

Feasibility Report

2026 2nd Avenue South Improvements

Sauk Rapids, Minnesota

SP No. 191-104-008 | SAP No. 191-118-001

SAUKR 176402 | May 12, 2025



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May 12, 2025

RE: 2026 2nd Avenue South Improvements
Feasibility Report
Sauk Rapids, Minnesota
S.P. No. 191-104-008
SAP No. 191-118-001
SEH No. SAUKR 176402 4.00

Honorable Mayor and City Council
c/o Ross Olson, City Administrator
City of Sauk Rapids
250 Summit Avenue North
Sauk Rapids, MN 56379

Dear Mayor and Members of the City Council:

Enclosed is the Feasibility Report for the above referenced improvement. The study includes recommendations, probable costs, and proposed special assessments.

Sincerely,

A handwritten signature in black ink that reads "Scott D. Hedlund".

Scott D. Hedlund, PE
City Engineer
(Lic. MN, LA)

rph/mrb

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Short Elliott Hendrickson Inc., 2351 Connecticut Avenue, Suite 300, Sartell, MN 56377-2485

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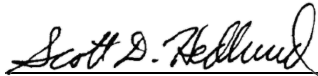
Feasibility Report

2026 2nd Avenue South Improvements
Sauk Rapids, Minnesota

S.P. No. 191-104-008, SAP No. 191-118-001
SEH No. SAUKR 176402

May 12, 2025

I hereby certify that this report was prepared by me or under my direct supervision, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.



Scott D. Hedlund, PE

Date: May 12, 2025 License No.: 40686

Reviewed By: Paul Sandy, PE Date: May 12, 2025

Short Elliott Hendrickson Inc.
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Feasibility Report

2026 2nd Avenue South Improvements

Prepared for City of Sauk Rapids, Minnesota

1 Introduction

This feasibility report has been prepared pursuant the authorization granted by the City Council with the purpose of evaluating proposed public infrastructure improvements within a defined area of the City. The focus of the report is on 2nd Avenue South and various side street connections that need various upgrades to serve the community's traffic, utility and pedestrian needs. The following streets have been identified for inclusion into this improvement project:

- 2nd Avenue South - 10th Street South to Searle Street Northeast
- 9th Street South - Alley between 2nd Avenue South and 3rd Avenue South to South Lincoln Avenue
- 10th Street South - Broadway Avenue South to 2nd Avenue South
- 11th Street South – Broadway Avenue South to 2nd Avenue South
- 12th Street South from Broadway Avenue South to 2nd Avenue South
- 13th Street South from Broadway Avenue South to 2nd Avenue South
- 14th Street South from Broadway Avenue South to 3rd Avenue South

The project area is identified in **Figure No. 1**.

The proposed improvements are comprehensive in nature and are intended to upgrade both surface and sub-surface infrastructure systems. Planned upgrades include the full reconstruction and resurfacing of deteriorated streets and sidewalks, sidewalk extensions, replacement and rehabilitation of the sanitary sewer system including cured-in-place pipe (CIPP) lining rehabilitation where appropriate, upgrades to stormwater management and treatment systems, replacement of watermains, and placement of new street lighting infrastructure. Furthermore, to improve traffic flow and safety at a key intersection within the project limits, a mini roundabout is being proposed at the intersection of 2nd Avenue South and 14th Street South.

Figures provide visual representations of the proposed improvements, outlining specific design elements and locations for improvements.

This report includes preliminary design recommendations and itemized cost opinions for each component of the proposed work. The recommendations presented herein are informed by initial field investigations, coordination with City Staff, and discussions with the Public Works working group. The findings form the foundation for further design and decision-making as the project progresses through subsequent project development stages.

2 Feasibility and Recommendations

The project, as presented in this report, is both cost-effective and feasible from an engineering standpoint. The estimated project costs are presented to assist the City in deciding the feasibility of the project from a monetary standpoint. The improvements are necessary to replace deteriorating street and utility infrastructure, address maintenance issues, improve drainage, address Americans with Disabilities Act (ADA) sidewalk deficiencies, and improve safety.

Based on the information presented in this report, we make the following recommendations:

- Construct street, utility, drainage, and lighting improvements as recommended herein.
- Easements should be dedicated or retained as determined by the final project design.
- Soil borings should be taken throughout project limits to determine subsurface conditions, such as the presence of high bedrock, soil types, and water table elevations. Final design would be subject to results of the geotechnical evaluation.
- Conduct sanitary sewer televising and manhole inspections to determine the appropriate rehabilitation methods. Final design of the sanitary sewer would be subject to the televising and inspection results.
- Conduct storm sewer televising and storm structure inspections where applicable to determine the condition and extent of any rehabilitation needed to the mainline storm sewer – if any.
- City Utilities Staff should inspect drinking water system valves and appurtenances in the project area that are currently planned to remain. Final design of the water system rehabilitation would be subject to the inspection results.
- Consider levying special assessments to reduce the City’s overall cost share associated with the proposed improvements.
- City Staff should continue coordination efforts with Xcel Energy to relocate overhead power along the 2nd Avenue South corridor to allow for street lighting improvements.
- Conduct a Traffic Evaluation to provide agency staff justification for the implementation of the mini roundabout at the intersection of 2nd Avenue South and 14th Street South. The study and subsequent design would include coordination with the Minnesota Department of Transportation (MnDOT) State Aid/Federal Aid staff. Implementation and final design would be subject to the study results.

3 Existing Conditions

3.1 Streets

The bituminous pavement along 2nd Avenue South, which functions as a major collector roadway within the City’s transportation network, is currently in poor condition and has exceeded its expected service life. Across the entire proposed project area, visual inspections reveal widespread signs of pavement deterioration, including extensive cracking and curb segments that are degraded or failing. Additionally, the area suffers from insufficient drainage infrastructure, which contributes to surface wear and impacts long-term roadway stability. This corridor plays a key role as a multijurisdictional, multimodal route, linking the downtown districts of Sauk Rapids and St. Cloud, and includes an existing pedestrian connection via the sidewalk along the west side of 2nd Avenue South.

Based on the City's historical maintenance records, the roadways within project limits have not undergone significant rehabilitation or reconstruction in over 40 years, underscoring the need for improvements. In recent years, the City has received numerous public complaints highlighting concerns about high vehicle speeds and requesting the implementation of traffic calming measures. Recommendations for addressing these issues through design and infrastructure improvements are detailed in later sections of this report.

3.1.1 2nd Avenue South

2nd Avenue South is a 40-foot-wide residential street that functions as a major collector route in the City of Sauk Rapids. The street is bordered by residential homes and features a 5-foot-wide sidewalk on the west side, separated from the roadway by a 9-foot grass boulevard. Existing lighting on 2nd Avenue South is co-located on the power line poles at street intersections. While there have been some minor improvement projects over the past two decades, the pavement and curbs have largely gone without significant improvements. As a result of aging and repeated freeze-thaw cycles, the asphalt surface now exhibits widespread longitudinal, transverse, block, and fatigue cracking. Overall, the pavement along this section of 2nd Avenue South is in poor condition and requires full replacement.

3.1.2 9th Street South, 10th Street South, 11th Street South, 12th Street South, 13th Street South, 14th Street South

Side street connections to 2nd Avenue South exhibit varying street widths as identified below:

- 9th Street South, 10th Street South, and 13th Street South - 30-foot-wide face-to-face
- 11th Street South and 12th Street South - 36-foot-wide face-to-face
- 14th Street South - 38-foot-wide face-to-face

Each of these streets are located in residential areas and serve as a primary means for Sauk Rapids constituents to access their homes and connect to other local or collector streets. Fourteenth Street South also functions as the main public access route to the Benton County Fairgrounds and Sports Arena East. While the side streets are lined with residential properties, they lack pedestrian infrastructure and offer limited support for multi-modal transportation. The street surfaces and curbs have not been updated in many years. As a result of aging and repeated freeze-thaw cycles, the pavements exhibit widespread longitudinal, transverse, block, and fatigue cracking. The condition of the pavement throughout the project area has deteriorated significantly and now requires full replacement.

3.2 Storm Sewer

The storm sewer system along 2nd Avenue South primarily manages surface stormwater runoff, which flows via curb and gutter to key intersections at 10th Street South, 12th Street South, and 13th Street South, where it enters catch basins and storm sewer interceptor mains running primarily east and west. A localized parallel storm sewer system exists near the 12th Street South intersection, where an 8-inch diameter PVC storm line diverts runoff southward to this intersection.

One of the City's major stormwater interceptors, a 60-inch diameter reinforced concrete pipe (RCP), runs east to west along 10th Street South at the north end of 2nd Avenue South. This pipe serves the stormwater needs of the 2024 street improvements project, capturing flow from industrial zones east of the railroad tracks and residential areas west of 2nd Avenue South, ultimately discharging into the Mississippi River.

The 12th Street South storm sewer network includes a 15-inch diameter RCP that starts in the alley between Broadway Avenue South and 2nd Avenue South, passing east through 2nd Avenue South. It continues along 12th Street South before turning south down 3rd Avenue South. This system connects into a 21-inch diameter storm sewer main on 13th Street South, detailed further below.

Along 13th Street South, the storm system consists of a 21-inch diameter RCP extending west through the 2nd Avenue South intersection. It originates at 3rd Avenue South and 13th Street South, collecting runoff from the 3rd Avenue South residential area, including the Benton County Fairgrounds vicinity, and discharges to the Mississippi River after passing west of 2nd Avenue South.

At the 2nd Avenue South and Searle Street intersection, surface stormwater travels north along the curbs toward 13th Street South, with a drainage breakpoint at the southern boundary of the City where remaining runoff enters the City of St. Cloud's system.

At the intersection of 9th Street South and 3rd Avenue South, surface stormwater from adjacent streets is collected into catch basins at the intersection and diverted into an existing 15-inch diameter RCP storm sewer traversing south down 3rd Avenue South to its final discharge point into the 60-inch diameter RCP at the intersection of 10th Street South and 3rd Avenue South.

3.3 Water Main

The drinking water infrastructure within the project area is composed of both ductile iron pipe (DIP) and cast-iron pipe (CIP), a result of various system improvements over time and efforts to replace aging CIP with more durable DIP. A combination of 4-inch and 8-inch diameter cast iron and ductile iron watermains is present throughout the area. Much of this infrastructure is considered undersized by current standards for municipal water systems, particularly in relation to fire flow requirements. Most of the existing water infrastructure has not been upgraded in over 50 years and is nearing or beyond its intended service life.

Along 2nd Avenue South, the watermain consists primarily of a 4-inch diameter CIP line that spans nearly the entire project area, extending from 10th Avenue South to 14th Avenue South.

In contrast, 12th Street South contains an 8-inch diameter DIP watermain that continues both within and beyond the project boundaries.

Water service lines in the area are made from various materials; however, similar to other older areas of the City, many services are suspected to include galvanized pipes with lead goosenecks. These potential hazards are identified in Figure 5, which lists 27 suspected galvanized and lead service lines along the 2nd Avenue South corridor. Additional discussion on this issue is provided in later sections of the report, noting that City Staff have recently applied for funding from the Minnesota Department of Health (MDH) under the Lead Service Line (LSL) Replacement Program.

3.4 Sanitary Sewer

The existing sanitary sewer system is over 50 years old consisting of 8-inch and 10-inch diameter vitrified clay pipe (VCP). In general, the sanitary sewer mainline runs in the alley between 2nd Avenue South and Broadway Avenue South.

From 9th Avenue South to 11th Avenue South, the sanitary sewer mainline flows north in the alley between 2nd Avenue South and Broadway Avenue South from a manhole just north of 11th Street South to the intersection of the alley with 9th Street South.

From 11th Street South to 13th Street South, the sanitary sewer mainline flows south in the alley between 2nd Avenue South and Broadway Street South from a manhole just south of 11th Street South to 13th Street South, where it discharges into the sanitary sewer mainline running east and west within 13th Street South.

From 13th Street South to Searle Street, the sanitary sewer mainline flows north in the alley between 2nd Avenue South and Broadway Street South from a manhole just north of Searle Street to 13th Street South, where it discharges into the sanitary sewer mainline running east and west within 13th Street South.

At the intersection of 9th Street South and 3rd Avenue North, the sanitary sewer mainline within 3rd Avenue South flows north to the intersection of 9th Street South, then traverses west to a manhole and sanitary sewer mainline in the alley between 2nd Avenue South and 3rd Avenue South, where the sanitary sewer mainline flows north out of the project limits.

4 Project Improvements

4.1 Street

The proposed street improvements and pavement sections described in the following paragraphs of this report are shown in Figures 2 and 4.

4.1.1 2nd Avenue South

2nd Avenue South is classified as a Municipal State Aid (MSA) route, signifying its importance in the regional transportation network and its eligibility for state aid and federal funding. As part of the proposed infrastructure upgrades, the roadway will be fully reconstructed into a 38-foot-wide, face-to-face urban design complying with current State Aid design standards, including a 6-foot-wide concrete sidewalk with 9.33-foot-wide turf boulevard. The west leg of 2nd Avenue South as you approach Searle Street is proposed to be constructed to a 21-foot-wide face-to-face surface width including a 6-foot-wide concrete walk with 5-foot-wide turf boulevard, as this leg of 2nd Avenue South would be converted to a southbound, one-way street. This reconstruction effort is driven by both functional needs and public input, as numerous residents and local stakeholders have voiced concerns about excessive vehicle speeds along the corridor. These concerns have highlighted the need for integration of speed management strategies as part of the design.

A notable element of the project includes a reduction in the overall width of 2nd Avenue South. 2nd Avenue South will be approximately two feet narrower than the existing roadway. Despite the reduced width, the new design will still accommodate two 11-foot travel lanes, providing sufficient space for vehicular traffic, as well as 8-foot-wide parking lanes on one or both sides of the majority of the street. This modest narrowing of the roadway is intended to have a traffic-calming effect, encouraging lower driving speeds while still supporting parking and traffic needs.

To further enhance traffic safety and reduce vehicle speeds, a mini roundabout is proposed at the intersection of 2nd Avenue South and 14th Street South. This roundabout is intended not only to manage intersection traffic flow more efficiently, but also to serve as an additional speed control measure, contributing to a safer driving environment.

The proposed structural design for the roadway includes a reconstructed pavement typical section like streets with similar functional classification and traffic volumes. This structural section on the mainline 2nd Avenue South is anticipated to consist of 13-inches of Class 5 aggregate base, overlaid with 4 inches of bituminous asphalt. The structural section at the west leg of 2nd Avenue South is anticipated to consist of 8-inches of Class 5 aggregate base, overlaid with 3.5-inches of bituminous asphalt. The structural section at the proposed mini roundabout area at the intersection of 2nd Avenue South and 14th Street South is anticipated to consist of 12-inches of Class 5 aggregate base, overlaid with 5-inches of bituminous asphalt. It is anticipated, based on previous projects in the area, that variable depth subgrade excavation and backfilling with Class 5 aggregate base may be needed in areas with unsuitable subgrade materials. However, final pavement design will be refined based on the results of forthcoming geotechnical investigations, which will assess the specific subsurface conditions in the project area. The typical section for 2nd Avenue South will include the incorporation of B618 curb and gutter, along with a variable slope turf grass boulevard behind the curb.

