



**Meeting Location: Municipal Center
7100 147th Street West
Apple Valley, Minnesota 55124**

June 12, 2025

City Council Informal Meeting Tentative Discussion Items

5:30 PM

1. Council Discussion Items (10 min.)
2. Dakota County Housing Needs Assessment presentation by Bowen National Research (30 min.)
3. Natural gas franchise fee discussion (15 min.)
4. Discuss packet delivery options (10 min.)
5. Adjourn

City Council Regular Meeting Tentative Agenda

7:00 PM

1. Call to Order and Pledge
2. Approve Agenda
3. Audience - 10 Minutes Total Time Limit - For Items Not on this Agenda
4. Consent Agenda
Consent Agenda Items are considered routine and will be enacted with a single motion, without discussion, unless a councilmember or citizen requests to have any item separately considered. It will then be moved to the regular agenda for consideration.
 - A. Approve Minutes of the regular meeting of May 22, 2025
 - B. Set a Special City Council Meeting on June 24, 2025 at 1:00 p.m. to conduct Finance Director interviews
 - C. Adopt Resolution accepting a donation from the Apple Valley Community Crime Prevention Association for use by Police Department
 - D. Proclaim July 2025 as "Park and Recreation Month"
 - E. Adopt Resolution establishing parking restrictions and road closures for

Freedom Days celebration events

- F. Approve issuance of Temporary Event License in connection with a Community Festival, "Apple Valley Freedom Days Celebration", for on-sale intoxicating liquor sales to AV Hospitality SBC d/b/a Patriots Restaurant & Bar
- G. Approve issuance of Temporary Event License in Connection with a Community Festival, "Music in Kelley Park", for on-sale intoxicating liquor sales to Loko Bowling, Inc., d/b/a Bogart's Entertainment Center
- H. LoKo Bowling, Inc., d/b/a Bogart's Entertainment Center, 14917 Garrett Avenue, outdoor event on September 20, 2025
 - 1. Approve Special Event Permit
 - 2. Approve temporary extension to On-Sale Liquor License premises
- I. Adopt Resolution revoking Lilong, Inc.'s Massage Therapy Business License
- J. Appoint Councilmember John Bergman as Apple Valley representative to Minneapolis/St. Paul International Airport Noise Oversight Committee At-Large Community Group
- K. Receive Parks and Recreation Advisory Committee 2024 Annual Report
- L. Receive Parks and Recreation Department 2024 Annual Report
- M. Adopt Resolution amending the 2025 Budget for specific items
- N. Adopt Resolution adopting 2025 Performance Measures and approving participation in the Performance Measurement Program
- O. Approve 2026 ALF Ambulance Budget
- P. Adopt Resolution approving the Deer Management Plan
- Q. Approve release of Natural Resources Management Permit financial guarantee
- R. Orchard Place 5th Addition
 - 1. Adopt Resolution approving Final Plat and Development Agreements for Orchard Place 5th Addition
 - 2. Approve Planned Development Agreement with Rockport, LLC
- S. Adopt Resolution awarding agreement for Project 2022-111, Apple Valley

11th and 12th Additions Electrical Conversion Phase 1

- T. Approve agreement with The Jamar Company for Project 2024-148 City Hall Reroof
- U. Adopt Resolution awarding agreement for Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements
- V. Approve reciprocal fire service agreement with Capital City Regional Firefighter's Association
- W. Approve cost share agreement with Dakota County for election hardware, software, and related services
- X. Approve agreement with DJ Commercial Door LLC, for FS1 Service Door Replacement
- Y. Approve agreement with JWS Construction, LLC, for FS1 Service Door Landing Pad
- Z. Approve agreement with Loffler Companies, Inc., for multifunction copier rental and maintenance
- AA. Approve amended agreement with Independent School District 196 for Police Liaison Services
- BB. Approve second amendment to JPA with Dakota County for Cost Share related to Project 2021-150, North Creek Greenway Trail Improvement
- CC. Approve Change Order No. 1 to agreement with Spohn Ranch Inc. for Project 2024-172, Skate Park Construction (2023 Parks Bond Referendum)
- DD. Approve Change Orders No. 2 and 3 to agreement with Pro-Tec Design, Inc., for Police Operations - Card Readers and Cameras
- EE. Approve Change Order No. 12 for Project 2021-172, Police Garage
- FF. Approve Change Order No. 4 to agreement with Jerry's Transmission Service, Inc., d/b/a North Central Emergency Vehicles, for 2025 Fire Engine, Triple Combination Pumper
- GG. Approve payment to Charter Spectrum to bury overhead cable lines for Project 2024-189, Redwood Park Reconstruction (2023 Parks Bond Referendum)
- HH. Approve acceptance and final payment on agreement with Hallberg Engineering, Inc., for Commissioning Agenda for Apple Valley Fire Station #2 & Improvements to #1 & #3

