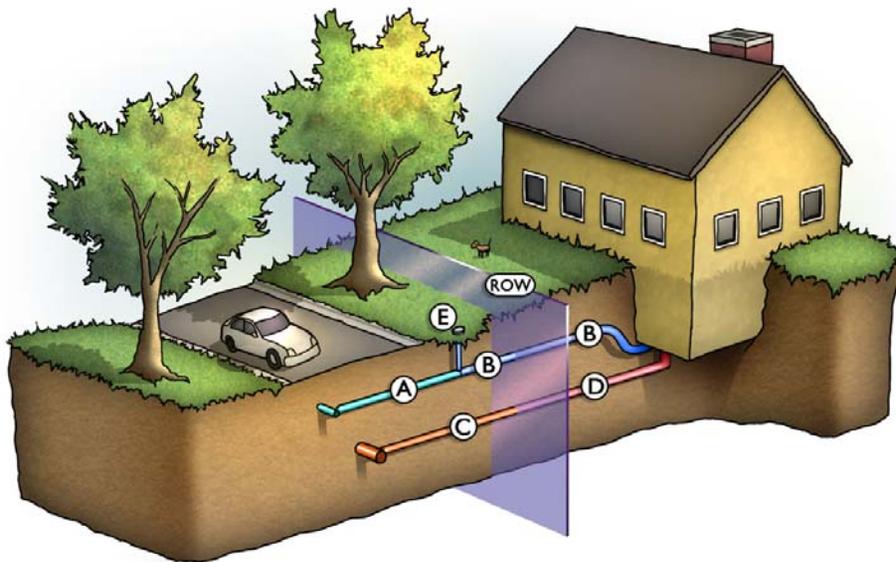
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# Private Sanitary/Water Services



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## Resident Owned Utilities

B – Water Service

C & D – Sanitary Service

- Recommend inspecting prior to construction
- Repairs/upgrades can be coordinated with street work
- Associated costs can be added to special assessment

# Project Scope



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- Sometimes include;
  - Sidewalks
  - Bike lanes
  - Street lighting upgrades
- Full scope based on condition of infrastructure and Council directives;
  - Living Streets Plan
  - Sidewalk and Bicycle Facilities maps

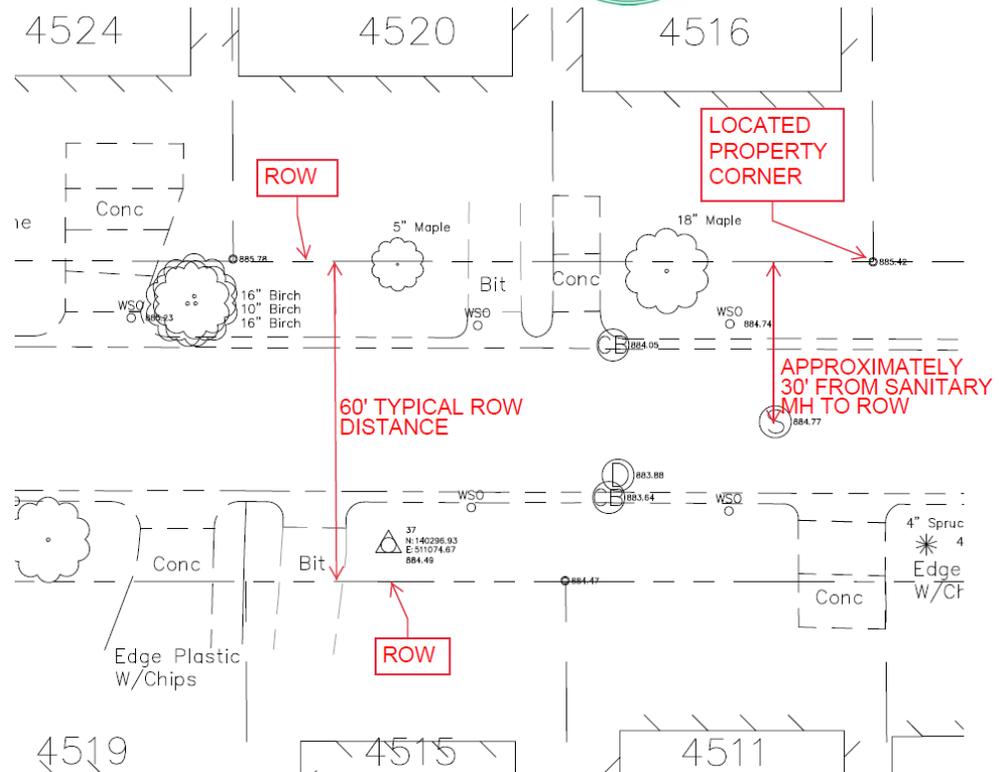


# City Right-of-Way

- *Surface and space above and below public roadways used for travel purposes and utilities*
- Typically 60' width
- Property corners located during survey



