

May 2, 2019

Becca Nash
Director
Legislative-Citizen Commission on Minnesota Resources
65 State Office Building
100 Rev. Dr. Martin Luther King Jr. Blvd.
St. Paul, Minnesota 55155

Dear Ms. Nash:

On behalf of our sub-recipient, Carver County, we request that the Legislative-Citizen Commission on Minnesota Resources consider approval of an easement across two parcels purchased with Environment and Natural Resource Trust Fund dollars for Lake Waconia Regional Park. Approval will allow the City of Waconia to install and maintain water and sewer service to the park and a neighborhood to the east. It will replace two existing septic systems at the park with a much more reliable and environmentally safe alternative.

Also, we would like to notify you that Carver County approved the Metropolitan Council's request to reissue a separate, pre-existing utility permit to the Metropolitan Council Environmental Services (MCES) Division. It is proposed that this project will be coordinated with the City of Waconia project and it will update sewer infrastructure located in the Old Highway 5 right-of-way, allowing for maintenance and pipe replacement to meet the growing demands for services in this part of the region.

Two ENRTF parcels: Parcel F (Paul's Property II) and Parcel B (Lakeside Ballroom Property) are affected by the new City of Waconia easement request, while only Parcel B includes both the new easement request and the existing MCES permit.

Parcel F was purchased in 2013 by Carver County for \$3,629,240. The Council awarded the County a \$1,700,000 grant from the 2011 Special Session, Chapter 2, Article 3, Section 2, Subdivision C appropriation, which was comprised of \$1,020,000 from the ENRTF (28%) and \$680,000 in Council bonds. Carver County provided \$1,929,240 in further match from its own funds. The parcel, which was 19.29 acres in size, fronted on Lake Waconia to the north and faced Highway 5 to the south.

Parcel B was purchased in 2008 by Carver County for \$2,530,000. The Council awarded the County a \$1,000,000 grant from ML 2007 Chapter 30 Sec 2 Subd 4 (F), comprised of \$600,000 of ENRTF and \$400,000 of Metropolitan Council bonds. Carver County provided \$1,530,000 in further match from its own funds. The 2.94 acre-parcel fronts Lake Waconia to the north and faces Highway 5 to the south. The portion of the property over which the easement would be placed is north of Old Highway 5.

Lake Waconia Regional Park has a 2017 Council-approved master plan identifying the need for water and utilities in its first phase of development. Additionally, MCES has existing infrastructure in the Old Highway 5 right-of-way. The easement and permit are necessary to ensure permanent access and maintenance to the utilities. The proposed route of the easement is

the most cost-effective option, avoids poor soils, avoids construction near the MCES sewer line, and shortens lateral line extensions to the park buildings.

In exchange for the easement, Carver County is proposing to reimburse the Environment and Natural Resources Trust Fund to the amount of \$27,728, which is the proportionate share as determined by the Minimum Damage Acquisition Reports. This total includes 28% of the total value of Parcel F or \$24,752; and 24% of the total value of Parcel B or \$2,976.

We appreciate the assistance of Legislative-Citizen Commission on Minnesota Resources staff as we worked through this request, and we look forward to presenting it to the Commission at a future meeting.

Sincerely,

 Expired certificate

X Emmett Mullin

Emmett Mullin

Manager

Signed by: emmett.mullin@metc.state.mn.us

Emmett Mullin
Manager, Regional Parks