- II. Approve claims and bills
- JJ. Approve Personnel Report
- KK. Authorize helicopter landing and liftoff in Johnny Cake Ridge Park East on July 3, 2025
- 5. Regular Agenda
 - A. Present Police Awards to Residents
 - B. Accept Apple Valley Freedom Days Celebration and Community Festival schedule of events and authorize placement of signage
 - C. Spice Village, LLC, 7520 149th Street W.
 - 1. Hold Public Hearing
 - 2. Adopt Resolution approving issuance of On-Sale Wine and 3.2 Percent Malt Liquor Licenses, effective July 1, 2025
 - D. General Obligation Bond, Series 2025A
 - 1. Adopt Resolution providing for the competitive negotiated sale of \$32,450,000 General Obligation, Series 2025A
 - 2. Approve Municipal Advisory Service Agreement with Northland Securities
 - E. Cannabis Microbusiness Text Amendments
 - 1. Consider an ordinance amending Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusinesses (*First reading*)
 - 2. Consider an ordinance amending Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments (*First reading*)
 - F. Snap Fitness, 15115 Dove Trail
 - 1. Adopt Resolution approving a health and fitness facility as a permitted use in "PD-629" (Planned Development No. 629), Zone 4
- 6. Staff and Council Communications
- 7. Calendar of Events

A. Approve Calendar of Upcoming Events

8. Adjourn

City Offices are closed Thursday, June 19, 2025, in observance of Juneteenth and Friday, July 4, 2025, in observance of Independence Day.

Regular meetings are broadcast, live, on Charter Communications Cable Channel 180 and on the City's website at www.applevalleymn.gov



ITEM:
COUNCIL MEETING DATE:
SECTION:

2.
June 12, 2025
Informal Agenda

Description: Dakota County Housing Needs Assessment presentation by Bowen National Research (30 min.)	
Staff Contact: Tim Benetti, Community Development Director	Department / Division: Community Development

Action Requested:

N/A

Summary:

Mr. Patrick Bowen, President of Bowen National Research, will be presenting a Housing Needs Assessment study that was recently commissioned by the Dakota County Community Development Agency (CDA). This assessment is designed to help Apple Valley—and communities within Dakota County—understand the current dynamics of the local housing market, and what future needs are anticipated.

Mr. Bowen’s presentation will highlight key findings specific to Apple Valley, including demographic and economic trends, current housing conditions, and projected housing gaps across income levels and housing types. This work supports the City’s efforts to ensure that Apple Valley remains a vibrant, inclusive, and well-planned community that meets the needs of all residents—both today and into the future.

Attached to this memo report is the Bowen Report's Executive Summary, followed by the excerpt narratives and findings for Apple Valley only.

Background:

The CDA commissioned Bowen National Research in March 2024 to conduct a comprehensive Housing Needs Assessment for Dakota County and its individual municipalities. With shifting demographic and employment trends anticipated in the coming years, it is important for local governments, community stakeholders, and residents to gain a clear understanding of current market conditions and the projected changes that may shape future housing needs. This assessment was designed to:

- Provide a current-day overview of Dakota County;
- Analyze past, present, and projected demographic characteristics in detail;
- Examine employment trends and economic drivers influencing the area;

- Assess the existing conditions of key housing components, including both for-sale and rental housing options;
- Identify housing gaps by tenure (renter and owner) and income levels;
- Offer an overview of 11 individual municipalities within the county, highlighting key demographic, economic, and housing data.

By meeting these objectives, the Housing Needs Assessment equips local leaders, housing advocates, and stakeholders with the insight needed to:

1. Better understand Dakota County's evolving housing landscape;
2. Establish informed housing priorities;
3. Modify, expand, or implement local housing policies; and
4. Support the growth and adaptability of the county's housing market to meet current and future demand.