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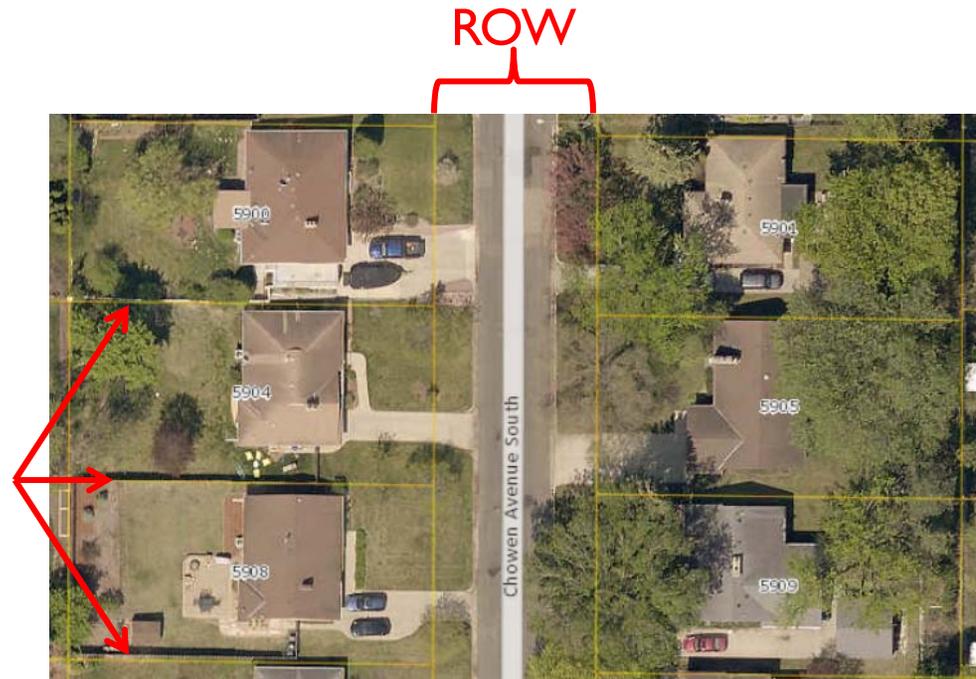
# City Right-of-Way



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- Hennepin County Interactive Property Map (<https://gis.hennepin.us/property/map/default.aspx>)

Property Lines



# What You Can Expect

- Dust, mud, noise, and vibrations
- Localized flooding during rainfall
- Occasional delays due to inclement weather
- Will be asked to limit water use occasionally
- Homes may be connected to temporary watermain



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# What You Can Expect



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- Construction materials stored temporarily in yards
- Construction equipment stored on streets
- 5-10 feet of disturbance behind back of curb
- Tree removals as necessary (property owners notified)

# What You Can Expect



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- Driveways and neighborhood streets will be periodically inaccessible
- Driveways may be inaccessible for 5 days to allow concrete to cure
- Irrigation and pet fence systems most likely will be damaged



# What You Can Expect

- Items within the City's right-of-way may be damaged
  - You can remove plants and other landscape features before the project
  - Irrigation and pet fences will be repaired
- Disturbed areas will be seeded



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# What You Can Expect

- We will;
  - Provide opportunities for input
  - Keep you informed
  - Do our best to minimize inconveniences
- Our contractor will accommodate residents with special access needs



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# Private Utilities



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- City encourages private utility companies (gas, electric, telephone, and cable) to upgrade or repair their utilities before construction begins
- Potential City-required relocations
- Goal is to streamline projects and minimize neighborhood disturbance
- Streetlight upgrades typically not included with project

# City Utility Fund



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- Collection of utility service charges paid to the City
- Covers 100% of:
  - Storm sewer (curb and gutter, driveway aprons, sump drain pipe)
  - Sanitary sewer
  - Watermain

