

4th St SE Reconstruction (25th Ave SE to Malcolm Ave SE)



Project Engineer:
Beverly Warmka



Agenda

4th St SE Reconstruction

- Welcome
- Introductions
- Purpose of Meeting
 - Highlight project background and future steps
 - Provide information and answer questions regarding assessments
 - An additional meeting will be held prior to the start of construction



4th St SE (25th to Malcolm Ave SE)

- Background

- Discussions/community meetings began in 2015
- Layouts approved July 2014 and June 2016
- Final Designs completed February and December 2016

- Project Scope

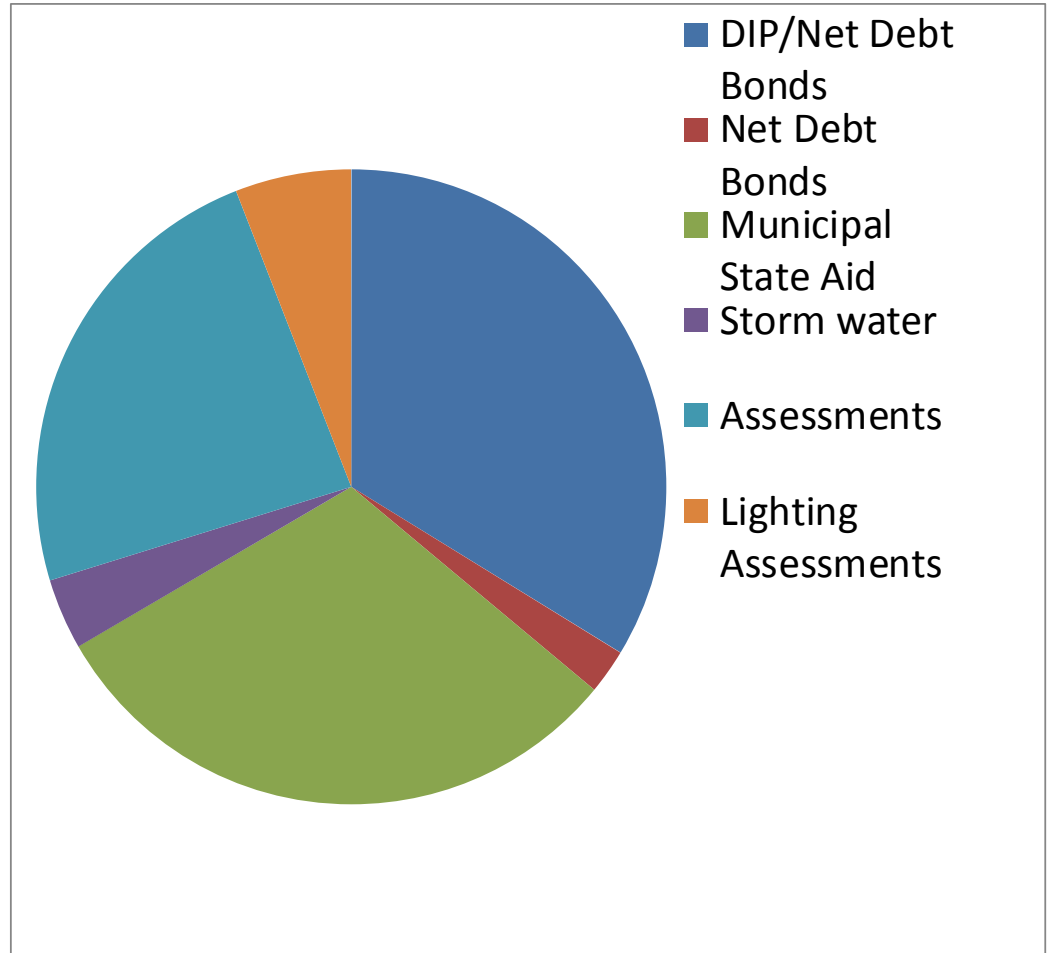
- New sidewalks, New asphalt roadway surface, concrete curb & gutter, storm water inlets, lighting



Funding

- \$4,100,000

- DIP/Net Debt Bonds-\$1.4M
- Net Debt Bonds-\$95K
- Municipal State Aid-\$1.27M
- Storm Water Revenue-\$150K
- Street Assessments-\$988K
- Lighting Assessments-\$247K