Budget Impact:

N/A

Attachments:

1. Housing Needs Assessment - Exec. Summary
2. Housing Needs Assessment - Apple Valley Only
3. Presentation

HOUSING NEEDS ASSESSMENT

Dakota County,
Minnesota



BOWEN
NATIONAL
RESEARCH

2024

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Addendum B – Non-Conventional Rental Survey

Addendum C – Senior Care Housing Survey

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Addendum E – Community Overview: Burnsville

Addendum F – Community Overview: Eagan

Addendum G – Community Overview: Farmington

Addendum H – Community Overview: Hastings

Addendum I – Community Overview: Inver Grove Heights

Addendum J – Community Overview: Lakeville

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Addendum O – Methodology and Limitations

Addendum P – Qualifications

Addendum Q – Glossary

Note: For-sale housing data provided upon request.

I. INTRODUCTION

A. PURPOSE

The Dakota County Community Development Agency retained Bowen National Research in March of 2024 for the purpose of conducting a Housing Needs Assessment of Dakota County, Minnesota and its municipalities.

With changing demographic and employment characteristics and trends expected over the years ahead, it is important for the local government, stakeholders and its citizens to understand the current market conditions and projected changes that are anticipated to occur that will influence future housing needs. Toward that end, this report intends to:

- Provide an overview of present-day Dakota County.
- Present and evaluate past, current and projected detailed demographic characteristics.
- Present and evaluate employment characteristics and trends, as well as the economic drivers impacting the area.
- Determine current characteristics of major housing components within the market (for-sale/ownership and rental housing alternatives).
- Provide housing gap estimates by tenure (renter and owner) and income segment.
- Provide an overview of 11 individual municipalities within the county which includes select demographic, economic and housing data.

By accomplishing the study's objectives, government officials, area stakeholders, and area housing advocates can: (1) better understand the county's evolving housing market, (2) establish housing priorities, (3) modify, expand, or introduce local government housing policies, and (4) enhance and/or expand the county's housing market to meet current and future housing needs.

B. GEOGRAPHIC SCOPE

Study Area Delineation

The primary geographic scope of this study is Dakota County, Minnesota. Additionally, supplemental data and analysis are provided for 11 select cities within Dakota County. A full description of the market areas and corresponding maps are included in Section III.

II. EXECUTIVE SUMMARY

The purpose of this report is to evaluate the housing needs of Dakota County, Minnesota and to recommend priorities and strategies to address such housing needs. To that end, we have conducted a comprehensive Housing Needs Assessment that considered the following:

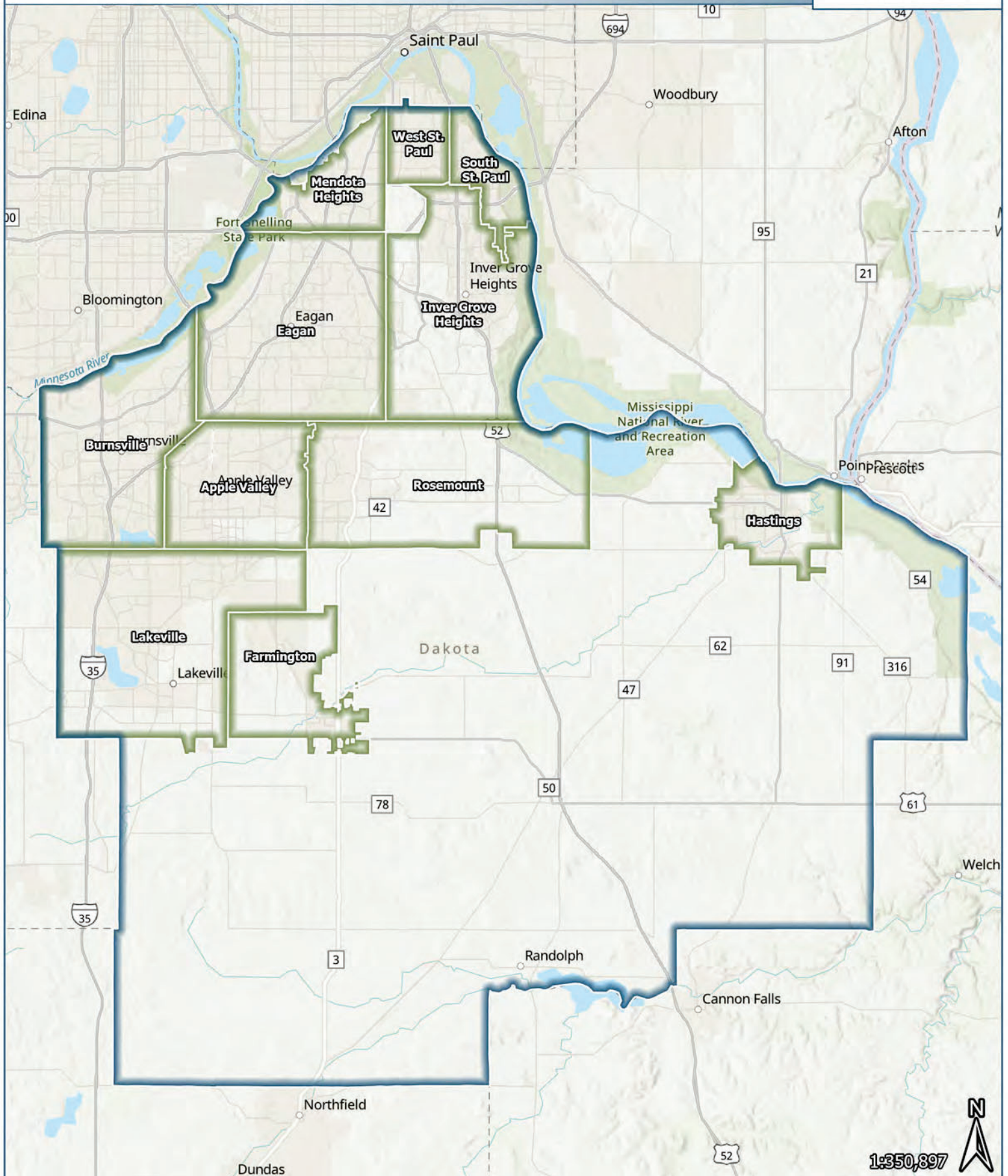
- Demographic Characteristics and Trends
- Economic Conditions and Initiatives
- Existing Housing Stock Costs, Performance, Conditions and Features
- Submarket Analysis for 11 cities within Dakota County (Apple Valley, Burnsville, Eagan, Farmington, Hastings, Inver Grove Heights, Lakeville, Mendota Heights, Rosemount, South St. Paul, and West St. Paul)