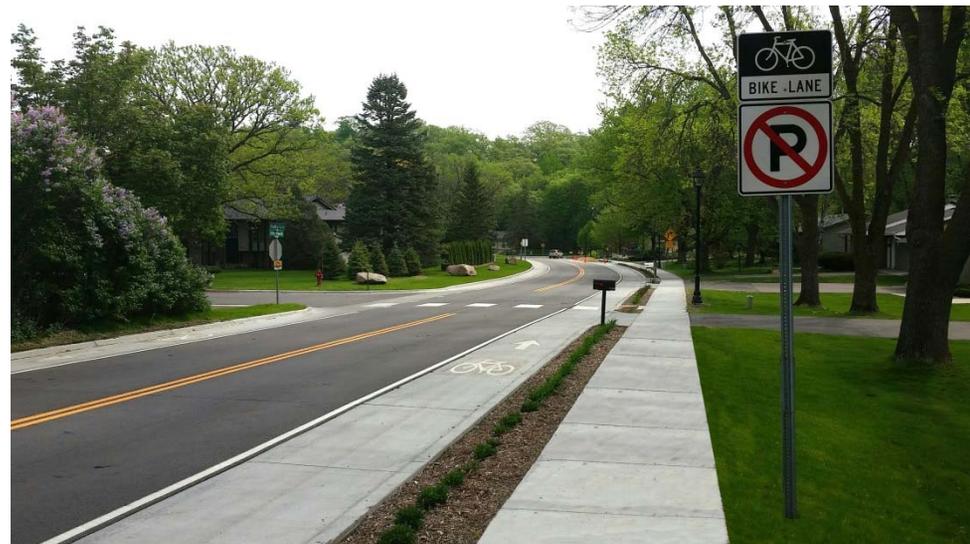


## Pedestrian and Cyclist Safety (PACS) Fund



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- Revenue from Xcel and CenterPoint Energy franchise fees
- Promotes non-motorized transportation throughout the City
- Covers 100% of:
  - Sidewalks
  - Bike lanes
  - Associated signage and pavement markings



# Do Taxes Cover Street Projects?



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- ~20% of property taxes go to the City for expenses including Police, Fire, Parks, and Public Works
  - Snowplowing
  - Pothole repairs
  - Other street maintenance (sealcoating, overlays, patch repairs)
- Taxes do not pay for street reconstruction

# Special Assessments



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- Assigned to benefitting properties of public improvements
- 4-1 Council vote to approve (required by State statute)
- Cover 100% of roadway costs
  - Roadway and driveway removals
  - Subgrade materials
  - Asphalt pavement
  - Restoration





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## Residential Equivalent Units

- Assessments distributed based on REUs
  - Factor used to compare properties to a single-family residence

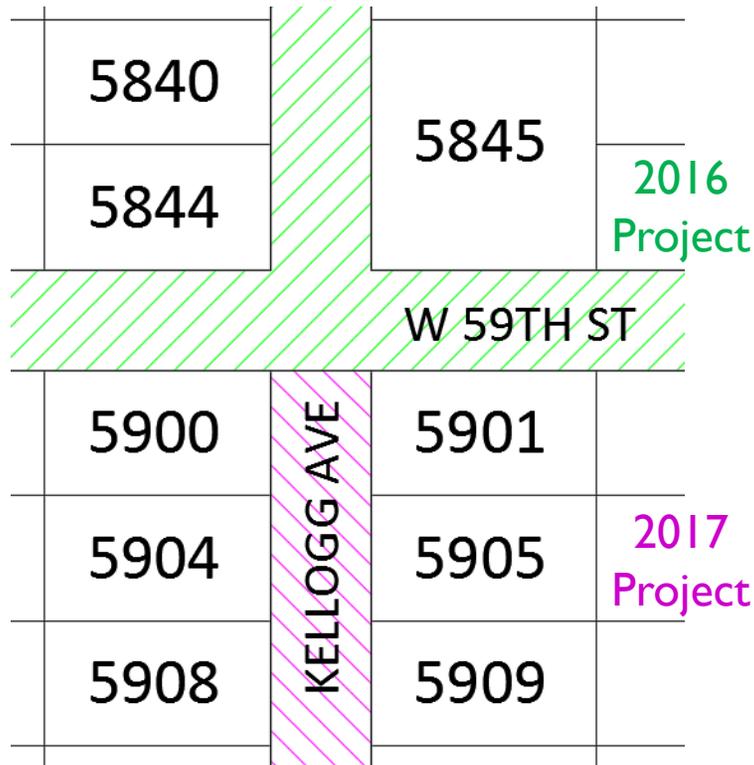
Scenario	Land Use Class	REU Factor
A	Residential – Single Family Dwelling	1.0
B	Residential – Two Family, Duplex, Quads	0.8
C	Residential – Apartments, Condominiums, etc.	0.5