Beyond the pavement itself, the overall improvements to 2nd Avenue South aim to modernize the corridor in several key areas. These include significantly improved pavement quality, upgraded drainage infrastructure, the addition of ADA-compliant pedestrian facilities, enhanced corridor lighting for safety, and improved aesthetics and functionality. Collectively, these elements will reinforce 2nd Avenue South's role as a vital multimodal connector between the downtown districts of Sauk Rapids and St. Cloud.

As part of the pedestrian improvements, a reconstructed sidewalk is proposed along the west side of the corridor. This sidewalk will be separated from the roadway by a turf boulevard, which will include new boulevard trees to provide shade, visual appeal, and a buffer from vehicle traffic, all contributing to a safer and more pleasant walking experience.

4.1.2 Side Streets (9th, 10th, 11th, 12th, 13th, and 14th Streets South)

The adjacent street construction associated with the 2nd Avenue South corridor includes improvements to 9th through 14th Streets South and will feature the following design elements:

- 9th Street South: 30-foot-wide street (face-to-face) with a 5-foot concrete sidewalk north of the curb and a variable-width turf boulevard.
- 10th Street South: 30-foot-wide street with turf boulevards.
- 11th Street South: 36-foot-wide street with turf boulevards.
- 12th Street South: 36-foot-wide street with a 5-foot concrete sidewalk north of the curb and a variable-width turf boulevard.
- 13th Street South: 30-foot-wide street with turf boulevards.
- 14th Street South: 32-foot-wide street with a turf boulevard on the north side; on the south side, a 5-foot concrete sidewalk directly behind the curb (west of 2nd Avenue South) and a 6-foot sidewalk with a 4-foot turf boulevard (east of 2nd Avenue South).

Pavement Structure:

- 9th Street South Resurfacing (east of 3rd Avenue South): Removal of existing pavement and excess base, replaced with 4.5 inches of bituminous asphalt.
- Full Reconstruction (10th – 14th Streets South and 9th Street South): 8 inches of Class 5 aggregate base with 3.5 inches of bituminous asphalt.

Refer to Figure 4 for detailed typical section drawings.

4.2 Street Lighting

The proposed improvements to 2nd Avenue South contain street lighting elements, substantially similar to the poles and fixtures utilized on the 2024 2nd Avenue South project segment between Benton Drive and 10th Street South. It is planned to install approximately 4 lighting units per block.

4.3 Storm Sewer

The proposed storm sewer improvements are illustrated in Figure 3. New infrastructure—including RCP pipe, precast concrete catch basins, underground (treatment) chamber systems, and manholes—will be installed along 2nd Avenue South and 9th Street South to meet State Aid and MS4 requirements. Key improvements include:

- 2nd Avenue South from 10th to 11th Street South: Catch basins at 10th Street South will be replaced, with new ones added at 11th Street South. These will be linked by a mainline storm sewer along the west curb line in 2nd Avenue South, flowing north to the 60-inch storm sewer in 10th Street South.
- 2nd Avenue South and 12th Street South Intersection: New catch basins are planned north and south of this intersection. Stormwater treatment will include an underground storage chamber for sedimentation, rate, and volume control. Final chamber design will follow geotechnical investigations. Runoff from 12th Street South (west of 2nd Avenue South) will be collected via catch basins and directed east into the 15-inch storm sewer flowing to 3rd Avenue South, then south to the 21-inch mainline in 13th Street South.
- 2nd Avenue South from 13th to 14th Street South Mini-Roundabout: Catch basins will be replaced at 13th Street South. Runoff from the mini-roundabout at 14th Street South will be conveyed north via a second chamber system and discharged into the 21-inch mainline at 13th Street South. About five catch basins are expected at the roundabout.
- 2nd Avenue South from 14th Street South to Searle Street: Catch basins and mainline sewer will be installed on both legs of 2nd Avenue South, draining north through the roundabout and chamber system to the 21-inch sewer at 13th Street South.
- 9th Street South & 3rd Avenue South Intersection: Catch basins and leads will be replaced, connecting to the 15-inch storm sewer in 3rd Avenue South, which discharges into the 60-inch system at 10th Street South.

4.4 Sanitary Sewer

The proposed sanitary sewer improvements are shown in Figure 3. The proposed sanitary improvements within the project limits include the following:

- Intersection of 3rd Avenue South and 9th Street South – Replacement in-kind of the existing VCP sanitary sewer and manholes with new polyvinyl chloride (PVC) pipe and precast manhole structures traversing from the intersection of 3rd Avenue South and 10th Street south easterly to the alley between 2nd Avenue South and 3rd Avenue South.
- Sanitary Sewer Crossings at 10th Street South, 12th Street South, 13th Street South, and 14th Street South - Replacement in-kind of the existing VCP sanitary sewer and manholes with new polyvinyl chloride (PVC) pipe and precast manhole structures at the sanitary sewer mainline intersection with the above streets. This includes replacement of the manhole structure and stubbing out new PVC pipe out of the roadway surface and into the adjacent alleys.
- 13th Street South Sanitary Sewer - Replacement in-kind of the existing VCP sanitary sewer and manholes with new polyvinyl chloride (PVC) pipe and precast manhole structures from 2nd Avenue South (east side of the intersection outside of the improvement area) and west to Broadway Avenue South.
- Sanitary Sewer Mainline and Services in Alley between Broadway Avenue South and 2nd Avenue South from 9th Street South to Searle Street – Construction of cured in Place Pipe (CIPP) lining within existing VCP sanitary sewer mainlines and services. CIPP lining is a trenchless method of construction for repairing damaged pipe infrastructure and includes inserting a flexible liner impregnated with resin into the existing pipe, inflated, and then cured in place. This process creates a new, seamless, and durable pipe within the old one.

Sewer services will be constructed from the sewer main to the property line in all areas where the sanitary sewer main is being open cut replaced or rehabilitated through trenchless methods.

4.5 Watermain

The proposed water main improvements are illustrated in Figure 3. Planned upgrades within the project area include:

- 2nd Avenue South from 10th Street South to 14th Street South: Replacement of the existing undersized 4-inch cast iron pipe (CIP) with a new 8-inch ductile iron pipe (DIP) water main.
- 9th Street South: Replacement of the existing 8-inch water main from the alley between 2nd and 3rd Avenues South to 3rd Avenue South.
- 11th Street South: Installation of a new 8-inch DIP water main between Broadway Avenue South and 2nd Avenue South to enhance system looping and improve water quality.
- 14th Street South: Replacement of the existing water main from Broadway Avenue South to 2nd Avenue South with a new 8-inch DIP main.
- 2nd Avenue South from 14th Street South to Searle Street: Installation of new 8-inch DIP mains on both east and west legs of 2nd Avenue South. Water services will be stubbed to adjacent properties, allowing for future connections. A valve and meter vault will interconnect this segment with the St. Cloud water system at Searle Street Northeast for emergency supply.

Water services will be extended from the main to within 10 feet of the property line in all areas where watermains are replaced. Services to residential properties will be 1-inch copper tubing terminating at a new curb stop and box near the property line.

As part of this project, any existing water services with lead or galvanized components from the curb stop to the home are proposed for replacement. The City has applied for grant funding through the Minnesota Department of Health's Lead Service Line Replacement (LSLR) Program. Replacement beyond the property line will depend on grant approval and consent from individual property owners, and be constructed under a different project.

5 Opinion of Probable Cost

Itemized breakdowns of probable cost are presented in the Appendix. The breakdowns are presented to provide insight into the cost of various items for the total project. Total project costs are summarized in the Table below.

Table 5-1 – Summary of Costs

Item	Total Project
Construction	\$4,633,394.50
Contingency	\$463,339.45
Engineering	\$1,158,348.63
Legal, Administrative, Financing, Geotechnical & Testing	\$139,001.84
Right of Way	\$50,000.00
Overhead Power Conversion	\$100,000.00
Total	\$6,544,084.41

6 Financial Considerations

The proposed project presented is a street and utility reconstruction. The City received a federal transportation grant through the St Cloud Area Planning Organization for construction along 2nd Avenue South. In addition, 2nd Avenue South and 9th Street South are State Aid routes, so State Aid Funds may be utilized for street related costs. Generally, these types of improvements are partially financed through special assessments to benefiting properties in the project area. The City must ultimately decide the method of financing and the time when City fees and charges will be collected.

The following breakdowns are provided to assist the City in determining what portion of the total project cost the City may be responsible for. These figures are estimates and final figures would be determined by City staff at the completion of the project.

6.1 Street

In conformance with the current City assessment policy for street reconstruction and resurfacing, it is assumed all lots adjacent to the roadway being reconstructed will be assessed at a rate of 25 percent of the street cost. Single family residential lot assessments are based on the cost up to a typical 32-foot-wide street in areas where wider streets are present, whereas assessment on all other properties are based on the actual street width.

The street costs for 2nd Avenue South and 9th Street South are eligible for Federal and or State Aid funding. Any costs over the assessed and State Aid or Federal Aid amounts are assumed to be a City cost. For reference, Federal Aid funds are capped at \$1,400,000. The City can apply these funds to State Aid Eligible construction items along 2nd Avenue South. Remaining eligible items for this project can be covered with State Aid funds.

Table 6-1 – Street Costs

Item	2 nd Ave S	9 th St S Reconstruction	9 th St S Resurfacing	Side Streets	Totals
Total Street Cost	\$1,669,406.70	\$251,703.58	\$48,289.79	\$881,849.88	\$2,851,249.95
Estimated Special Assessments	\$287,688.80	\$8,950.00	\$1,237.10	\$49,699.00	\$347,574.90
Special Assessment Rate: 30-32 ft Equivalent Street (\$/LF)	\$71.60	\$71.60	\$13.90	\$71.60	
Estimated State Aid/Federal Aid*	\$1,622,915.25	\$246,231.77	\$47,240.01	\$0.00	\$1,916,387.03
Estimated City Cost	(\$241,197.35)	(\$3,478.18)	(\$187.32)	\$832,150.88	\$587,288.03

*Federal Aid Cap of \$1,400,000

6.2 Lighting

Street lighting is proposed only for the 2nd Avenue South corridor between 10th Street South and Searle Street Northeast. Current City policy is to not assess for street lighting on reconstruction projects outside of the downtown commercial area. Lighting costs are assumed eligible for State Aid or Federal Aid funds.

Table 6-2 – Lighting Costs

Item	2 nd Ave S	Side Streets	Totals
Total Lighting Costs	\$407,914.20	\$0.00	\$407,914.20
Estimated Special Assessments	\$0.00	\$0.00	\$0.00
Estimated State Aid/Federal Aid*	\$399,046.50	\$0.00	\$399,046.50
Estimated City Cost	\$8,867.70	\$0.00	\$8,867.70

*Federal Aid Cap of \$1,400,000

6.3 Storm Sewer

Current City drainage assessment policy for reconstructed storm sewer infrastructure is \$0.22 per square foot (SF) of property. For properties included in the storm sewer assessment area, the entire parcel will be assessed for the storm sewer improvements. It is assumed that up to 80 percent of storm sewer costs on 2nd Avenue South and 9th Street South are State Aid or Federal Aid fund eligible.

Table 6-3 – Storm Sewer Costs

Item	2 nd Ave S	9 th St S Reconstruction	9 th St S Resurfacing	Side Streets	Totals
Total Storm Sewer Cost	\$1,045,855.08	\$43,972.32	\$0.00	\$52,288.20	\$1,142,115.60
Estimated Special Assessments	\$123,068.76	\$4,247.58	\$2,727.34	\$26,477.14	\$156,520.83
Special Assessment Rate: Storm Sewer (\$/SF)	\$0.22	\$0.22	\$0.22	\$0.22	
Estimated State Aid/Federal Aid*	\$941,388.58	\$36,006.32	\$0.00		\$977,394.90
Estimated City Cost	(\$18,602.26)	\$3,718.42	(\$2,727.34)	\$25,811.06	\$8,199.87

*Federal Aid Cap of \$1,400,000

6.4 Sanitary Sewer

Current City policy is to not assess for replacement of sanitary sewer mains or services. The City is assumed responsible for all of the sanitary sewer costs for this project.

Table 6-4 – Sanitary Sewer Costs

Item	Local	Totals
Total Sanitary Sewer Cost	\$966,470.58	\$966,470.58
Estimated Special Assessments	\$0.00	\$0.00
Estimated City Cost	\$966,470.58	\$966,470.58

6.5 Water Main

Current City policy is to not assess water mains or service replacements. In the footnote of the following table, it identifies a line for Grant Funding, as the City recently applied to the Minnesota Department of Health (MDH) Lead Service Line Replacement (LSLR) Program for a grant to replace water services from the watermain to the curb stop. Aside from the anticipated lead service replacement grant, the City is assumed responsible for the remainder of the water main costs for this project.