Based on these metrics and input, we were able to identify housing gaps by affordability and tenure (rental vs. ownership). Using these findings, we developed an outline of possible strategies that could be considered for implementation. This Executive Summary provides key findings and recommended strategies. Detailed data analysis is presented within the individual sections of this Housing Needs Assessment. Individual submarket analysis is included in the Addendums to this report.

Geographic Study Areas

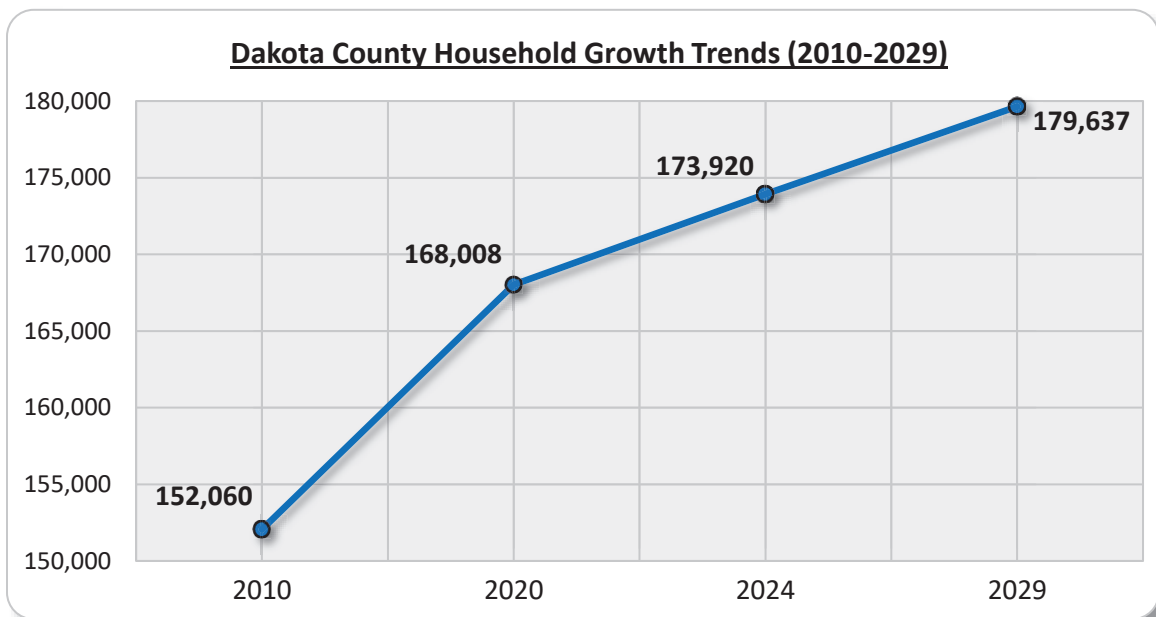
This report focuses on the Primary Study Area (PSA), which consists of Dakota County, Minnesota. *Note that the terms “PSA” and “Dakota County” represent the same area and are used interchangeably throughout this report.* Additionally, supplemental data and analysis are provided for 11 select submarkets within the county. Separate individual analyses for each submarket are included in Addendums D through N of this report.