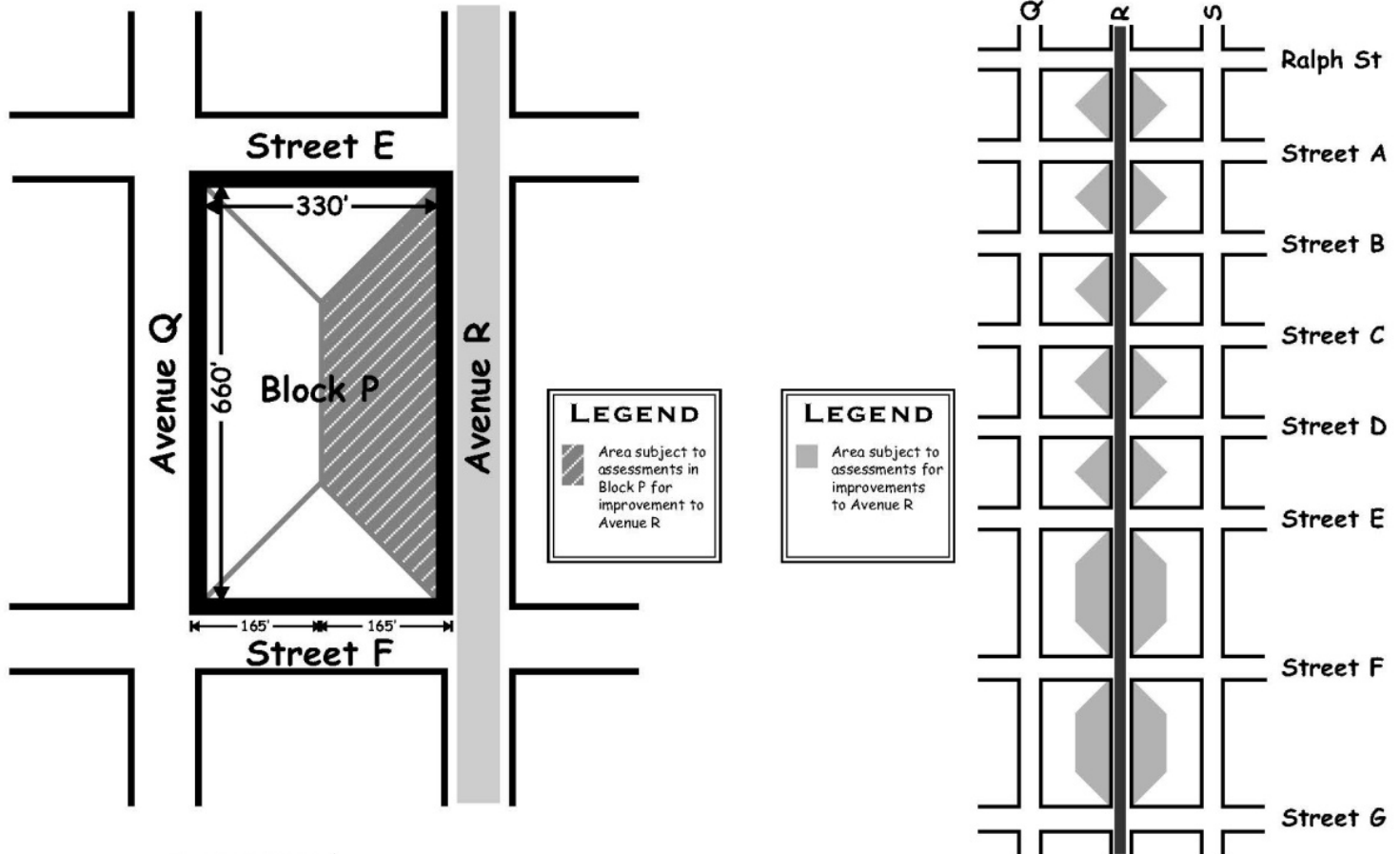


Assessments

- Influence Area Method
- Uniform Reconstruction Assessment Rate 2017 Rate
 - \$2.60 sq. ft non-residential 2017
 - \$0.87 sq. ft residential 2017
- Lighting 100% Assessable
- Assessments based on property area in the influence zone and can be paid over a period of 20 years
- Assessments appear starting on the 2018 property tax statements