Table 6-5 – Water Main Costs

Item	Local	Totals
Total Water Main Cost	\$1,176,334.08	\$1,176,334.08
Estimated Special Assessments	\$0.00	\$0.00
Estimated City Watermain Cost	\$1,176,334.08	\$1,176,334.08
*LSLR Grant for Replacement of Lead or Galvanized Water Service from Mainline to Curb Stop Estimated at \$120,970.80		

7 Financial Summary

In Summary, the totals are as follows:

Table 7-1 – Financial Summary

Item	2 nd Ave S	9 th St S Reconstruction	9 th St S Resurfacing	Side Streets	Totals
Total Project Cost	\$3,123,175.98	\$295,675.90	\$48,289.79	\$3,076,942.74	\$6,544,084.41
Estimated Special Assessments	\$410,757.56	\$13,197.58	\$3,964.44	\$76,176.14	\$504,095.73
Estimated State Aid/Federal Aid*	\$2,963,350.33	\$282,238.09	\$47,240.01	\$0.00	\$3,292,828.43
Estimated City Cost	(\$250,931.91)	\$240.23	(\$2,914.67)	\$3,000,766.60	\$2,747,160.25
*Federal Aid Cap of \$1,400,000					
*LSLR Grant for Replacement of Lead or Galvanized Water Service from Mainline to Curb Stop Estimated at \$120,970.80					

Figures

Figure 1 – Project Location

Figure 2 – Street Improvements

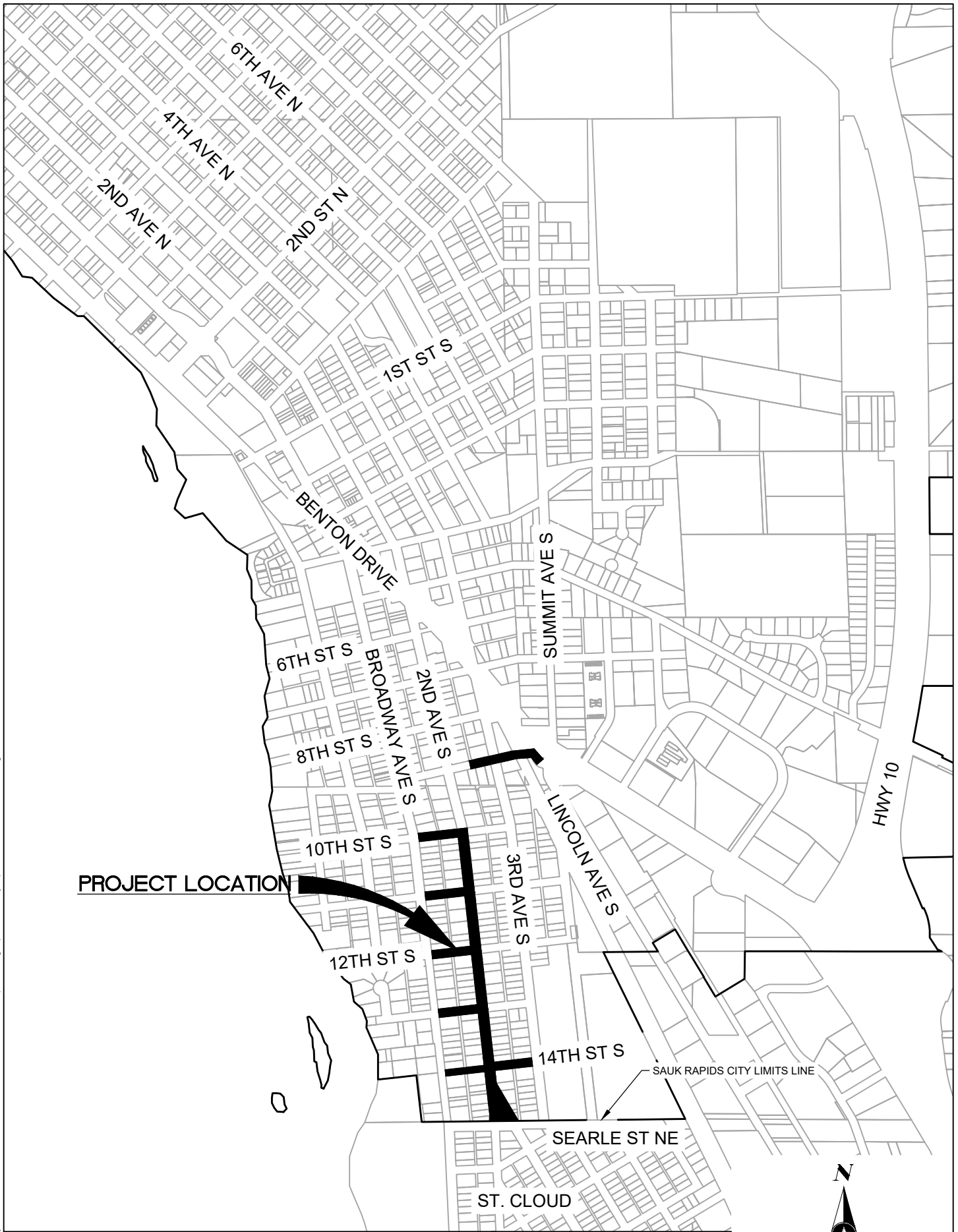
Figure 3 – Sanitary Sewer, Storm Sewer & Watermain

Figure 4 – Typical Sections

Figure 5 – Site Plan / Construction Limits

Figure 6 – Preliminary Assessment Worksheet Map

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PROJECT LOCATION

SAUK RAPIDS CITY LIMITS LINE

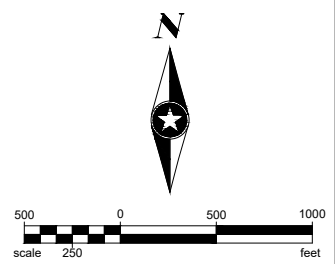


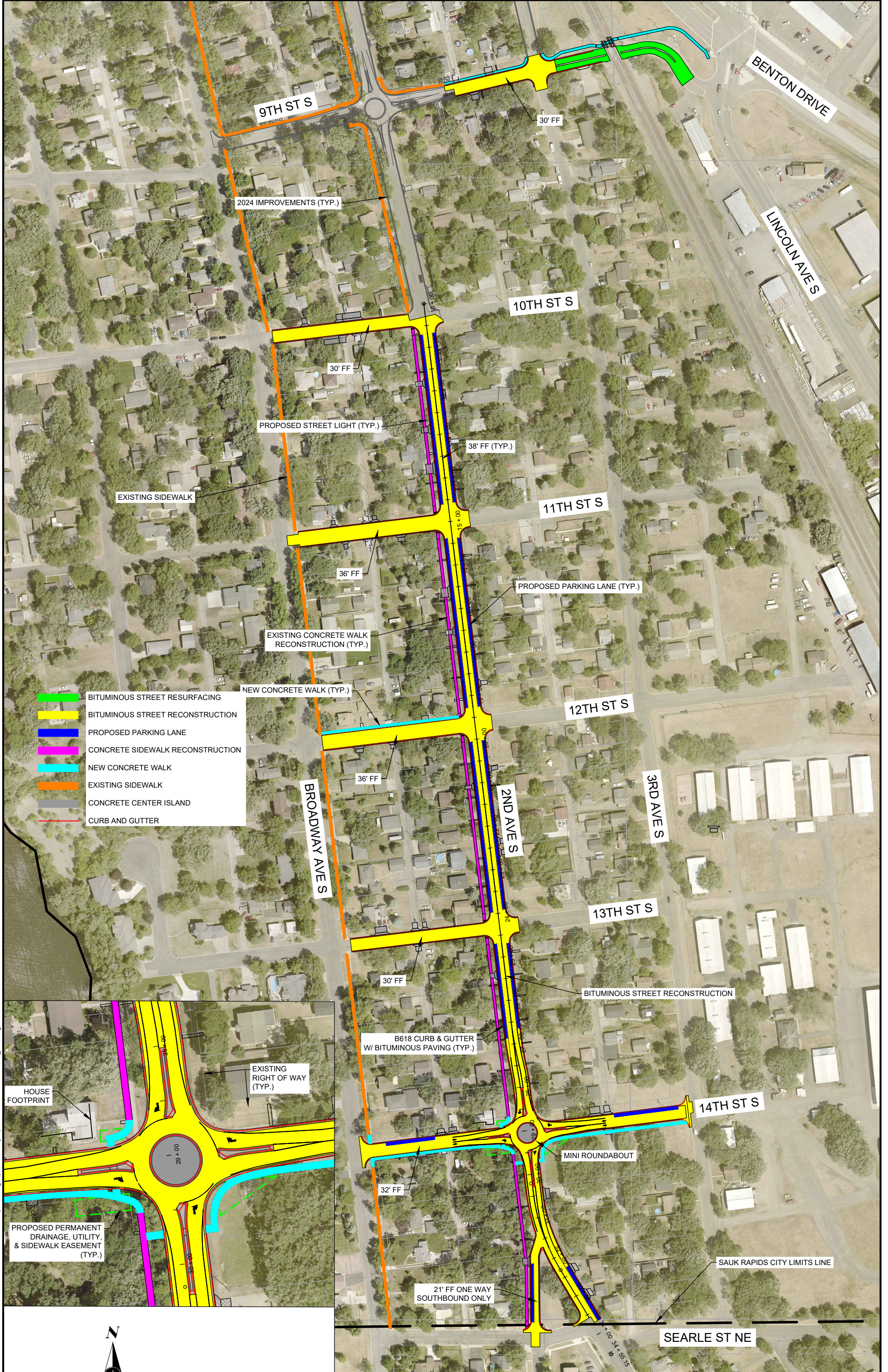
PROJECT NO.
SAUKR 176402

DATE:
04/22/25

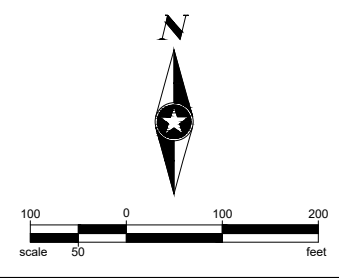
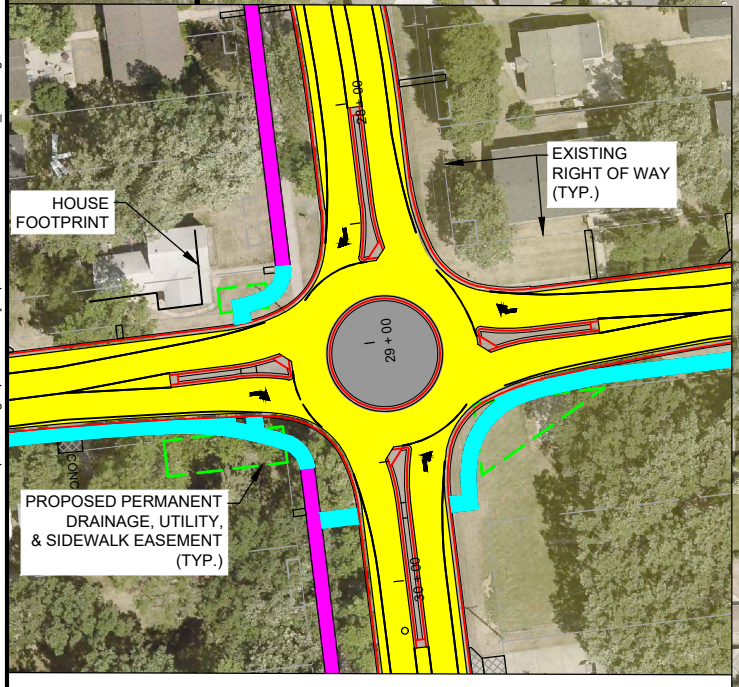
**2026 2ND AVE S IMPROVEMENTS
PROJECT LOCATION MAP
SAUK RAPIDS, MINNESOTA**


FIGURE
NO. 1





- █ BITUMINOUS STREET RESURFACING
- █ BITUMINOUS STREET RECONSTRUCTION
- █ PROPOSED PARKING LANE
- █ CONCRETE SIDEWALK RECONSTRUCTION
- █ NEW CONCRETE WALK
- █ EXISTING SIDEWALK
- █ CONCRETE CENTER ISLAND
- █ CURB AND GUTTER




PROJECT NO.
 SAUKR 176402
DATE:
 04/22/25



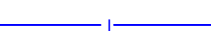


2026 2ND AVE S IMPROVEMENTS
STREET
SAUK RAPIDS, MINNESOTA

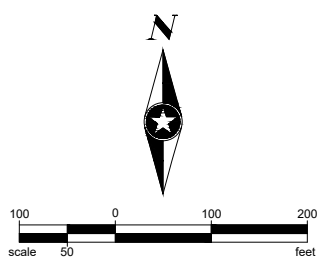
FIGURE
NO. 2


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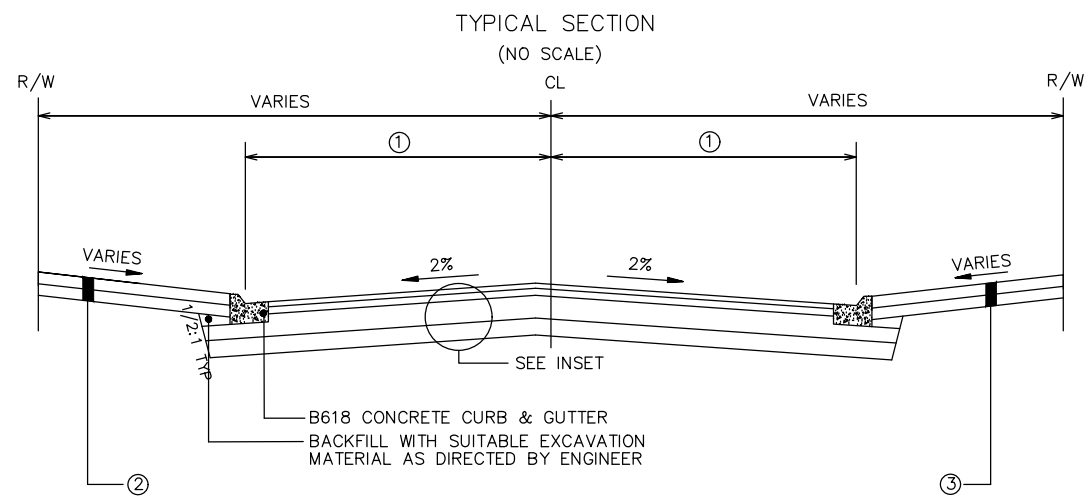


-  PROPOSED PVC SANITARY SEWER
-  PROPOSED VCP SANITARY SEWER PIPE LINING
-  PROPOSED DIP WATER MAIN
-  PROPOSED COPPER WATER SERVICE
-  PROPOSED RCP STORM SEWER

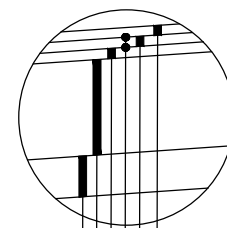


	PROJECT NO. SAUKR 176402	2026 2ND AVE S IMPROVEMENTS SANITARY SEWER, WATER MAIN, AND STORM SEWER SAUK RAPIDS, MINNESOTA	FIGURE NO. 3
	DATE: 04/30/25		

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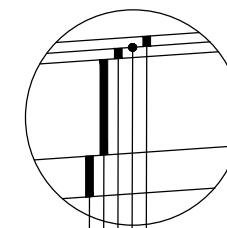


- ① 2ND AVE S - 19'
- ① 2ND AVE S WEST LEG - 10.5'
- ① 9TH ST S - 15'
- ① 10TH ST S - 15'
- ① 11TH ST S - 18'
- ① 12TH ST S - 18'
- ① 13TH ST S - 15'
- ① 14TH ST S - 19' NORTH, 13' SOUTH
- ② 2ND AVE S - TURF BOULEVARD
- ② 2ND AVE S WEST LEG - TURF BOULEVARD'
- ② 9TH ST S - 5' CONCRETE WALK BEHIND CURB
- ② 10TH ST S - TURF BOULEVARD
- ② 11TH ST S - TURF BOULEVARD
- ② 12TH ST S - 5' CONCRETE WALK BEHIND CURB
- ② 13TH ST S - TURF BOULEVARD
- ② 14TH ST S - TURF BOULEVARD
- ③ 2ND AVE S - 6' CONCRETE WALK W/ 9.33' TURF BOULEVARD
- ③ 2ND AVE S WEST LEG - 6' CONCRETE WALK W/ 5' TURF BOULEVARD
- ③ 9TH ST S - TURF BOULEVARD
- ③ 10TH ST S - TURF BOULEVARD
- ③ 11TH ST S - TURF BOULEVARD
- ③ 12TH ST S - TURF BOULEVARD
- ③ 13TH ST S - TURF BOULEVARD
- ③ 14TH ST S - WEST OF 2ND AVE S - 5' CONCRETE WALK BEHIND CURB
- ③ 14TH ST S - EAST OF 2ND AVE S - 6' CONCRETE WALK W/ 4' TURF BOULEVARD