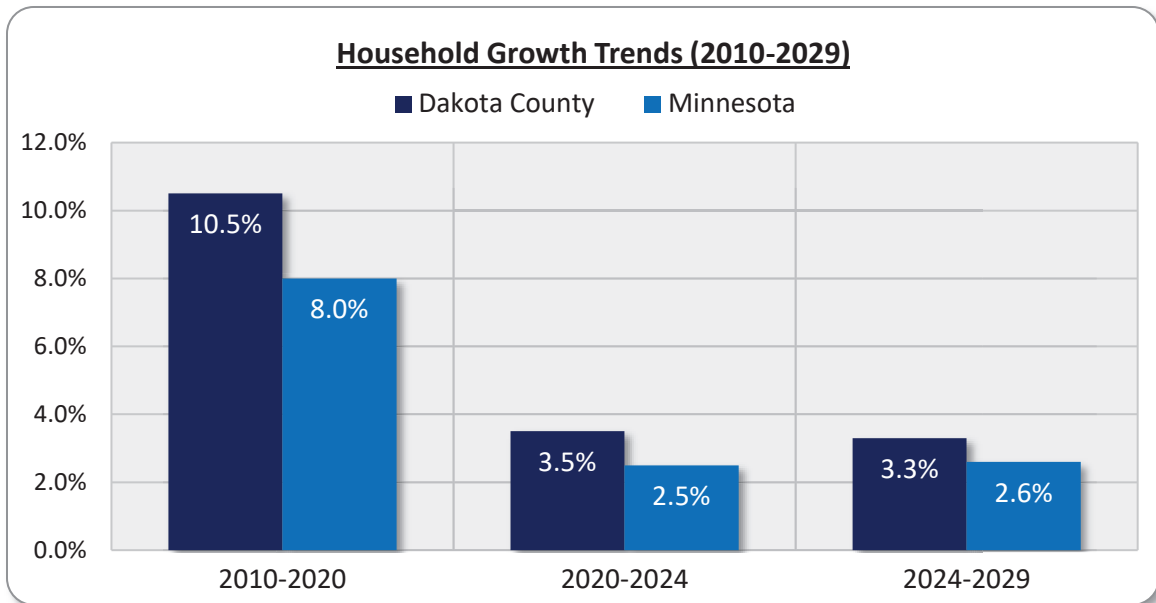
A map of the PSA and the various submarket areas is shown on the following page.



Demographics

The PSA (Dakota County) household base has increased substantially since 2010, a trend which is projected to continue through 2029. The PSA experienced an increase of 21,860 households between 2020 and 2024, an increase of 14.4%. Household growth in the county is projected to increase by 3.3% between 2024 and 2029, adding 5,717 households. Note that household growth in the county has outpaced statewide household growth between 2010 and 2024, and projections indicate that household growth in the county will continue to outpace statewide household growth during the next five years. All 11 PSA submarkets experienced an increase in households between 2010 and 2020, with Lakeville (24.5%) and Rosemount (17.8%) recording the largest percentage increases in household growth during this period. Between 2020 and 2024, 10 of the 11 submarkets experienced positive household growth, with South St. Paul being the lone exception. During this period, Lakeville (11.3%) and Rosemount (10.3%) again experienced the largest percentage increase in household growth. While Apple Valley is projected to experience a slight decrease in households over the next five years, households are projected to increase within the 10 remaining submarkets of the PSA. Individual projected increases among these submarkets range from 0.4% (Inver Grove Heights) to 14.5% (Rosemount).

