

UNAPPROVED MINUTES  
WATKINS CITY COUNCIL  
SPECIAL MEETING  
MONDAY, JUNE 2, 2014

Mayor Loch called the regular meeting to order at 8 p.m. at City Hall.

MEMBERS PRESENT: Mayor Dennis Loch, Jerry Hesse, Sue Unterberger, Jersey Piccerillo. Melody Gertken arrived at 8:05 p.m.

MEMBERS ABSENT: None

Others: City Engineer Kent Louwagie, Public Works Director Steve Geislinger, Clerk Deb Kramer

Purpose of the meeting was to discuss Western Avenue North street improvements and move forward with the assessment process.

A MOTION WAS MADE BY UNTERBERGER TO ADOPT RESOLUTION #2014-13, RESOLUTION ORDERING PREPARATION OF REPORT ON IMPROVEMENT, SECONDED BY HESSE. MOTION CARRIED.

**Resolution Ordering Preparation of Report on Improvement**

WHEREAS, it is proposed to improve Western Avenue between the north line of Fourth Street North and the north line of Luella Street by reconstructing the street and to assess the benefited property for all or a portion of the cost of the improvement, pursuant to Minnesota Statutes, Chapter 429,

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF WATKINS, MINNESOTA:

That the proposed improvement, called Western Avenue Improvements, be referred to the city engineer for study and that that person is instructed to report to the council with all convenient speed advising the council in a preliminary way as to whether the proposed improvement is necessary, cost-effective, and feasible; whether it should best be made as proposed or in connection with some other improvement; the estimated cost of the improvement as recommended; and a description of the methodology used to calculate individual assessments for affected parcels.

Adopted by the council this 2<sup>nd</sup> day of June, 2014.

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Mayor

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City Clerk

Council reviewed the Preliminary Engineering Report for the Western Avenue Improvement Project. The report was prepared to investigate the proposed street and utility improvements along Western Avenue. This would extend along Western Avenue from Fourth Street North (CSAH 2) to Luella Street. Scope of work included spot replacement of the existing storm sewer pipe, spot curb repair in areas of settlement or heaving, spot soil correction and reconstruction of the existing pavement section between existing curbs. The existing water and sewer within the project limits are in good condition. The storm sewer is in generally good condition with the exception of the storm sewer crossing between the catch basins about 200 feet north of Fourth Street. The existing street is in poor condition. There are numerous locations that exhibit settlements, transverse cracks and longitudinal cracks. The north end of Western Avenue, near Luella Street intersection exhibits significant frost heave every winter, due to underlying frost susceptible soils. The concrete curbs were added in 1999 and are in generally good condition. There are a few locations where the curb has settled. There are no sidewalks along this section of street.

Proposed improvements: Sanitary Sewer- The existing sanitary manhole castings within the street will be re-set when the pavement is reconstructed.

Water main- Valve boxes within the street will be adjusted to match the new pavement when the street is reconstructed.

Storm Sewer- The storm sewer pipe crossing between the catch basins 200 feet north of Fourth Street is planned to be replaced with reinforced concrete pipe (RCP). Catch basin castings will be re-set with new curb at this location as well.

Streets- The curbs are generally in good condition so only spot replacement of the curb is planned. This will occur in areas where the curb has settled, around catch basin castings and in areas where the curb has heaved, where soil corrections are planned. The street width will not change nor are any sidewalks planned to be constructed. The existing street will be excavated to a depth of 16-inches between the curbs. Subsurface edge drains are planned to be constructed, which will help drain the new pavement section, prolonging its life and minimizing frost heave. Geotextile fabric is planned to be installed at the bottom of the street excavation to provide stability and separation of the subgrade soils from the aggregate base. With the exception of spot curb repair areas, there will be no impacts to driveways or boulevard turf. Any areas that are disturbed will be restored.

Estimated costs are \$109,900. This includes 10% contingencies costs and 20% for legal, administration and engineering. Kent noted that the city may want to add a catch basin on the north side of Luella Street. The city has already quoted the improvement so it knows that cost of \$83,411.70. The assessment rate to the property owners would be 30%. Estimated cost per foot is \$22. Piccerillo asked if the owners that had curb replaced would be charged more. Kent noted he would have to check the policy on that. He thought it was all included with the street. The average assessment is about \$2,000. Some larger lots are more. The city has a portion within the project limits for the dedicated street.

Kent noted that this project was feasible, cost effective and necessary. If the council proceeds it would need to mail notices to the property owners affected and publish a public hearing notice. The term of assessment and interest rate would be decided at the public hearing. Piccerillo asked if the property owners could stop the assessment process. Kent thought as the governing body the council could still move forward if were opposed.

**A MOTION WAS MADE BY GERTKEN TO ADOPT RESOLUTION #2014-14, RESOLUTION RECEIVING FEASIBILITY REPORT AND CALLING HEARING ON IMROVEMENT, SECONDED BY UNTERBERGER. MOTION CARRIED.**

#### **Resolution Receiving Feasibility Report and Calling Hearing on Improvement**

WHEREAS, pursuant to resolution of the council adopted June 2, 2014, a report has been prepared by the city engineer with reference to the proposed Western Avenue Improvements project, the improvement of Western Avenue between Fourth Street North and Luella Street by reconstructing the street, and this report was received by the council on June 2, 2014, and

WHEREAS, the report provides information regarding whether the proposed improvement is necessary, cost-effective, and feasible; whether it should best be made as proposed or in connection with some other improvement; the estimated cost of the improvement as recommended; and a description of the methodology used to calculate individual assessments for affected parcels.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF WATKINS, MINNESOTA:

1. The council will consider the improvement of such street in accordance with the report and the assessment of abutting property for all or a portion of the cost of the improvement pursuant to Minnesota Statutes, Chapter 429 at an estimated total cost of the

improvement of \$109,900.

2. A public hearing shall be held on such proposed improvement on the 16<sup>th</sup> day of June, 2014, in the council chambers of the city hall at 7:15 p.m. and the clerk shall give mailed and published notice of such hearing and improvement as required by law.

Adopted by the council this 2<sup>nd</sup> day of June, 2014.

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Mayor

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City Clerk

A MOTION WAS MADE BY HESSE TO ADJOURN THE MEETING, SECONDED BY PICCERILLO. MOTION CARRIED.

Adjourned at 8:22 p.m.

Submitted by

Deb Kramer  
Clerk

ATTEST:

Dennis C. Loch  
Mayor