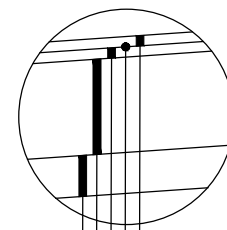
INSET A
2ND AVE S / 14TH ST S ROUNDABOUT AREA

- 1.5" TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA240C)
- 1.5" TYPE SP 12.5 WEARING COURSE MIXTURE (SPWEB240C)
- TACK COAT
- 2" TYPE SP 12.5 WEARING COURSE MIXTURE (SPWEB240C)
- 12" AGGREGATE BASE (CV), CLASS 5
100% CRUSHED QUARRY ROCK
- VARIABLE DEPTH SUBGRADE EXCAVATION
BACKFILL WITH AGGREGATE BASE (LV)
CLASS 5, 100% CRUSHED QUARRY ROCK



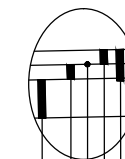
INSET B
2ND AVE S - 10TH ST S TO ROUNDABOUT
2ND AVE S - ROUNDABOUT TO SEARLE ST NE

- 1.5" TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA240C)
- TACK COAT
- 2.5" TYPE SP 12.5 WEARING COURSE MIXTURE (SPWEB240C)
- 13" AGGREGATE BASE (CV), CLASS 5
100% CRUSHED QUARRY ROCK
- VARIABLE DEPTH SUBGRADE EXCAVATION
BACKFILL WITH AGGREGATE BASE (LV)
CLASS 5, 100% CRUSHED QUARRY ROCK



INSET C
2ND AVE S WEST LEG, 9TH ST S, 10TH ST S, 11TH ST S, 12TH ST S,
13TH ST S, 14TH ST S

- 1.5" TYPE SP 9.5 WEARING COURSE MIXTURE (SPWEA240C)
- TACK COAT
- 2" TYPE SP 12.5 WEARING COURSE MIXTURE (SPWEB240C)
- 8" AGGREGATE BASE (CV), CLASS 5
100% CRUSHED QUARRY ROCK
- VARIABLE DEPTH SUBGRADE EXCAVATION
BACKFILL WITH AGGREGATE BASE (LV)
CLASS 5, 100% CRUSHED QUARRY ROCK



INSET D
9TH ST S RESURFACING

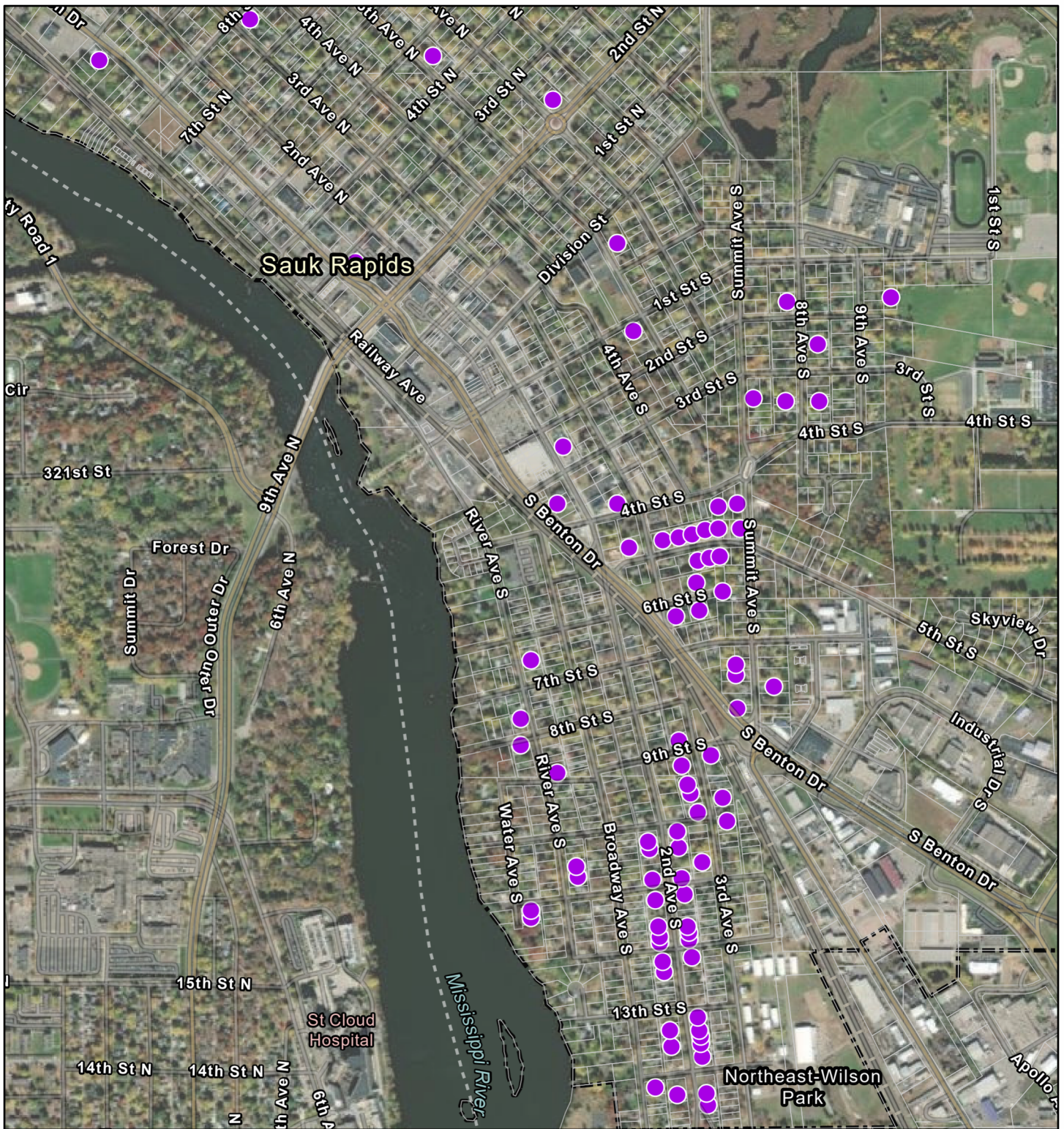
- REMOVE BITUMINOUS PAVEMENT AND EXCESS AGGREGATE BASE
- 2" TYPE SP9.5 WEARING
COURSE MIXTURE (SPWEA240C)
- BITUMINOUS TACK COAT
- 2.5" TYPE SP12.5 WEARING
COURSE MIXTURE (SPWEB240C)
- RESHAPE/COMPACT EXISTING AGGREGATE BASE



FILE NO.
SAUKR 176402
DATE:
04/22/25

2026 2ND AVE S IMPROVEMENTS
TYPICAL SECTIONS
SAUK RAPIDS, MINNESOTA

FIGURE
NO. 4



4/30/2025, 12:27:07 AM

Sauk Rapids MN Service Line Inventory

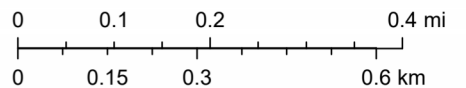
● 2026

□ Benton Co Data - Benton Parcels

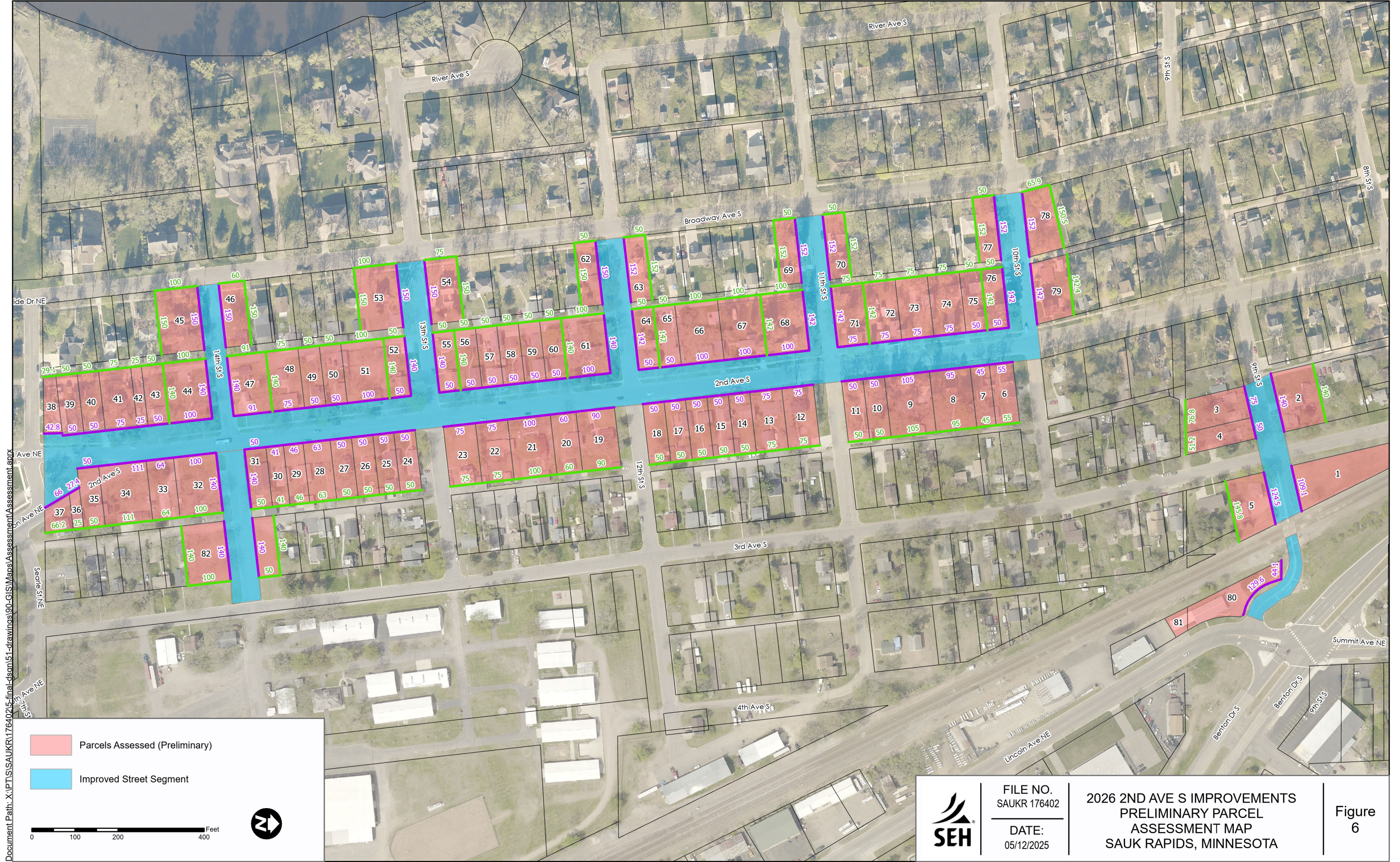
BentonPLSS - MCD

▭ CITY

1:18,056



Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community



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Parcels Assessed (Preliminary)

Improved Street Segment

N

Feet

0
 100
 200
 400



SEH

FILE NO.
SAUKR 176402

DATE:
05/12/2025

**2026 2ND AVE S IMPROVEMENTS
PRELIMINARY PARCEL
ASSESSMENT MAP
SAUK RAPIDS, MINNESOTA**

Figure
6

Appendix A

Opinion of Probable Costs

2026 2ND AVE S IMPROVEMENTS (10TH ST S TO SOUTH CITY LIMITS)
 SP 191-104-008 & SAP 191-118-001
 SAUK RAPIDS, MN
 SEH NO. SAUKR 176402
 DATE: 05-12-2025

OPINION OF PROBABLE COST (CITY COST SPLITS)