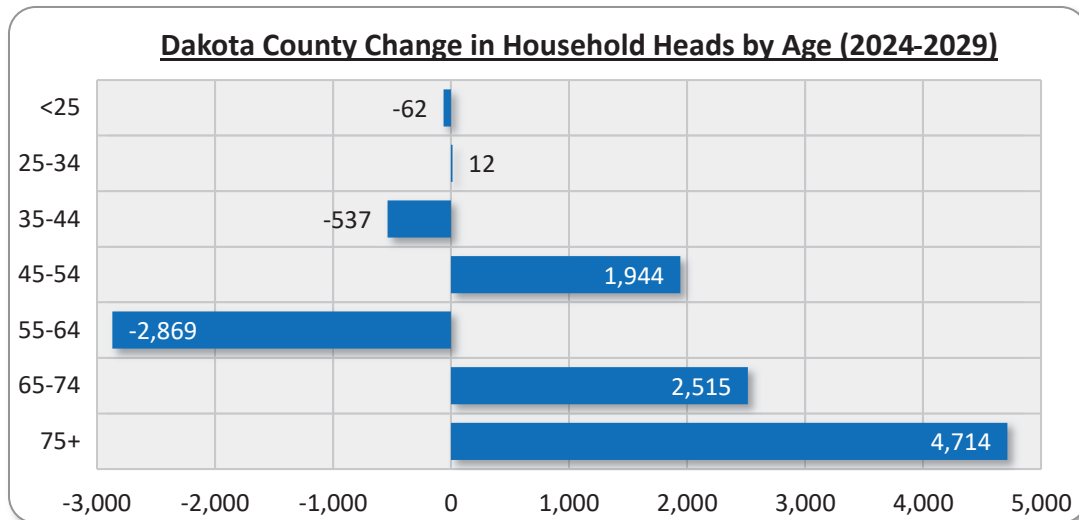




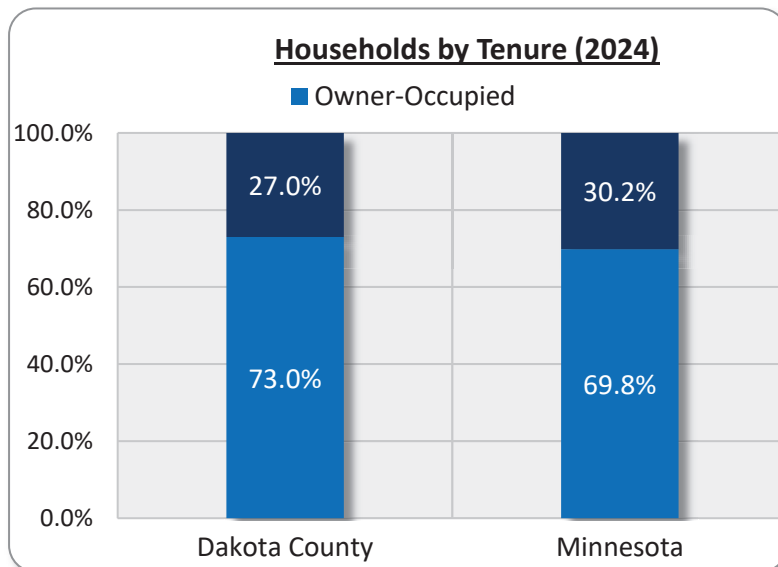
While households are projected to increase within Dakota County between 2024 and 2029, household growth or decline alone does not dictate the total housing needs of a market. Other factors that influence housing needs, which are addressed throughout this report, include: households living in substandard or cost-burdened housing, commuting patterns, pent-up demand (e.g., wait lists), availability of existing housing, and product in the development pipeline.

Household growth concentrated among households between the ages of 45 and 54 and those aged 65 and older will contribute to ongoing demand for family and senior-oriented housing alternatives within Dakota County. Household heads aged 35 to 44 comprise the largest share (20.3%) of the overall household base within the PSA (Dakota County) in 2024, while household heads aged 55 to 64 represent the next largest share (18.7%). Although these age cohorts represent the two largest shares of households in the county, households within both of these age cohorts are projected to decrease between 2024 and 2029. By comparison, households aged 45 to 54 and those aged 65 and older are projected to increase by 6.1% and 15.8%, respectively. The notable projected growth among these household age cohorts in the PSA is consistent with projected statewide household growth trends over the next five years.