- Additional factors for commercial, industrial, and public-use properties

# Corner Lot Assessments



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- Revised June 2016
- Example;
  - 5844, 5845 assessed 1 REU in 2016
  - 5900, 5901 assessed 0.5 REU in 2016
  - 5900, 5901 assessed 0.5 REU in 2017
- Earlier policy will continue to apply to previously assessed properties (1/3-2/3 split)

# Special Assessment History



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- Properties assessed per Residential Equivalent Unit (REU)
- 1 single-family home = 1 REU

	Neighborhood	Public Hearing Assessment	Final Assessment
2013	Mendelssohn A	\$16,148.34	\$10,097.38
	Normandale	\$14,800.00	\$13,525.28
	Braemar Hills B	\$9,310.00	\$8,085.41
	St. Patrick's Lane	\$11,300.00	\$8,715.52
	Gleason Circle	\$11,600.00	\$9,159.05
	Lake Edina	\$12,500.00	\$6,969.94

	Neighborhood	Public Hearing Assessment	Final Assessment
2014	Morningside B	\$7,500.00	\$6,929.57
	Bredesen Park D	\$11,500.00	\$8,272.47
	Countryside F - Hawkes	\$11,000.00	\$7,578.92
	Countryside F - Warden	\$10,000.00	\$9,817.11
	Strachauer Park B	\$8,500.00	\$5,688.38
	Todd Park F	\$5,000.00	\$3,406.34

	Neighborhood	Public Hearing Assessment	Final Assessment
2015	Birchcrest B	\$12,500.00	\$12,225.24
	Valley View Road (MSA)	\$7,500.00	\$7,523.24
	Arden Park D	\$14,400.00	\$12,582.16
	West 54th Street (MSA)	\$6,400.00	\$6,556.38
	Countryside H	\$11,732.00	\$9,537.73
	Prospect Knolls B	\$12,274.00	\$8,652.89
	Dewey Hill G	\$12,507.00	\$9,862.02

# Payment Options



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- Final assessment amount will be sent one year after project completion (Fall 2019 or Fall 2020)
  - Pay entire amount upon receiving bill to avoid finance charges
  - Pay 25%; balance rolls to property taxes over 15 years
  - Roll entire amount to property taxes over 15 years
  - Defer payment if 65 years of age or older
- Finance charges are 1% over City's borrowing interest rate
  - Last two year's interest rates were 3.74% & 3.88%

# Communication



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- Regular Mail
  - All Meetings, Public Hearings, and Questionnaires
  - Final Assessment Notices (one year after construction)
- Door hangers and flyers
  - Time-sensitive information (water shut-offs, paving, temporary inaccessibility)
- City Website Project Page

# Providing Input



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- Questionnaires mailed to your home, weigh in on;
  - Traffic/pedestrian issues
  - Street drainage issues
  - Streetlight upgrades
  - Sump pump connection options
- Informational meeting held summer prior to construction
- Public hearings in November/December
  - Opportunity for residents to voice comments and concerns

# City Extra

- Free, weekly email updates on project progress and schedules
- Sign up on City website, [www.EdinaMN.gov](http://www.EdinaMN.gov)
  - Check box next to your project name
- Best way to stay informed
- If you cannot receive email, we will mail you City Extra updates upon request



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A screenshot of the City of Edina website. The page is titled "Construction Projects" and features a map of the Dewey Hill G Neighborhood Roadway Reconstruction project. A red arrow points to a button in the bottom right corner that says "Stay informed! Sign up for City Extra". The button has an email icon and the text "Stay informed! Sign up for City Extra". The website header includes the City of Edina logo, a search bar, and navigation links for "FOR RESIDENTS", "FOR BUSINESSES", and "FOR VISITORS". The main content area includes a sidebar with navigation links, a central text area with a map, and a right sidebar with contact information for Andrew Scipioni, Engineering Technician.

# How To Prepare

- Begin financial planning
- Complete project questionnaire
- Coordinate home and yard improvement projects around street reconstruction schedule
- Sign up for City Extra
- Ask questions, stay informed



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# Contact Us

Email: [mail@edinamn.gov](mailto:mail@edinamn.gov)

Call: 952-826-0371



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Visit: Engineering Department

7450 Metro Boulevard

Hours: 7:00 a.m. – 3:30 p.m.

Questions?



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Thanks for your time!