ITEM NO.	MNDOT NO.	ITEM DESCRIPTION	UNIT OF MEASUREMENT	TOTAL QUANTITY	UNIT PRICE	2ND AVE S STREET (100% FEDERAL/STATE AID)	9TH ST S STREET RECONSTRUCTION (100% STATE AID)	9TH ST S STREET RESURFACING (100% STATE AID)	LOCAL STREET (100% LOCAL)	2ND AVE S LIGHTING (18% FEDERAL/82% STATE AID)	2ND AVE S PARTICIPATING STORM SEWER (64% FEDERAL, 16% STATE AID, 20% LOCAL)	9TH ST S PARTICIPATING STORM SEWER (80% STATE AID, 20% LOCAL)	WATERMAIN (100% LOCAL)	SANITARY SEWER (100% LOCAL)	TOTAL
86	2521.518	4" CONCRETE WALK	SQ FT	21434	\$7.00	\$105,420.00	\$21,588.00		\$23,030.00						\$150,038.00
87	2521.518	6" CONCRETE WALK	SQ FT	1759	\$11.00	\$12,298.00	\$3,377.00		\$3,674.00						\$19,349.00
88	2531.503	CONCRETE CURB & GUTTER DESIGN B618	LIN FT	9446	\$20.00	\$110,240.00	\$9,700.00	\$3,880.00	\$65,100.00						\$188,920.00
89	2531.503	CONCRETE CURB & GUTTER DESIGN D412 (MOD)	LIN FT	452	\$30.00	\$13,560.00									\$13,560.00
90	2531.503	CONCRETE CURB & GUTTER DESIGN R424	LIN FT	139	\$30.00	\$4,170.00									\$4,170.00
91	2531.504	6" CONCRETE DRIVEWAY PAVEMENT	SQ YD	817	\$80.00	\$37,600.00	\$3,600.00	\$1,280.00	\$22,880.00						\$65,360.00
92	2531.504	8" CONCRETE DRIVEWAY PAVEMENT	SQ YD	425	\$90.00	\$22,590.00	\$720.00		\$14,940.00						\$38,250.00
93	2531.602	CONCRETE MEDIAN NOSE-SPECIAL	EACH	8	\$500.00	\$4,000.00									\$4,000.00
94	2531.603	CONCRETE CURB DESIGN V	LIN FT	50	\$40.00	\$2,000.00									\$2,000.00
95	2531.618	TRUNCATED DOMES	SQ FT	241	\$70.00	\$10,290.00	\$3,360.00		\$3,220.00						\$16,870.00
96	2540.601	RAILROAD CROSSING	LUMP SUM	1	\$60,000.00		\$60,000.00								\$60,000.00
97	2540.602	RELOCATE MAIL BOX	EACH	3	\$250.00	\$750.00									\$750.00
98	2540.603	METAL RAILING	LIN FT	20	\$400.00	\$4,000.00			\$4,000.00						\$8,000.00
99	2540.604	INSTALL LANDSCAPE ROCK	SQ YD	2	\$40.00	\$40.00									\$80.00
100	2545.502	LIGHTING UNIT TYPE SPECIAL	EACH	22	\$8,200.00					\$180,400.00					\$180,400.00
102	2545.502	LIGHT FOUNDATION DESIGN E MODIFIED	EACH	22	\$1,400.00					\$30,800.00					\$30,800.00
101	2545.502	HANDHOLE	EACH	6	\$2,650.00					\$15,900.00					\$15,900.00
103	2545.502	SERVICE CABINET	EACH	1	\$10,000.00					\$10,000.00					\$10,000.00
104	2545.502	EQUIPMENT PAD	EACH	1	\$1,800.00					\$1,800.00					\$1,800.00
105	2545.503	2" NON-METALLIC CONDUIT	LIN FT	4325	\$5.00					\$21,625.00					\$21,625.00
106	2545.503	2" NON-METALLIC CONDUIT (DIRECTIONAL BORE)	LIN FT	275	\$25.00					\$6,875.00					\$6,875.00
107	2545.503	UNDERGROUND WIRE 1/C 8 AWG	LIN FT	14800	\$1.85					\$27,380.00					\$27,380.00
108	2545.503	UNDERGROUND WIRE 1/C 2 AWG	LIN FT	270	\$3.00					\$810.00					\$810.00
109	2563.601	TRAFFIC CONTROL	LUMP SUM	1	\$15,000.00	\$6,150.00	\$600.00		\$6,750.00		\$1,350.00	\$150.00			\$15,000.00
110	2563.610	FLAGGER	HOUR	40	\$225.00		\$9,000.00								\$9,000.00
111	2564.502	INSTALL SIGN	EACH	6	\$150.00	\$750.00									\$900.00
112	2564.518	SIGN PANELS TYPE C	SQ FT	205	\$75.00	\$14,400.00	\$975.00								\$15,375.00
113	2564.618	SIGN PANELS TYPE SPECIAL	SQ FT	42	\$50.00	\$1,800.00	\$300.00								\$2,100.00
114	2564.618	SIGN PANELS TYPE SPECIAL 2	SQ FT	14	\$30.00	\$300.00			\$120.00						\$420.00
115	2571.502	DECIDUOUS TREE 2" CAL B&B	EACH	18	\$800.00	\$10,400.00			\$4,000.00						\$14,400.00
116	2573.501	STABILIZED CONSTRUCTION EXIT	LUMP SUM	1	\$11,000.00	\$11,000.00									\$11,000.00
117	2573.502	STORM DRAIN INLET PROTECTION	EACH	61	\$225.00	\$9,225.00	\$2,250.00		\$2,250.00						\$13,725.00
118	2573.503	SILT FENCE, TYPE MS	LIN FT	300	\$4.00	\$400.00	\$400.00		\$400.00						\$1,200.00
119	2573.503	SEDIMENT CONTROL LOG TYPE WOOD FIBER	LIN FT	1100	\$4.00	\$2,000.00	\$400.00		\$2,000.00						\$4,400.00
120	2573.605	TEMPORARY STABILIZATION	ACRE	1.79	\$2,500.00	\$2,800.00	\$375.00		\$1,300.00						\$4,475.00
121	2574.505	SOIL BED PREPARATION	ACRE	1.79	\$2,000.00	\$2,240.00	\$300.00		\$1,040.00						\$3,580.00
122	2574.607	TOPSOIL BORROW SPECIAL (LV)	CU YD	953	\$28.00	\$16,688.00	\$2,240.00		\$7,756.00						\$26,684.00
123	2575.504	ROLLED EROSION PREVENTION CATEGORY 25	SQ YD	3200	\$3.25	\$3,375.00	\$450.00		\$3,375.00						\$7,200.00
124	2575.505	SEEDING	ACRE	1.79	\$2,000.00	\$2,240.00	\$300.00		\$1,040.00						\$3,580.00
125	2575.508	FERTILIZER TYPE 2	POUND	716	\$1.50	\$672.00	\$90.00		\$312.00						\$1,074.00
126	2575.508	SEED MIXTURE 25-151	POUND	448	\$5.00	\$1,400.00	\$190.00		\$650.00						\$2,240.00
127	2575.508	HYDRAULIC BONDED FIBER MATRIX	POUND	4475	\$2.00	\$5,600.00	\$750.00		\$2,600.00						\$8,950.00
128	2582.503	4" SOLID LINE PAINT (YELLOW)	LIN FT	331	\$0.50	\$165.50									\$165.50
129	2582.503	6" SOLID LINE PAINT (WHITE)	LIN FT	4689	\$0.60	\$2,813.40									\$2,813.40
130	2582.503	12" SOLID LINE PAINT (YELLOW)	LIN FT	98	\$4.50	\$441.00									\$441.00
131	2582.503	12" SOLID LINE PAINT (WHITE)	LIN FT	64	\$4.50	\$288.00									\$288.00
131	2582.503	24" SOLID LINE PAINT (WHITE)	LIN FT	90	\$4.50	\$337.50	\$67.50								\$405.00
132	2582.503	4" DBLE SOLID LINE PAINT (YELLOW)	LIN FT	2442	\$0.70	\$1,709.40									\$1,709.40
133	2582.503	4" DBLE SOLID LINE MULTI-COMP GR IN (YELLOW)	LIN FT	2552	\$2.50	\$6,105.00		\$275.00							\$6,380.00
134	2582.503	4" SOLID LINE MULTI-COMP GR IN (YELLOW)	LIN FT	851	\$1.30	\$430.30	\$676.00								\$1,106.30
135	2582.503	6" SOLID LINE MULTI-COMP GR IN (WHITE)	LIN FT	4689	\$1.60	\$7,502.40									\$7,502.40
136	2582.503	12" SOLID LINE MULTI-COMP GR IN (YELLOW)	LIN FT	98	\$17.00	\$1,666.00									\$1,666.00
137	2582.503	12" SOLID LINE MULTI-COMP GR IN (WHITE)	LIN FT	64	\$17.00	\$1,088.00									\$1,088.00
137	2582.503	24" SOLID LINE MULTI-COMP GR IN (WHITE)	LIN FT	145	\$20.00	\$1,500.00	\$300.00	\$1,100.00							\$2,900.00
138	2582.518	PAVT MSSG MULTI COMP GR IN (WHITE)	SQ FT	156	\$20.00										\$3,120.00
139	2582.518	CROSSWALK PAINT (WHITE)	SQ FT	630	\$6.00	\$3,456.00	\$324.00								\$3,780.00
140	2582.518	CROSSWALK PREF THERMO GR IN (WHITE)	SQ FT	630	\$17.00	\$9,792.00	\$918.00								\$10,710.00
TOTAL CONSTRUCTION						\$1,549,715.00	\$182,393.90	\$34,992.60	\$568,216.00	\$295,590.00	\$417,866.00	\$31,864.00	\$852,416.00	\$700,341.00	\$4,633,394.50
NOTES															
CONTINGENCY						\$154,971.50	\$18,239.39	\$3,499.26	\$56,821.60	\$29,559.00	\$41,786.60	\$3,186.40	\$85,241.60	\$70,034.10	\$463,339.45
ENGINEERING						\$387,428.75	\$45,598.48	\$8,748.15	\$142,054.00	\$73,897.50	\$104,466.50	\$7,966.00	\$213,104.00	\$175,085.25	\$1,158,348.63
LEGAL, ADMIN, MISCELLANEOUS						\$15,497.15	\$1,823.94	\$349.93	\$5,682.16	\$2,955.90	\$4,178.66	\$318.64	\$8,524.16	\$7,003.41	\$46,333.95
GEOTECHNICAL & CMT & TELEVISIONS						\$30,994.30	\$3,647.88	\$699.85	\$11,364.32	\$5,911.80	\$8,357.32	\$637.28	\$17,048.32	\$14,006.82	\$92,667.89
RIGHT-OF-WAY									\$50,000.00						\$50,000.00
OVERHEAD POWER CONVERSION									\$100,000.00						\$100,000.00
TOTAL						\$2,138,606.70	\$251,703.58	\$48,289.79	\$934,138.08	\$407,914.20	\$576,655.08	\$43,972.32	\$1,176,334.08	\$966,470.58	\$6,544,084.41

2026 2ND AVE S IMPROVEMENTS (10TH ST S TO SOUTH CITY LIMITS)

SP 191-104-008 & SAP 191-118-001

SAUK RAPIDS, MN

SEH NO. SAUKR 176402

DATE: 05-12-2025

OPINION OF PROBABLE COST (MNDOT COST SPLITS)

ITEM NO.	MNDOT NO.	ITEM DESCRIPTION	UNIT OF MEASUREMENT	TOTAL QUANTITY	UNIT PRICE	2ND AVE S PARTICIPATING SP 191-104-008	2ND AVE S PARTICIPATING STORM SEWER 64% FEDERAL, 16% STATE AID, 20% LOCAL SP 191-104-008	9TH ST S PARTICIPATING SAP 191-118-001	9TH ST S PARTICIPATING STORM SEWER 80% STATE AID, 20% LOCAL SAP 191-118-001	NON-PARTICIPATING 100% LOCAL CITY OF SAUK RAPIDS	TOTAL
1	2021.501	MOBILIZATION	LUMP SUM	1	\$175,000.00		\$71,750.00		\$7,000.00	\$1,750.00	\$78,750.00
2	2041.610	TRAINEES	hour	800	\$1.00		\$800.00				\$800.00
3	2101.502	CLEARING	EACH	18	\$250.00		\$3,250.00			\$1,250.00	\$4,500.00
4	2101.502	GRUBBING	EACH	18	\$250.00		\$3,250.00			\$1,250.00	\$4,500.00
5	2104.502	REMOVE GATE VALVE AND BOX	EACH	10	\$200.00					\$2,000.00	\$2,000.00
6	2104.502	SALVAGE HYDRANT	EACH	3	\$500.00					\$1,500.00	\$1,500.00
7	2104.502	SALVAGE SIGN	EACH	22	\$50.00		\$900.00		\$50.00	\$150.00	\$1,100.00
8	2104.503	SAWING CONCRETE PAVEMENT (FULL DEPTH)	LIN FT	635	\$6.00		\$1,620.00		\$180.00	\$2,010.00	\$3,810.00
9	2104.503	SAWING BIT PAVEMENT (FULL DEPTH)	LIN FT	1165	\$3.00		\$1,905.00		\$480.00	\$1,110.00	\$3,495.00
10	2104.503	REMOVE WATER MAIN	LIN FT	3064	\$4.00					\$12,256.00	\$12,256.00
11	2104.503	REMOVE SEWER PIPE (STORM)	LIN FT	830	\$12.00				\$8,076.00	\$1,884.00	\$9,960.00
12	2104.503	REMOVE SEWER PIPE (SANITARY)	LIN FT	5	\$10.00					\$50.00	\$50.00
13	2104.503	REMOVE CURB & GUTTER	LIN FT	8133	\$3.50		\$14,542.50		\$1,540.00	\$12,383.00	\$28,465.50
14	2104.503	SALVAGE RETAINING WALL	LIN FT	13	\$35.00		\$455.00				\$455.00
15	2104.504	REMOVE CONCRETE WALK	SQ YD	1243	\$5.50		\$6,396.50		\$71.50	\$368.50	\$6,836.50
16	2104.504	REMOVE CONCRETE DRIVEWAY PAVEMENT	SQ YD	878	\$8.00		\$2,736.00		\$512.00	\$3,776.00	\$7,024.00
17	2104.504	REMOVE BITUMINOUS DRIVEWAY PAVEMENT	SQ YD	364	\$6.00		\$630.00		\$138.00	\$1,416.00	\$2,184.00
18	2104.504	REMOVE BITUMINOUS PAVEMENT	SQ YD	20784	\$3.50		\$44,632.00		\$3,542.00	\$24,570.00	\$72,744.00
19	2104.602	REMOVE DRAINAGE STRUCTURE (STORM)	EACH	21	\$425.00				\$6,375.00	\$2,550.00	\$8,925.00
20	2104.602	REMOVE DRAINAGE STRUCTURE (SANITARY)	EACH	7	\$525.00					\$3,675.00	\$3,675.00
21	2104.604	SALVAGE LANDSCAPE ROCK	SQ YD	2	\$25.00		\$25.00			\$25.00	\$50.00
22	2106.507	EXCAVATION - COMMON (P)	CU YD	9124	\$16.00		\$103,280.00		\$8,576.00	\$34,128.00	\$145,984.00
23	2106.507	EXCAVATION - ROCK	CU YD	330	\$225.00				\$18,000.00	\$66,000.00	\$186,000.00
24	2106.507	EXCAVATION - SUBGRADE	CU YD	1071	\$8.00		\$5,456.00		\$448.00	\$2,664.00	\$8,568.00
25	2106.507	COMMON EMBANKMENT (CV)	CU YD	953	\$8.00		\$4,768.00		\$640.00	\$2,216.00	\$7,624.00
26	2106.601	DEWATERING	LUMP SUM	1	\$12,000.00					\$12,000.00	\$12,000.00
27	2108.504	GEOTEXTILE FABRIC TYPE 7	SQ YD	6424	\$2.00		\$8,184.00		\$666.00	\$3,998.00	\$12,848.00
28	2123.610	STREET SWEEPER (WITH PICKUP BROOM)	hour	22	\$160.00		\$1,600.00		\$320.00	\$1,600.00	\$3,520.00
29	2211.507	AGGREGATE BASE (LV) CLASS 5	CU YD	1445	\$27.00		\$24,840.00		\$2,025.00	\$12,150.00	\$39,015.00
30	2211.507	AGGREGATE BASE (CV) CLASS 5 (P)	CU YD	6705	\$39.00		\$187,863.00		\$15,600.00	\$58,032.00	\$261,495.00
31	2301.602	DRILL & GROUT REINF BAR (EPOXY COATED)	EACH	46	\$20.00		\$920.00			\$920.00	\$920.00
32	2331.603	BITUMINOUS TAPER	LIN FT	10037	\$3.50		\$21,360.50		\$2,376.50	\$11,392.50	\$35,129.50
33	2231.604	BITUMINOUS PATCH SPECIAL	SQ YD	293	\$40.00		\$4,800.00		\$1,000.00	\$5,920.00	\$11,720.00
34	2357.506	BITUMINOUS MATERIAL FOR TACK COAT	GAL	930	\$2.00		\$1,124.00		\$186.00	\$550.00	\$1,860.00
36	2360.509	TYPE SP 9.5 WEARING COURSE MIX (2,C)	TON	1705	\$85.00		\$86,105.00		\$16,660.00	\$42,160.00	\$144,925.00
35	2360.509	TYPE SP 12.5 WEARING COURSE MIX (2,C)	TON	2783	\$80.00		\$147,440.00		\$22,320.00	\$52,880.00	\$222,640.00
37	2411.603	INSTALL RETAINING WALL	LIN FT	13	\$30.00		\$390.00				\$390.00
38	2411.607	CONCRETE STEPS	CU YD	6	\$700.00		\$2,100.00			\$2,100.00	\$4,200.00
39	2451.507	COARSE FILTER AGGREGATE (CV)	CU YD	260	\$45.00					\$11,700.00	\$11,700.00
40	2451.603	TRENCH EXCAVATION	LIN FT	400	\$6.00					\$2,400.00	\$2,400.00
41	2502.604	3" INSULATION	SQ YD	125	\$35.00					\$4,375.00	\$4,375.00
42	2503.503	4" PVC PIPE SEWER	LIN FT	107	\$49.00					\$5,243.00	\$5,243.00
43	2503.503	8" PVC PIPE SEWER	LIN FT	317	\$75.00					\$23,775.00	\$23,775.00
44	2503.503	10" PVC PIPE SEWER	LIN FT	849	\$100.00					\$84,900.00	\$84,900.00
45	2503.503	12" RC PIPE SEWER DES 3006 CL V	LIN FT	1319	\$70.00				\$78,680.00	\$9,310.00	\$4,340.00
46	2503.503	15" RC PIPE SEWER DES 3006 CL V	LIN FT	840	\$75.00				\$54,300.00	\$8,700.00	\$63,000.00
47	2503.503	18" RC PIPE SEWER DES 3006 CL V	LIN FT	234	\$80.00				\$18,720.00		\$18,720.00
48	2503.503	21" RC PIPE SEWER DES 3006 CL V	LIN FT	341	\$75.00				\$25,575.00		\$25,575.00
49	2503.601	CLEAN STORM SEWER	LUMP SUM	1	\$4,000.00				\$3,560.00	\$200.00	\$4,000.00
50	2503.601	TRACER WIRE SYSTEM (SANITARY)	LUMP SUM	1	\$3,500.00					\$3,500.00	\$3,500.00
51	2503.602	SANITARY SEWER SERVICE	EACH	76	\$4,000.00					\$304,000.00	\$304,000.00
52	2503.602	STANDARD VALVE MANHOLE	EACH	1	\$20,000.00					\$20,000.00	\$20,000.00
53	2503.602	CONNECT TO EXISTING SANITARY SEWER	EACH	16	\$3,000.00					\$48,000.00	\$48,000.00
54	2503.602	CONNECT TO EXISTING MANHOLES (SAN)	EACH	1	\$2,500.00					\$2,500.00	\$2,500.00
55	2503.602	8"X4" PVC WYE	EACH	4	\$700.00					\$2,800.00	\$2,800.00
56	2503.603	CLEAN & VIDEO TAPE PIPE SEWER	LIN FT	3779	\$2.00					\$7,558.00	\$7,558.00
57	2503.603	LINING SEWER PIPE 8"	LIN FT	2613	\$30.00					\$78,390.00	\$78,390.00
58	2504.601	TRACER WIRE SYSTEM (WATER)	LUMP SUM	1	\$8,500.00					\$8,500.00	\$8,500.00
59	2504.602	CONNECT TO EXISTING WATER MAIN	EACH	14	\$2,500.00					\$35,000.00	\$35,000.00
60	2504.602	CONNECT TO EXISTING WATER SERVICE	EACH	50	\$600.00					\$30,000.00	\$30,000.00
61	2504.602	HYDRANT	EACH	8	\$7,000.00					\$56,000.00	\$56,000.00
62	2504.602	1" CORPORATION STOP	EACH	62	\$400.00					\$24,800.00	\$24,800.00
63	2504.602	4" GATE VALVE & BOX	EACH	7	\$2,500.00					\$17,500.00	\$17,500.00