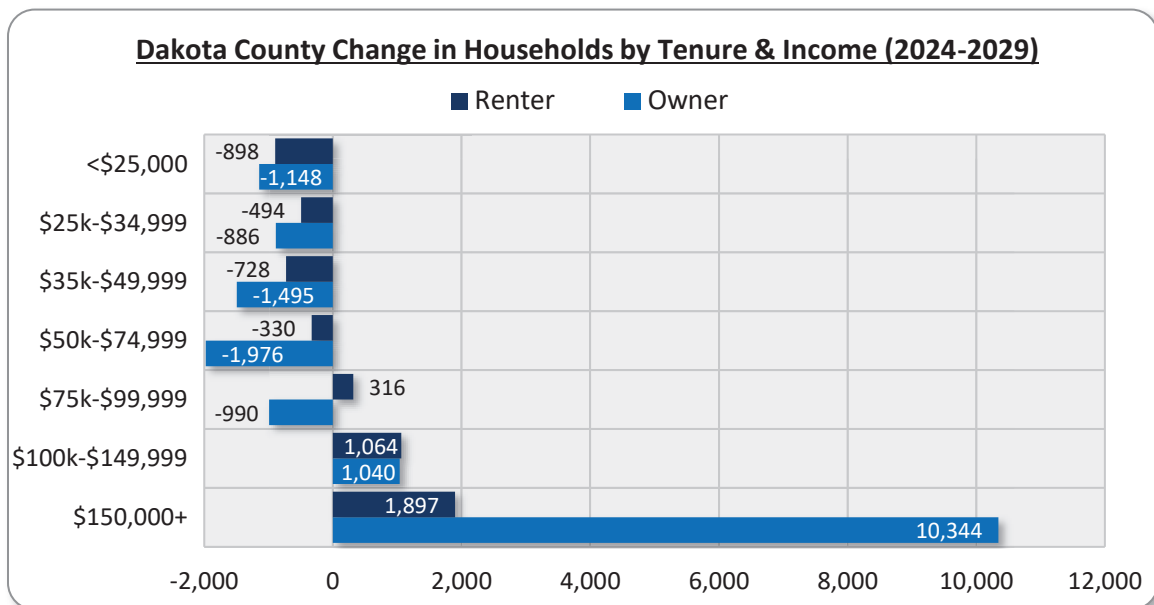
Household heads aged 35 to 44 also represent the largest share of households in six of the 11 PSA submarkets. Although this household age cohort will remain a significant share (between 12.5% and 21.7%) of the total households in each submarket by 2029, the most substantial growth is projected to occur among households aged 65 and older. This senior cohort is projected to increase by 9.5% (Mendota Heights) to 28.3% (Lakeville) over the next five years, with Farmington, Rosemount, and Lakeville all projected to have increases of 22.4% or higher. While demand will remain strong for housing that targets a range of household ages, senior-oriented housing alternatives will likely have the greatest increase in demand over the next five years.



While owner households comprise the vast majority of the total households in the PSA (Dakota County) in 2024, *both* renter and owner households are projected to increase within the county over the next five years. In 2024, owner households comprise nearly three-quarters (73.0%) of all households within the PSA, with the remaining 27.0% being *renter* households. This represents a larger share of owner households as compared to the state of Minnesota (69.8%). Although owner households also comprise the majority of households within each of the 11 submarkets, note that West St. Paul (45.1%) and Burnsville (38.3%) have shares of renter households that are well above the county's share of 27.0%. Overall, the county's owner households are projected to increase in each of the 11 submarkets over the next five years, while renter households are projected to increase in seven submarkets (declines are projected in the communities of Apple Valley, Burnsville, Farmington, and Inver Grove Heights). It is important to note that factors such as home mortgage interest rates, residential development costs, available land, and utility availability and capacity will affect the type of housing that gets built and the housing needs and preferences (rentals vs. home ownership) of commuters.



Despite growth projections among higher-income households (renter and owner), demand will continue to exist for affordable housing alternatives within Dakota County. Between 2024 and 2029, *renter* household growth is projected to be concentrated among households earning \$75,000 or more, while *owner* household growth is projected to be among households earning \$100,000 or more. While this growth will likely contribute to demand for moderate to higher-priced rental and for-sale product, it is notable that over one-third (36.9%) of all renter households within the county are projected to earn less than \$35,000 in 2029. Thus, it will be important to also give consideration to affordable housing alternatives, particularly rental product, when determining future housing development needs within the county.



