



## Legislation Text

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**File #:** Res. 2016-116, **Version:** 1

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**City Council Meeting Date:** December 6, 2016

**To:** Mayor and City Council  
City Administrator

**From:** Sean Simonson, Engineering Manager  
David Bennett, Public Works Director/City Engineer

Consideration of Resolution Ordering Preparation of Feasibility Report for the 2017 Street Reclamation Project.

**Action Requested:**

The Northfield City Council approves the Resolution ordering the preparation of a feasibility report for the 2017 Street Reclamation Project (STRT2017-A36) and to assess benefited properties for all or a portion of the cost of the improvement.

**Summary Report:**

The approval of the attached resolution (Attachment 1) is the initial step in moving the 2017 Street Reclamation Project (STRT2017-A36) forward. By this resolution, the City Council orders the preparation of a feasibility report which is a necessary step under Chapter 429 of the Minnesota Statutes. Chapter 429 clearly specifies the actions that must be taken to assess property owners for the cost of local improvements. See Attachment 2 for a detailed project process.

The proposed scope of the Reclamation Project includes the following streets along with the installation of sidewalk per the Safe Routes to School Plan (SRTS):

1. Maple Street from Woodley Street to Ninth Street and new sidewalk both sides per (SRTS)
2. Ninth Street from Maple Street to Nevada Street and new sidewalk both sides per (SRTS)
3. Nevada Street from Ninth Street to Seventh Street and new sidewalk both sides per (SRTS)
4. Hillside Court
5. Bunday Court
6. Professional Drive from Woodley Street to TH 3 Frontage Road
7. Marvin Lane from Washington Street to Division Street
8. Sibley View Lane from Jefferson Parkway to Sibley View Court
9. Sibley View Court

The streets listed above are identified in the approved 2016 - 2020 Capital Improvement Plan (CIP), and are currently in the 2017 - 2021 proposed CIP. The proposed reclamation work on the identified streets would improve streets that are currently in very poor condition. The existing utilities in each of these areas are expected to be in good condition and only require minor spot repairs. Attachment 3 provides an overall map of

the proposed street project.

The project reclamation will improve approximately 0.92 miles of street at a total estimated cost of \$501,000.00. This estimate was based on previous reclamation projects undertaken in the City and adjusted for inflation.

Staff is recommending that this project move to the feasibility report phase. The feasibility will be developed on a section-by-section basis and a determination of the final project scope can be made prior to the design phase. This approach allows the Council latitude for further discussions on budget and scope in the next few weeks while allowing the project to remain on schedule.

**Alternative Options:**

The City Council could decide not to move this project forward; however, that action would then allow the existing pavement to continue to deteriorate. Alternatively, the Council could decide to reduce (or increase) the scope of the project which would then be included in the feasibility report. It should be noted that moving this project to construction as well as levying of assessments will require several additional actions by the City Council.

**Financial Impacts:**

The estimated project cost is \$501,000.00, which would be funded via assessments and utility enterprise funds. If the City Council authorizes the preparation of a feasibility study, staff will review the estimated project costs, funding sources, and provide additional detail as part of the acceptance of the feasibility report.

It has been three years since the last benefit appraisal was performed for a reclamation improvement project; therefore, as this project proceeds the City will be getting updated benefit appraisals.

**Tentative Timelines:**

Attachment 2 shows the project process in detail. Minnesota Statutes require several additional follow up approvals prior to actual award of a construction contract. At any time during that process the Council could reduce the scope, delay the project or decide to not move it forward.