2026 2ND AVE S IMPROVEMENTS (10TH ST S TO SOUTH CITY LIMITS)

SP 191-104-008 & SAP 191-118-001

SAUK RAPIDS, MN

SEH NO. SAUKR 176402

DATE: 05-12-2025

OPINION OF PROBABLE COST (MNDOT COST SPLITS)

ITEM NO.	MNDOT NO.	ITEM DESCRIPTION	UNIT OF MEASUREMENT	TOTAL QUANTITY	UNIT PRICE	2ND AVE S PARTICIPATING SP 191-104-008	2ND AVE S PARTICIPATING STORM SEWER 64% FEDERAL, 16% STATE AID, 20% LOCAL SP 191-104-008	9TH ST S PARTICIPATING SAP 191-118-001	9TH ST S PARTICIPATING STORM SEWER 80% STATE AID, 20% LOCAL SAP 191-118-001	NON-PARTICIPATING 100% LOCAL CITY OF SAUK RAPIDS	TOTAL
64	2504.602	6" GATE VALVE & BOX	EACH	9	\$2,800.00					\$25,200.00	\$25,200.00
65	2504.602	8" GATE VALVE & BOX	EACH	19	\$3,700.00					\$70,300.00	\$70,300.00
66	2504.602	1" CURB STOP & BOX	EACH	62	\$700.00					\$43,400.00	\$43,400.00
67	2504.602	INSTALL SPRINKLER HEAD	EACH	4	\$300.00	\$600.00				\$600.00	\$1,200.00
68	2504.603	HYDRANT RISER	LIN FT	2	\$1,400.00					\$2,800.00	\$2,800.00
69	2504.603	1" TYPE K COPPER PIPE	LIN FT	2057	\$45.00					\$92,565.00	\$92,565.00
70	2504.603	4" WATERMAIN DUCTILE IRON CL 52	LIN FT	20	\$90.00					\$1,800.00	\$1,800.00
71	2504.603	6" WATERMAIN DUCTILE IRON CL 52	LIN FT	100	\$80.00					\$8,000.00	\$8,000.00
72	2504.603	8" WATERMAIN DUCTILE IRON CL 52	LIN FT	4056	\$90.00					\$365,040.00	\$365,040.00
73	2504.608	DUCTILE IRON FITTINGS	POUND	2092	\$15.00					\$31,380.00	\$31,380.00
74	2506.502	CONST DRAINAGE STRUCTURE DESIGN SPECIAL	EACH	1	\$25,000.00		\$25,000.00				\$25,000.00
75	2506.502	CONNECT TO EXISTING STORM SEWER	EACH	4	\$2,500.00		\$5,000.00			\$5,000.00	\$10,000.00
76	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN 4007 (0-8')	EACH	7	\$6,500.00					\$45,500.00	\$45,500.00
77	2506.502	CASTING ASSEMBLY (STORM)	EACH	43	\$1,200.00		\$40,800.00		\$4,800.00	\$6,000.00	\$51,600.00
78	2506.502	ADJUST FRAME AND RING CASTING (STORM)	EACH	2	\$850.00		\$850.00		\$850.00		\$1,700.00
79	2506.502	CONNECT TO EXISTING STRUCTURE (STORM)	EACH	4	\$1,200.00		\$2,400.00		\$2,400.00		\$4,800.00
80	2506.502	CASTING ASSEMBLY SPECIAL	EACH	2	\$300.00	\$300.00				\$300.00	\$600.00
81	2506.503	CONST DRAINAGE STRUCTURE DESIGN H	LIN FT	54.5	\$500.00		\$19,850.00		\$3,000.00	\$4,400.00	\$27,250.00
82	2506.503	CONST DRAINAGE STRUCTURE DES 48-4020	LIN FT	115.0	\$700.00		\$73,500.00		\$4,970.00	\$2,030.00	\$80,500.00
83	2506.503	CONST DRAINAGE STRUCTURE DES 60-4020	LIN FT	33.7	\$800.00		\$20,080.00			\$6,880.00	\$26,960.00
84	2506.601	INFILTRATION/FILTRATION SYSTEM	LUMP SUM	2	\$170,000.00	\$340,000.00					\$340,000.00
85	2506.603	CONSTRUCT DRAINAGE STRUCTURE DESIGN 4007 (8+')	LIN FT	35	\$300.00					\$10,500.00	\$10,500.00
86	2521.518	4" CONCRETE WALK	SQ FT	21434	\$7.00	\$105,420.00		\$21,588.00		\$23,030.00	\$150,038.00
87	2521.518	6" CONCRETE WALK	SQ FT	1759	\$11.00	\$12,298.00		\$3,377.00		\$3,674.00	\$19,349.00
88	2531.503	CONCRETE CURB & GUTTER DESIGN B618	LIN FT	9446	\$20.00	\$110,240.00		\$13,580.00		\$65,100.00	\$188,920.00
89	2531.503	CONCRETE CURB & GUTTER DESIGN D412 (MOD)	LIN FT	452	\$30.00	\$13,560.00					\$13,560.00
90	2531.503	CONCRETE CURB & GUTTER DESIGN R424	LIN FT	139	\$30.00	\$4,170.00					\$4,170.00
91	2531.504	6" CONCRETE DRIVEWAY PAVEMENT	SQ YD	817	\$80.00	\$37,600.00		\$4,880.00		\$22,880.00	\$65,360.00
92	2531.504	8" CONCRETE DRIVEWAY PAVEMENT	SQ YD	425	\$90.00	\$22,590.00		\$720.00		\$14,940.00	\$38,250.00
93	2531.602	CONCRETE MEDIAN NOSE-SPECIAL	EACH	8	\$500.00	\$4,000.00					\$4,000.00
94	2531.603	CONCRETE CURB DESIGN V	LIN FT	50	\$40.00	\$2,000.00					\$2,000.00
95	2531.618	TRUNCATED DOMES	SQ FT	241	\$70.00	\$10,290.00		\$3,360.00		\$3,220.00	\$16,870.00
96	2540.601	RAILROAD CROSSING	LUMP SUM	1	\$60,000.00			\$60,000.00			\$60,000.00
97	2540.602	RELOCATE MAIL BOX	EACH	3	\$250.00	\$750.00					\$750.00
98	2540.603	METAL RAILING	LIN FT	20	\$400.00	\$4,000.00				\$4,000.00	\$8,000.00
99	2540.604	INSTALL LANDSCAPE ROCK	SQ YD	2	\$40.00	\$40.00				\$40.00	\$80.00
100	2545.502	LIGHTING UNIT TYPE SPECIAL	EACH	22	\$8,200.00	\$180,400.00					\$180,400.00
102	2545.502	LIGHT FOUNDATION DESIGN E MODIFIED	EACH	22	\$1,400.00	\$30,800.00					\$30,800.00
101	2545.502	HANDHOLE	EACH	6	\$2,650.00	\$15,900.00					\$15,900.00
103	2545.502	SERVICE CABINET	EACH	1	\$10,000.00	\$10,000.00					\$10,000.00
104	2545.502	EQUIPMENT PAD	EACH	1	\$1,800.00	\$1,800.00					\$1,800.00
105	2545.503	2" NON-METALLIC CONDUIT	LIN FT	4325	\$5.00	\$21,625.00					\$21,625.00
106	2545.503	2" NON-METALLIC CONDUIT (DIRECTIONAL BORE)	LIN FT	275	\$25.00	\$6,875.00					\$6,875.00
107	2545.503	UNDERGROUND WIRE 1/C 8 AWG	LIN FT	14800	\$1.85	\$27,380.00					\$27,380.00
108	2545.503	UNDERGROUND WIRE 1/C 2 AWG	LIN FT	270	\$3.00	\$810.00					\$810.00
109	2563.601	TRAFFIC CONTROL	LUMP SUM	1	\$15,000.00	\$6,150.00	\$1,350.00	\$600.00	\$150.00	\$6,750.00	\$15,000.00
110	2563.610	FLAGGER	HOURLY	40	\$225.00			\$9,000.00			\$9,000.00
111	2564.502	INSTALL SIGN	EACH	6	\$150.00	\$750.00		\$150.00			\$900.00
112	2564.518	SIGN PANELS TYPE C	SQ FT	205	\$75.00	\$14,400.00		\$975.00			\$15,375.00
113	2564.618	SIGN PANELS TYPE SPECIAL	SQ FT	42	\$50.00	\$1,800.00		\$300.00			\$2,100.00
114	2564.618	SIGN PANELS TYPE SPECIAL 2	SQ FT	14	\$30.00	\$300.00				\$120.00	\$420.00
115	2571.502	DECIDUOUS TREE 2" CAL B&B	EACH	18	\$800.00	\$10,400.00				\$4,000.00	\$14,400.00
116	2573.501	STABILIZED CONSTRUCTION EXIT	LUMP SUM	1	\$11,000.00	\$11,000.00					\$11,000.00
117	2573.502	STORM DRAIN INLET PROTECTION	EACH	61	\$225.00	\$9,225.00		\$2,250.00		\$2,250.00	\$13,725.00
118	2573.503	SILT FENCE, TYPE MS	LIN FT	300	\$4.00	\$400.00		\$400.00		\$400.00	\$1,200.00
119	2573.503	SEDIMENT CONTROL LOG TYPE WOOD FIBER	LIN FT	1100	\$4.00	\$2,000.00		\$400.00		\$2,000.00	\$4,400.00
120	2573.605	TEMPORARY STABILIZATION	ACRE	1.79	\$2,500.00	\$2,800.00		\$375.00		\$1,300.00	\$4,475.00
121	2574.505	SOIL BED PREPARATION	ACRE	1.79	\$2,000.00	\$2,240.00		\$300.00		\$1,040.00	\$3,580.00
122	2574.607	TOPSOIL BORROW SPECIAL (LV)	CU YD	953	\$28.00	\$16,688.00		\$2,240.00		\$7,756.00	\$26,684.00
123	2575.504	ROLLED EROSION PREVENTION CATEGORY 25	SQ YD	3200	\$2.25	\$3,375.00		\$450.00		\$3,375.00	\$7,200.00
124	2575.505	SEEDING	ACRE	1.79	\$2,000.00	\$2,240.00		\$300.00		\$1,040.00	\$3,580.00
125	2575.508	FERTILIZER TYPE 2	POUND	716	\$1.50	\$672.00		\$90.00		\$312.00	\$1,074.00
126	2575.508	SEED MIXTURE 25-151	POUND	448	\$5.00	\$1,400.00		\$190.00		\$650.00	\$2,240.00

2026 2ND AVE S IMPROVEMENTS (10TH ST S TO SOUTH CITY LIMITS)
 SP 191-104-008 & SAP 191-118-001
 SAUK RAPIDS, MN
 SEH NO. SAUKR 176402
 DATE: 05-12-2025

