



2022 PAVEMENT REHABILITATION PROJECT

October 8, 2021

RE: Informational meeting – October 27, 2021 at 6:30 p.m.
Proposed 2022 Pavement Rehabilitation Project
City Project No. 22-01

Dear Property Owners:

During the 2022 construction season, the City of White Bear Lake is considering street rehabilitation projects on:

- Carolyn Lane (from C.S.A.H. 96 to End Cul-De-Sac)
- Eugene Street (four segments between Otter Lake Road and Bald Eagle Avenue)
- First Avenue (from C.S.A.H. 96 to Birch Lake Avenue)
- Florence Street (from Carolyn Lane to Bald Eagle Avenue)
- Fourth Avenue (from C.S.A.H. 96 to Birch Lake Avenue)
- Karen Place (from C.S.A.H. 96 to Eugene Street)
- Peggy Lane (from Florence Street to End Cul-De-Sac)
- Second Avenue (from C.S.A.H. 96 to Birch Lake Avenue)
- Third Avenue (from Webber Street to Birch Lake Avenue)
- Webber Street (from Dillon Street to Bald Eagle Avenue)
- Alley between First Avenue and Bald Eagle Avenue, from C.S.A.H. 96 to Eugene Street

The project would be undertaken in the summer of 2022 if approved by the City Council. We are conducting an informational meeting on October 27th to review the project and answer questions.

The informational meeting on **Wednesday, October 27th at 6:30 p.m. in the Council Chambers at City Hall** will provide you with information on the proposed improvements, how they may impact your property, and how street rehabilitation projects are funded and financed in the City. We would like to receive comments regarding the project from residents and will provide further information on construction.

The Street Rehabilitation Program emphasizes resurfacing or reconstructing existing roads that are at the end of their useful life, expensive to maintain and are not providing good service. When streets are rehabilitated, other City-owned infrastructure facilities (alleys, watermains, sanitary sewers and storm sewers) are also examined and improved as necessary. Private utilities in the street right-of-way are also reviewed by the appropriate companies (electric, gas, telephone and cable TV) for maintenance activities which can be coordinated with a pavement rehabilitation project.

The City finances pavement rehabilitation projects with a combination of City funding sources and assessments to property owners. The City assesses approximately one-third of the project cost to benefitted property owners. In 2022 the typical proposed assessments are to be approximately **\$1,300 per 80-ft lot for mill and overlay, \$2,600 per 80-ft lot for total pavement replacement, \$3,300 per 80-foot lot for reconstruction, and \$2,400 per lot for alley reconstruction.** Exact amounts will be available at a later date as staff completes the project feasibility study.

Note: Assessments will be based on the City's assessment policy and are based on actual lot size and location. Commercial and Apartment assessments are also being reviewed. Assessment benefit will be confirmed through a review by an independent property appraiser.

As the City prepares for this project, it is a good opportunity for property owners to evaluate their private driveways and water and sanitary sewer services. If you are experiencing problems with your water or sanitary sewer services, it will be a good time to have them repaired while the streets are under construction. If you think you might have a problem, call us and we will help you evaluate your particular service.

If you have any questions or comments to share, there are several ways to do this:

- Contact our Engineering Department via phone at (651) 429-8531
- Send an email to cvermeersch@whitebearlake.org
- Mail written correspondence to City of White Bear Lake, Engineering Department, 4701 Highway 61, White Bear Lake, MN 55110

Following State Statute 429 and the City's Public Improvement Process, the anticipated project schedule is as follows:

- Accept the Feasibility Report Order the Public Improvement Hearing – January, 2022
- Hold the Public Hearing & Authorize Advertisement for Bids – February, 2022
 - At this meeting, City Council can order the proposed improvements and allow the City to advertise for bids for the project. You will receive formal notice of this public hearing.
- City Council awards the construction contract – April, 2022
- Construction – Approximately May until September.
- Assessment Public Hearing – September 2022
 - At this meeting, City Council can adopt the assessment roll. You will receive formal notice of the public hearing.

The Engineering Department staff are available to answer your questions or meet with you to review any portion of the proposed project. In addition, the information presented at the informational meeting—as well as ongoing project news—will be posted on the City's website for your review (www.whitebearlake.org → click on **"Your Government"** and then **"Engineering"**). Information will be posted as it becomes available so check back frequently.

Sincerely,



Paul Kauppi, P.E.
Public Works Director/City Engineer