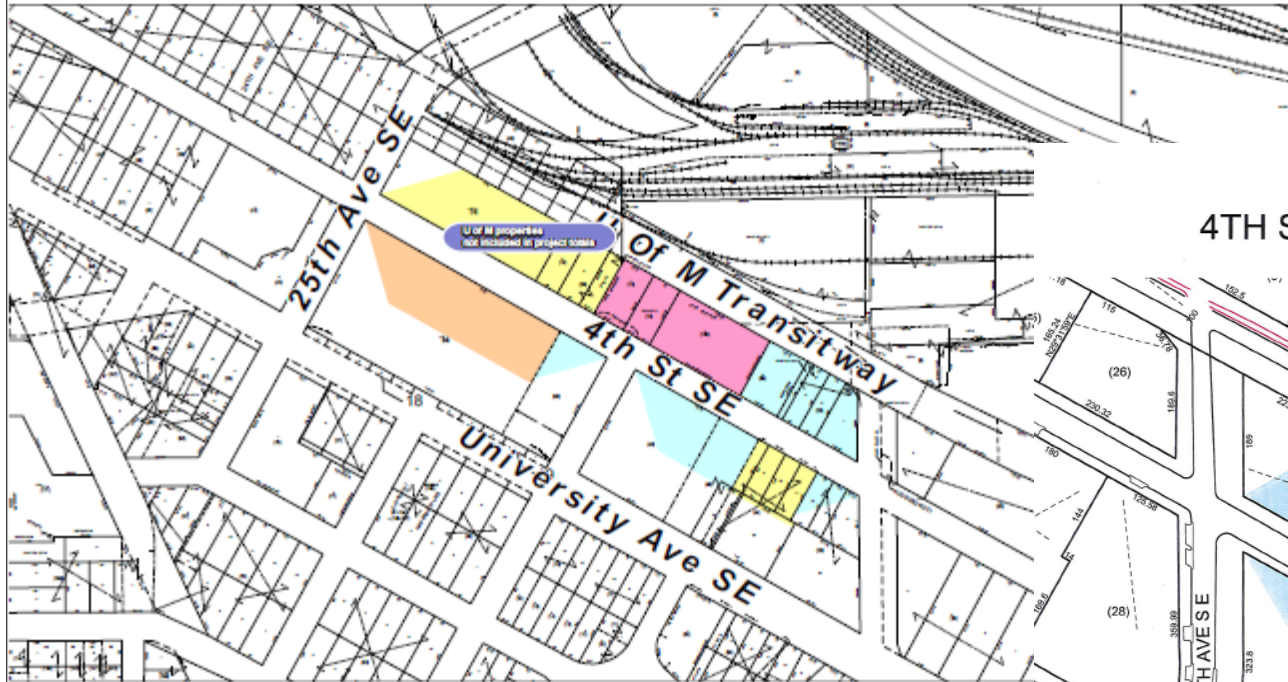


Influence Area



Influence Area

4th St SE (25th Ave SE to 29th Ave SE) Project No. 2286



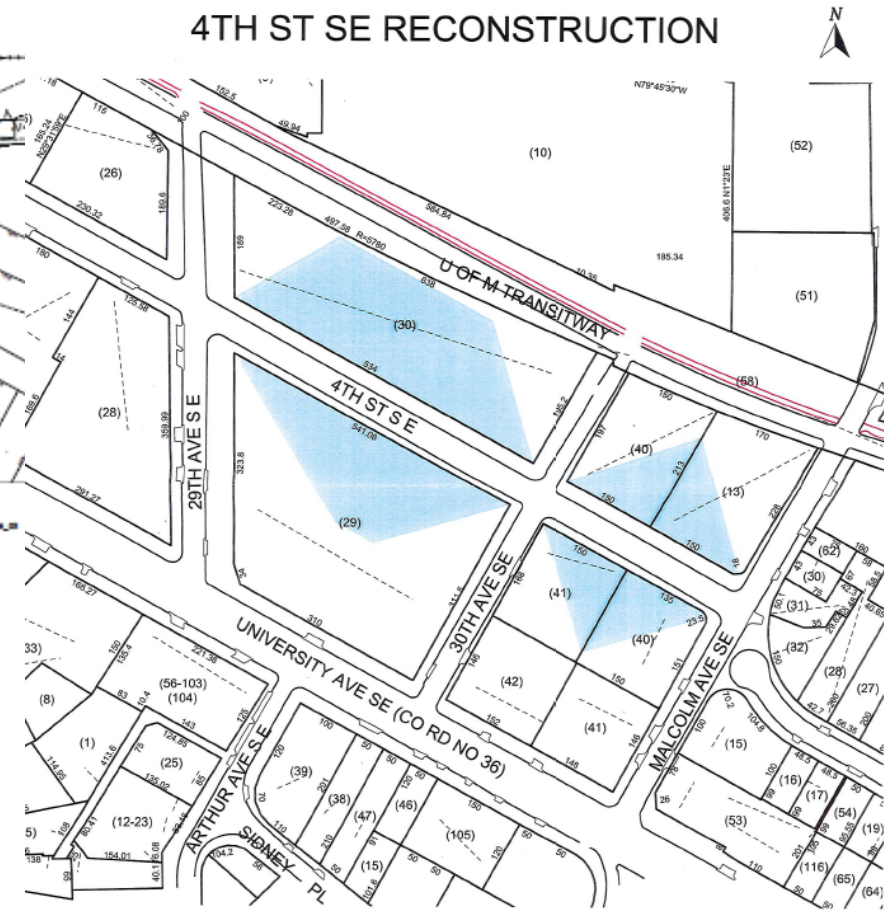
Minneapolis
Public Works

552 CENTRAL AVENUE, SUITE 200
MINNEAPOLIS, MN 55402
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	General Mixed Use
	Non-residential \$2.52 Per Sq. Ft.
	Residential \$0.84 Per Sq. Ft.

Property Data 2014_05

4TH ST SE RECONSTRUCTION



NON-RESIDENTIAL @ \$2.39 PER SQ FT

Next Steps

- Public Hearing at the Transportation and Public Works Committee of the City Council
 - January 17th at 9:30am City Hall Council Chambers
- Construction to be done by a contractor



Questions?



Thank you for attending!

- Contact Information

- Beverly Warmka 612-673-3762

- Beverly.warmka@minneapolismn.gov

- Project Website

- <http://www.minneapolismn.gov/cip/2017/WCMSP-179479>



Construction

- Meeting to be scheduled prior to the start of construction
 - Project to be bid out soon
 - Estimated start May 2017
 - Road to be closed- local access only