OPINION OF PROBABLE COST (MNDOT COST SPLITS)											
ITEM NO.	MNDOT NO.	ITEM DESCRIPTION	UNIT OF MEASUREMENT	TOTAL QUANTITY	UNIT PRICE	2ND AVE S PARTICIPATING SP 191-104-008	2ND AVE S PARTICIPATING STORM SEWER 64% FEDERAL, 16% STATE AID, 20% LOCAL SP 191-104-008	9TH ST S PARTICIPATING SAP 191-118-001	9TH ST S PARTICIPATING STORM SEWER 80% STATE AID, 20% LOCAL SAP 191-118-001	NON-PARTICIPATING 100% LOCAL CITY OF SAUK RAPIDS	TOTAL
127	2575.508	HYDRAULIC BONDED FIBER MATRIX	POUND	4475	\$2.00	\$5,600.00		\$750.00		\$2,600.00	\$8,950.00
128	2582.503	4" SOLID LINE PAINT (YELLOW)	LIN FT	331	\$0.50	\$165.50					\$165.50
129	2582.503	6" SOLID LINE PAINT (WHITE)	LIN FT	4689	\$0.60	\$2,813.40					\$2,813.40
130	2582.503	12" SOLID LINE PAINT (YELLOW)	LIN FT	98	\$4.50	\$441.00					\$441.00
131	2582.503	12" SOLID LINE PAINT (WHITE)	LIN FT	64	\$4.50	\$288.00					\$288.00
131	2582.503	24" SOLID LINE PAINT (WHITE)	LIN FT	90	\$4.50	\$337.50		\$67.50			\$405.00
132	2582.503	4" DBLE SOLID LINE PAINT (YELLOW)	LIN FT	2442	\$0.70	\$1,709.40					\$1,709.40
133	2582.503	4" DBLE SOLID LINE MULTI-COMP GR IN (YELLOW)	LIN FT	2552	\$2.50	\$6,105.00		\$275.00			\$6,380.00
134	2582.503	4" SOLID LINE MULTI-COMP GR IN (YELLOW)	LIN FT	851	\$1.30	\$430.30		\$676.00			\$1,106.30
135	2582.503	6" SOLID LINE MULTI-COMP GR IN (WHITE)	LIN FT	4689	\$1.60	\$7,502.40					\$7,502.40
136	2582.503	12" SOLID LINE MULTI COMP GR IN (YELLOW)	LIN FT	98	\$17.00	\$1,666.00					\$1,666.00
137	2582.503	12" SOLID LINE MULTI COMP GR IN (WHITE)	LIN FT	64	\$17.00	\$1,088.00					\$1,088.00
137	2582.503	24" SOLID LINE MULTI COMP GR IN (WHITE)	LIN FT	145	\$20.00	\$1,500.00		\$1,400.00			\$2,900.00
138	2582.518	PAVT MSSG MULTI COMP GR IN (WHITE)	SQ FT	156	\$20.00			\$3,120.00			\$3,120.00
139	2582.518	CROSSWALK PAINT (WHITE)	SQ FT	630	\$6.00	\$3,456.00		\$324.00			\$3,780.00
140	2582.518	CROSSWALK PREF THERMO GR IN (WHITE)	SQ FT	630	\$17.00	\$9,792.00		\$918.00			\$10,710.00
TOTAL CONSTRUCTION						\$1,845,305.00	\$417,866.00	\$217,386.50	\$31,864.00	\$2,120,973.00	\$4,633,394.50
NOTES						<i>Includes Lighting</i>					
CONTINGENCY						\$184,530.50	\$41,786.60	\$21,738.65	\$3,186.40	\$212,097.30	\$463,339.45
ENGINEERING						\$461,326.25	\$104,466.50	\$54,346.63	\$7,966.00	\$530,243.25	\$1,158,348.63
LEGAL, ADMIN, MISCELLANEOUS						\$18,453.05	\$4,178.66	\$2,173.87	\$318.64	\$21,209.73	\$46,333.95
GEOTECHNICAL & CMT & TELEVISION						\$36,906.10	\$8,357.32	\$4,347.73	\$637.28	\$42,419.46	\$92,667.89
RIGHT-OF-WAY										\$50,000.00	\$50,000.00
OVERHEAD POWER CONVERSION										\$100,000.00	\$100,000.00
TOTAL						\$2,546,520.90	\$576,655.08	\$299,993.37	\$43,972.32	\$3,076,942.74	\$6,544,084.41

Appendix B

Preliminary Assessment Worksheet

SPECIAL ASSESSMENT RATES											
STREET RESURFACING: 30-32 FT EQUIVALENT WIDE (25%)		\$13.90	/ LF								
STREET RECONSTRUCTION: 30-32 FT EQUIVALENT WIDE (25%)		\$71.60	/ LF								
STORM SEWER: SQUARE FOOTAGE @ \$0.22 / SQ FT		\$0.22	/ SQ FT								
MAP ID	PARCEL ID NO.	OWNER OF RECORD	OWNER ADDRESS	PROPERTY ADDRESS	PROPERTY DESCRIPTION	NOTES	PARCEL AREA (SQUARE FEET)	ASSESSMENT			TOTAL
								ADJUSTED FOOTAGE	STREET ASSESSMENT	STORM SEWER ASSESSMENT	ASSESSMENT
1	190009501	CITY OF SAUK RAPIDS ATTN: CITY ADMINISTRATOR	250 SUMMIT AVE N SAUK RAPIDS, MN 56379		Sect-26 Twp-036 Range-031 TOWN OF SAUK RAPIDS Lot-001 Block-002 LOTS 1 THRU 4 & 5 EXC RR R/W VACANT LAND 3RD AVE & 8TH ST S	(1,2,3,4)	19944	142	\$0.00	\$0.00	\$0.00
2	190033900	TIMOTHY KUEBELBECK & CRYSTAL R KUEBELBECK	823 3RD AVE S SAUK RAPIDS, MN 56379	823 3RD AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 TOWN OF SAUK RAPIDS Lot-001 Block-037 & LOT 2	(3,4)	14000	100	\$0.00	\$0.00	\$0.00
3	190009200	DAMIAN C LOEHRER	216 9TH ST S SAUK RAPIDS, MN 56379	216 9TH ST S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 TOWN OF SAUK RAPIDS Lot-011 Block-001 & E1/2 OF LOT 10		11175	75	\$5,370.00	\$2,458.44	\$7,828.44
4	190009300	SHAWN HALUPCZOK	218 9TH ST S SAUK RAPIDS, MN 56379	218 9TH ST S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 TOWN OF SAUK RAPIDS Lot-012 Block-001	(3)	8132	50	\$3,580.00	\$1,789.14	\$5,369.14
5	190009400	MARK LAUERMANN	900 3RD AVE S SAUK RAPIDS, MN 56379	900 3RD AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 TOWN OF SAUK RAPIDS Lot-014 Block-001 NLY 91.72 FT LOTS 14 & 15 EXC RR R/W	(2)	12397	89	\$1,237.10	\$2,727.34	\$3,964.44
6	190120900	STEVEN OLTZ	1029 11TH ST N SAUK RAPIDS, MN 56379	1000 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-009 Block-002 & N 5 FT OF LOT 10	(3)	7810	55	\$3,938.00	\$1,718.20	\$5,656.20
7	190121000	MATTHEW MORAN	1004 2ND AVE S SAUK RAPIDS, MN 56379	1004 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-010 Block-002 SLY 45 FT		6390	45	\$3,222.00	\$1,405.80	\$4,627.80
8	190121100	KIMBERLY A SALDANA & GERALD A SALDANA	1012 2ND AVE S SAUK RAPIDS, MN 56379	1012 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-011 Block-002 & LOT 12 EXC S 5 FT		13490	95	\$6,802.00	\$2,967.80	\$9,769.80
9	190121200	JEREMIAH A GUNDERSON	1016 2ND AVE S SAUK RAPIDS, MN 56379	1016 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-012 Block-002 S 5 FT & ALL 13 & 14		14910	105	\$7,518.00	\$3,280.21	\$10,798.21
10	190121300	BRADLEY T HAMILTON & MARIA M HAMILTON	400 RIVER AVE S APT 303 SAUK RAPIDS, MN 56379	1024 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-015 Block-002		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
11	190121400	KENNETH L STROM & NORMA G EIDEN	1028 2ND AVE S SAUK RAPIDS, MN 56379	1028 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-016 Block-002 PLUS EASMNT	(3)	7100	50	\$3,580.00	\$1,562.00	\$5,142.00
12	190119600	RONALD LUBIN	1104 2ND AVE S SAUK RAPIDS, MN 56379	1104 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-009 Block-001 & N1/2 OF LOT 10	(3)	10650	75	\$5,370.00	\$2,343.00	\$7,713.00
13	190119500	JEFFERY A ERICKSON	1108 2ND AVE S SAUK RAPIDS, MN 56379	1108 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-011 Block-001 & S1/2 OF LOT 10		10650	75	\$5,370.00	\$2,343.00	\$7,713.00
14	190119700	CURTIS A DINGMANN & DAWN M DINGMANN	1112 2ND AVE S SAUK RAPIDS, MN 56379	1112 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-012 Block-001		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
15	190119800	GARY R RIEDEMAN & ALLYSON R RIEDEMAN	1116 2ND AVE S SAUK RAPIDS, MN 56379	1116 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-013 Block-001		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
16	190119900	ARTHUR R BRAUN & SANDRA KAY BRAUN	1120 2ND AVE S SAUK RAPIDS, MN 56379	1120 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-014 Block-001		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
17	190120000	NURI BRYTOWSKI	1124 2ND AVE S SAUK RAPIDS, MN 56379	1124 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-015 Block-001		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
18	190120100	GAIL WOLBECK	1128 2ND AVE S SAUK RAPIDS, MN 56379	1128 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-016 Block-001	(3)	7100	50	\$3,580.00	\$1,562.00	\$5,142.00
19	190140300	JOHN M HENKEMEYER & JODY K HENKEMEYER	425 RIVER AVE S SAUK RAPIDS, MN 56379	1202 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-009 & N 40 FT OF LOT 10 BLK 9	(3)	12600	90	\$6,444.00	\$2,772.00	\$9,216.00
20	190140400	BRADLEY LEEB	1208 2ND AVE S SAUK RAPIDS, MN 56379	1208 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-011 Block-009 & S 10 FT OF LOT 10		8400	60	\$4,296.00	\$1,848.00	\$6,144.00
21	190140500	ANGEL & BERNARD STATZ REV TR	1212 2ND AVE S SAUK RAPIDS, MN 56379	1212 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-012 Block-009 & LOT 13		14000	100	\$7,160.00	\$3,080.00	\$10,240.00
22	190140600	LAWRENCE J ZIKA & KATHLEEN L ZIKA	1220 2ND AVE S SAUK RAPIDS, MN 56379	1220 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-014 Block-009 & N 25 FT OF LOT 15		10500	75	\$5,370.00	\$2,310.00	\$7,680.00
23	190140700	WILLIAM L MORGAN & ANNA K LAKE	305 8TH ST N SARTELL, MN 56377	1228 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-016 Block-009 & PART OF LOT 15 LYING SLY OF A STRAIGHT LINE DRAWN PARALLEL TO & DISTANT 25FT FROM THE NLY LINE OF LOT 15	(3)	10500	75	\$5,370.00	\$2,310.00	\$7,680.00
24	190139000	DALE L WARD & CINDY A WARD	1300 2ND AVE S SAUK RAPIDS, MN 56379	1300 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-008	(3)	7000	50	\$3,580.00	\$1,540.00	\$5,120.00
25	190139001	AARON MUMBLEAU	1304 2ND AVE S SAUK RAPIDS, MN 56379	1304 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-010 Block-008		7000	50	\$3,580.00	\$1,540.00	\$5,120.00

SPECIAL ASSESSMENT RATES											
STREET RESURFACING: 30-32 FT EQUIVALENT WIDE (25%)		\$13.90	/ LF								
STREET RECONSTRUCTION: 30-32 FT EQUIVALENT WIDE (25%)		\$71.60	/ LF								
STORM SEWER: SQUARE FOOTAGE @ \$0.22 / SQ FT		\$0.22	/ SQ FT								
MAP ID	PARCEL ID NO.	OWNER OF RECORD	OWNER ADDRESS	PROPERTY ADDRESS	PROPERTY DESCRIPTION	NOTES	PARCEL AREA (SQUARE FEET)	ASSESSMENT			TOTAL
								ADJUSTED FOOTAGE	ASSESSMENT	ASSESSMENT	ASSESSMENT
26	190139100	JEFFERY SCANLON	1308 2ND AVE S SAUK RAPIDS, MN 56379	1308 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-011 Block-008		7000	50	\$3,580.00	\$1,539.99	\$5,119.99
27	190139200	LINDA LEFEBVRE	1312 2ND AVE S SAUK RAPIDS, MN 56379	1312 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-012 Block-008		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
28	190139300	RICK A DRESOW	1320 2ND AVE S SAUK RAPIDS, MN 56379	1320 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-013 Block-008 & N 13 FT OF LOT 14		8820	63	\$4,510.80	\$1,940.40	\$6,451.20
29	190139400	MUSTAFA YOUNUS	1322 2ND AVE S SAUK RAPIDS, MN 56379	1322 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-014 Block-008 S 37 FT & N 9 FT OF LOT 15		6440	46	\$3,293.60	\$1,416.80	\$4,710.40
30	190139500	MISTY R MARQUARDT	1324 2ND AVE S SAUK RAPIDS, MN 56379	1324 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-015 Block-008 S 41 FT		5740	41	\$2,935.60	\$1,262.80	\$4,198.40
31	190139600	ROBERT LINDAHL REALTY INC	1444 NORTHLAND DR MEDOTA HEIGHTS, MN 55120	204 14TH ST S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-016 Block-008	(3)	7000	50	\$3,580.00	\$1,540.00	\$5,120.00
32	190137800	BENTON COUNTY AG SOCIETY	PO BOX 118 SAUK RAPIDS, MN 56379	1400 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-007 & LOT 10	(3)	14000	100	\$7,160.00	\$3,080.00	\$10,240.00
33	190137900	EDWARD R IKEN & JUDY K IKEN	1408 2ND AVE S SAUK RAPIDS, MN 56379	1408 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-011 Block-007 & NLY 14 FT OF LOT 12		8960	64	\$4,582.40	\$1,971.20	\$6,553.60
34	190138000	GLEN RICHARDS	1412 2ND AVE S SAUK RAPIDS, MN 56379	1412 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-012 Block-007 LESS NLY 14 FT & LOT 13 & LOT 14 LESS SLY 25 FT		15540	111	\$7,947.60	\$3,418.79	\$11,366.39
35	190138100	TIFFANY FLESNER	1420 2ND AVE S SAUK RAPIDS, MN 56379	1420 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-014 Block-007 PART OF LOTS 14 & 15 COMM AT INTERSEC OF ELY LINE LOT 15 W/ A LINE 25 FT NLY OF & PARALLEL W/ SLY LINE LOT 15 TH WLY 95.57 FT TH NLY 54.73 FT TH ELY 117.82 FT TH SLY 50 FT TO POB		7000	50	\$3,580.00	\$1,540.01	\$5,120.01
36	190138200	CAN-AM PROPERTIES LLC	5782 KONA CT RICE, MN 56367	201 SEARLE ST SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-015 Block-007 LESS N 25 FT		2250	27	\$1,933.20	\$495.04	\$2,428.24
37	190138300	CAN-AM PROPERTIES LLC	5782 KONA CT RICE, MN 56367	201 SEARLE ST SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-016 Block-007 EXC ST CAR RT OF WAY	(3)	4453	66	\$4,725.60	\$979.64	\$5,705.24
38	190143900	LOGAN MCLAIRD	123 SEARLE ST S SAUK RAPIDS, MN 56379	123 SEARLE ST SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-008 Block-012 LESS PART TO SAUK RAPIDS VILLAGE	(2,3)	4760	34	\$2,434.40	\$1,047.28	\$3,481.68
39	190143700	JEROME V CURTIS & MARY L CURTIS	1425 2ND AVE S SAUK RAPIDS, MN 56379	1425 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-007 Block-012		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
40	190143800	DANA A STOWE	1421 2ND AVE S SAUK RAPIDS, MN 56379	1421 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-006 Block-012		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
41	190143600	THEODORE L CROSS	1413 2ND AVE S SAUK RAPIDS, MN 56379	1413 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-005 Block-012 & S1/2 OF LOT 4		10500	75	\$5,370.00	\$2,310.00	\$7,680.00
42	190143500	DAVID HOEFT & JONI HABIGER	1409 2ND AVE S SAUK RAPIDS, MN 56379	1409 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-004 Block-012 N1/2		3500	25	\$1,790.00	\$770.00	\$2,560.00
43	190143400	DAVID HOEFT & JONI HABIGER	1409 2ND AVE S SAUK RAPIDS, MN 56379	1409 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-003 Block-012		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
44	190143300	PAUL W LOVITZ	1401 2ND AVE S SAUK RAPIDS, MN 56379	1401 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-001 Block-012 & LOT 2	(3)	14000	100	\$7,160.00	\$3,080.00	\$10,240.00
45	190144000	ARTHUR K RAUDIO REV TR & ELIZABETH J RAUDIO REV TR	1404 BROADWAY AVE S SAUK RAPIDS, MN 56379	1404 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-012 & LOT 10 & 10 FT OF PARTIALLY VAC BROADWAY AVE LYING ADJ TO LOTS	(3)	15000	100	\$7,160.00	\$3,300.00	\$10,460.00
46	190143200	STEPHANIE M TASZAREK	127 14TH ST S SAUK RAPIDS, MN 56379	127 14TH ST S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-016 Block-011 SLY 44 FT & VAC NLY 16 FT OF 14TH ST & VAC ELY 10 FT OF BROADWAY AVE	(3)	9000	60	\$4,296.00	\$1,980.00	\$6,276.00
47	190142400	KERRY WILLIAM SHIEK	1331 2ND AVE S SAUK RAPIDS, MN 56379	1331 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-008 Block-011 & S1/2 OF LOT 7 & THE NLY 16 FT OF VAC 14TH ST	(3)	12740	91	\$6,515.60	\$2,802.80	\$9,318.40

SPECIAL ASSESSMENT RATES											
STREET RESURFACING: 30-32 FT EQUIVALENT WIDE (25%)		\$13.90	/ LF								
STREET RECONSTRUCTION: 30-32 FT EQUIVALENT WIDE (25%)		\$71.60	/ LF								
STORM SEWER: SQUARE FOOTAGE @ \$0.22 / SQ FT		\$0.22	/ SQ FT								
MAP ID	PARCEL ID NO.	OWNER OF RECORD	OWNER ADDRESS	PROPERTY ADDRESS	PROPERTY DESCRIPTION	NOTES	PARCEL AREA (SQUARE FEET)	ASSESSMENT			TOTAL
								ADJUSTED FOOTAGE	STREET ASSESSMENT	STORM SEWER ASSESSMENT	ASSESSMENT
48	190142300	ALISON MACK	1321 2ND AVE S SAUK RAPIDS, MN 56379	1321 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-006 Block-011 & N1/2 OF LOT 7		10500	75	\$5,370.00	\$2,310.00	\$7,680.00
49	190142200	BRENT CURTO	1319 2ND AVE S SAUK RAPIDS, MN 56379	1319 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-005 Block-011		7000	50	\$3,580.00	\$1,539.99	\$5,119.99
50	190142100	JON V MILLS & LUANN M MILLS	1317 2ND AVE S SAUK RAPIDS, MN 56379	1317 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-004 Block-011		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
51	190142000	VICKI M ANGELL	1305 2ND AVE S SAUK RAPIDS, MN 56379	1305 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-002 Block-011 & LOT 3		14000	100	\$7,160.00	\$3,080.00	\$10,240.00
52	190142002	JAKE F KEEGAN & EDEN A KEEGAN	1303 2ND AVE S SAUK RAPIDS, MN 56379	1303 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-001 Block-011	(3)	7000	50	\$3,580.00	\$1,540.00	\$5,120.00
53	190142500	GREGORY THOMAS STAFFA	1300 BROADWAY AVE S SAUK RAPIDS, MN 56379	1300 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-011 & LOT 10 & ELY 10 FT VAC BROADWAY AVE S	(3)	15000	100	\$7,160.00	\$3,300.00	\$10,460.00
54	190141900	JASON A WESEBERG & ARLENE Z WESEBERG	1228 BROADWAY AVE S SAUK RAPIDS, MN 56379	1228 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-016 Block-010 & S1/2 OF LOT 15 ALSO VAC 10 FT OF BROADWAY	(3)	11250	75	\$5,370.00	\$2,475.00	\$7,845.00
55	190141301	OLIVIA SPEED	15684 COBBLECREST DR KIMBALL, MN 55353	1225 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-008 Block-010	(3)	7000	50	\$3,580.00	\$1,540.00	\$5,120.00
56	190141300	JAMES WILLIAM TASTO & LISA A TASTO	10850 10TH AVE NW RICE, MN 56367	1223 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-007 Block-010		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
57	190141200	WILLIAM E STATON	1221 2ND AVE S SAUK RAPIDS, MN 56379	1221 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-006 Block-010		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
58	190141100	JEFFREY L FRANK	1219 2ND AVE S SAUK RAPIDS, MN 56379	1219 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-005 Block-010		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
59	190141000	SAMANTHA ASHLEY FROELICH & ZACHARY JOSEPH FROELICH	1209 2ND AVE S SAUK RAPIDS, MN 56379	1209 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-004 Block-010		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
60	190140900	MAYRA ALEJO RAYA	1205 2ND AVE S SAUK RAPIDS, MN 56379	1205 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-003 Block-010		7000	50	\$3,580.00	\$1,540.00	\$5,120.00
61	190140800	TINA HORN	1201 2ND AVE S SAUK RAPIDS, MN 56379	1201 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-001 Block-010 & LOT 2	(3)	14000	100	\$7,160.00	\$3,080.00	\$10,240.00
62	190141400	BENJAMIN PHILLIPS	1200 BROADWAY AVE S SAUK RAPIDS, MN 56379	1200 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-009 Block-010 ALSO VAC 10 FT OF BROADWAY	(3)	7500	50	\$3,580.00	\$1,650.00	\$5,230.00
63	190125700	WAYNE BROMENSCHENKEL & JOYCE BROMENSCHENKEL	1130 BROADWAY AVE S SAUK RAPIDS, MN 56379	1130 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-016 Block-006 & 10 FT OF PARTIALLY VAC BROADWAY AVE LYING ADJ TO LOTS	(3)	7600	50	\$3,580.00	\$1,672.00	\$5,252.00
64	190124700	GREGORY V KORVER	1129 2ND AVE S SAUK RAPIDS, MN 56379	1129 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-001 Block-006	(3)	7100	50	\$3,580.00	\$1,561.99	\$5,141.99
65	190124800	DAWN MARIE ORTHMAN & JASON MICHAEL CHANTLER	1117 2ND AVE S SAUK RAPIDS, MN 56379	1117 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-002 Block-006		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
66	190124900	JEAN M LOFTUS & IRVING C LOFTUS JR	1115 2ND AVE S SAUK RAPIDS, MN 56379	1115 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-003 Block-006 & LOT 4		14200	100	\$7,160.00	\$3,124.00	\$10,284.00
67	190125000	SCOTT JAY HACKENSMITH REV TR & SHAWN FAYE HACKENSMITH REV TR	1113 2ND AVE S SAUK RAPIDS, MN 56379	1113 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-005 Block-006 & LOT 6 W/UNDIV 1/2 INT TO SCOTT JAY HACKENSMITH REV TR & W/UNDIV 1/2 INT TO SHAWN FAYE HACKENSMITH REV TR		14200	100	\$7,160.00	\$3,124.01	\$10,284.01
68	190125100	ANDREW W HOPPE	1101 2ND AVE S SAUK RAPIDS, MN 56379	1101 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-007 Block-006 & LOT 8	(3)	14200	100	\$7,160.00	\$3,124.00	\$10,284.00
69	190125200	LAWRENCE J GERADS & DOROTHY C GERADS	1102 BROADWAY AVE S SAUK RAPIDS, MN 56379	1102 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-009 Block-006 & ELY 10 FT OF VAC BROADWAY AVE S	(3)	7600	50	\$3,580.00	\$1,672.00	\$5,252.00
70	190124600	THOMAS L SALZER	1028 BROADWAY AVE S SAUK RAPIDS, MN 56379	1028 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-016 Block-005 & VAC 10 FT OF BROADWAY AVE ADJ TO LOT	(3)	7600	50	\$3,580.00	\$1,672.00	\$5,252.00

SPECIAL ASSESSMENT RATES											
STREET RESURFACING: 30-32 FT EQUIVALENT WIDE (25%)		\$13.90	/ LF								
STREET RECONSTRUCTION: 30-32 FT EQUIVALENT WIDE (25%)		\$71.60	/ LF								
STORM SEWER: SQUARE FOOTAGE @ \$0.22 / SQ FT		\$0.22	/ SQ FT								
MAP ID	PARCEL ID NO.	OWNER OF RECORD	OWNER ADDRESS	PROPERTY ADDRESS	PROPERTY DESCRIPTION	NOTES	PARCEL AREA (SQUARE FEET)	ASSESSMENT			TOTAL
								ADJUSTED FOOTAGE	STREET ASSESSMENT	STORM SEWER ASSESSMENT	ASSESSMENT
71	190123300	TRACY D WITHAM & JEANNETTE C WITHAM	551 VICTORY AVE APT 224 SARTELL, MN 56377	1025 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-001 Block-005 & S1/2 OF LOT 2	(3)	10650	75	\$5,370.00	\$2,343.00	\$7,713.00
72	190123400	RAMIRO LOA	1021 2ND AVE S SAUK RAPIDS, MN 56379	1021 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-003 Block-005 & N1/2 OF LOT 2		10650	75	\$5,370.00	\$2,343.00	\$7,713.00
73	190123500	DENNIS H TESKE & LAVONNE M TESKE	1011 2ND AVE S SAUK RAPIDS, MN 56379	1011 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-004 Block-005 & SLY 1/2 OF LOT 5		10650	75	\$5,370.00	\$2,343.00	\$7,713.00
74	190123600	PHILIP M BARTEL	1009 2ND AVE S SAUK RAPIDS, MN 56379	1009 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-006 Block-005 & S 15 FT OF N 1/2 OF LOT 5 & NLY 10 FT OF LOT 5		10650	75	\$5,370.00	\$2,343.00	\$7,713.00
75	190123700	ALEXANDRA HEINEN	1003 2ND AVE S SAUK RAPIDS, MN 56379	1003 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-007 Block-005		7100	50	\$3,580.00	\$1,562.00	\$5,142.00
76	190123800	BENJAMIN PFAFF & REBECCA PFAFF	1001 2ND AVE S SAUK RAPIDS, MN 56379	1001 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-008 Block-005	(3)	7100	50	\$3,580.00	\$1,562.00	\$5,142.00
77	190123900	BRYAN GUZY	33 6TH ST S SAUK RAPIDS, MN 56379	1000 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-009 Block-005 & 10 FT OF PARTIALLY VAC BROADWAY AVE LYING ADJ TO LOTS	(3)	7600	50	\$3,580.00	\$1,672.00	\$5,252.00
78	190123200	JONATHAN DANIEL OMANN	922 BROADWAY AVE S SAUK RAPIDS, MN 56379	922 BROADWAY AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-012 Block-004 & S1/2 OF LOT 11 & 10 FT OF PARTIALLY VAC BROADWAY AVE LYING ADJ TO LOTS	(2)	11201	80	\$5,728.00	\$2,464.14	\$8,192.14
79	190122400	DENISE K ROSSMAN	931 2ND AVE S SAUK RAPIDS, MN 56379	931 2ND AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 LEECH'S ADDN TO SAUK RAPIDS Lot-001 Block-004 & LOT 2 EXC N 12 FT OF LOT 2	(3,4)	12391	88	\$0.00	\$0.00	\$0.00
80	190160500	DAIRYLAND LABORATORIES INC	217 E MAIN ARCADIA, WI 54612	919 LINCOLN AVE SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SCHOUMAKER'S ADDITION Block-006 ALL OF BLK 6 EXCEPT HWY & LESS PT W OF RR R/W	(2,5)	12239	87	\$0.00	\$0.00	\$0.00
81	190135701	DAIRYLAND LABORATORIES INC	217 E MAIN ARCADIA, WI 54612	919 LINCOLN AVE SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS PT OF LOT 28 BLK 2 & PT OF VAC DIVISION ST LYING ELY OF BNRR	(2,5)	2227	16	\$0.00	\$0.00	\$0.00
82	190137110	BENTON CO AG SOCIETY	PO BOX 118 SAUK RAPIDS, MN 56379	1410 3RD AVE S SAUK RAPIDS, MN 56379	Sect-26 Twp-036 Range-031 SWEETS ADDITION TO SAUK RAPIDS Lot-008 Block-008 LOTS 1 & 2 BLK 7	(3)	21000	150	\$2,085.00	\$4,619.99	\$6,704.99
TOTALS:							736793	5480	\$347,574.90	\$156,520.83	\$504,095.73

- (1) CITY OWNED LOT
- (2) FRONT FOOTAGE ADJUSTMENT FOR ODD SHAPED LOT OR CORNER LOT (LOT AREA/10500*75)
- (3) CORNER LOT - ASSESSED ON THE SHORTER SIDE
- (4) ASSESSED - 2024 2ND AVENUE SOUTH STREET IMPROVEMENTS PROJECT
- (5) ASSESSED - 2018 OVERLAY IMPROVEMENTS PROJECT

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