Between 2024 and 2029, growth among senior *renter* households (aged 62 and older) is projected to occur across a variety of income levels in Dakota County, while growth among senior *owner* households is projected to occur primarily among households earning \$60,000 or more. Over the next five years, senior *renter* households are projected to increase among a variety of income cohorts in the PSA (Dakota County), with the most substantial growth (46.5%) projected for renters earning over \$60,000 per year. Noteworthy household increases are also projected among senior renters earning between \$40,000 and \$59,999 (487 households, or 13.4%) and those earning below \$10,000 (132 households, or 9.7%). Between 2024 and 2029, senior *owner* households earning \$60,000 or more are projected to increase by 6,032 (23.9%) in the PSA, while senior owner households earning less than \$50,000 are projected to decrease by 1,268 (11.6%) during the same period. As a result, approximately two-thirds (66.6%) of senior owner households in the PSA will earn at least \$60,000 by 2029. These changes will likely have an influence on the demand for senior oriented housing in the county.

Additional demographic data and analysis are included in Section IV of this report.

Economy & Workforce

The Dakota County economy has experienced steady growth in terms of total employment and at-place employment, the unemployment rate has been historically lower than the rate for the state of Minnesota, and continued job growth is projected through 2032. Over the past 10 years, the county's total employment has increased 5.6%, at-place employment (actual jobs in the county, regardless of place of residence) has increased 5.8%, and excluding 2020, the annual unemployment rate in the county has averaged 3.1%. The economy in Dakota County is heavily influenced by the retail trade, manufacturing, healthcare/social assistance, educational, and accommodation/food service sectors, which collectively account for approximately one-half (50.9%) of the employment by sector. Some of the largest employers within the county are engaged in these industry sectors. Although the overall wages in the area result in a median household income that is 17.9% higher than that for the state, individuals working among some of the most common occupations in the county and surrounding MSA (Metropolitan Statistical Area) encounter housing affordability issues. This is particularly true for single wage earning households and those seeking home ownership in the county.

Economic development activity totaling over \$1 billion has been recently completed, currently underway or is planned in the county. These investments and the projected 4.9% growth in employment for the economic planning area between 2022 and 2032 will contribute to the demand for housing within the PSA and the surrounding region. In addition, nearly 100,000 individuals commute into the county daily for employment, of which nearly 13,000 commute more than 50 miles one way. These commuters, particularly those commuting long distances, represent a notable base of potential support for future housing development.

Additional economic data and analysis is included in Section V of this report.

Housing Supply

Despite a median household income of \$102,310 in the PSA (Dakota County), approximately 41,000 households within the county remain *housing cost burdened*. The median home value (\$413,686) and average gross rent (\$1,410) levels reported for Dakota County are approximately 15% and 20% higher than those reported for the state of Minnesota. This contributes to higher shares of households being housing cost burdened (paying more than 30% of their income toward housing costs) within the county. Specifically, 47.0% of renter households and 17.0% of owner households are housing cost burdened within Dakota County. As such, approximately 19,200 renter households and nearly 21,900 owner households within the county are housing cost burdened. Of these, approximately 8,940 renter households and 7,329 owner households are *severe* housing cost burdened (paying 50% or more of their income toward housing costs). Overall, this data illustrates the importance of affordable rental and for-sale housing for the residents of Dakota County.

The overall multifamily rental supply is operating at a healthy 95.7% occupancy rate, yet affordable rentals (Tax Credit and government subsidized) are operating at limited availability levels and maintain long wait lists. Among the 27,211 multifamily units included in the county’s survey of 229 apartments, 1,161 are vacant. This results in an overall vacancy rate of 4.3%, which is within the 4% to 6% range that is typically considered healthy for multifamily product. While only 2.3% of Tax Credit units are vacant within the county, there are no vacancies among the government-subsidized units. In addition, wait lists comprising up to 3,074 households for Tax Credit units and 3,838 households for subsidized units exist within the PSA, with an additional 5,277 households on wait lists for affordable housing maintained by the Dakota County CDA. This illustrates the very high level of demand for affordable rentals in the county. The market-rate multifamily units in the PSA have an overall vacancy rate of 4.8% (95.2% occupancy rate), which is reflective of a healthy, well-balanced market. However, it should be noted that nearly half of the vacant market-rate units are within recently opened properties that are still in their initial lease-up period. Overall, the low vacancy rates and noteworthy wait lists for multifamily rentals in Dakota County indicate there is strong and pent-up demand for this type of housing product. As a result, development opportunities for multifamily rentals targeting various income levels likely exist within the county. The following table summarizes the surveyed multifamily properties within the county (Note: Some properties operate under mixed-income programs, such as “Market-Rate/Tax Credit” or “Market-Rate/Government Subsidized”). Additional details of the surveyed multifamily properties are included in this report starting on page VI-9.

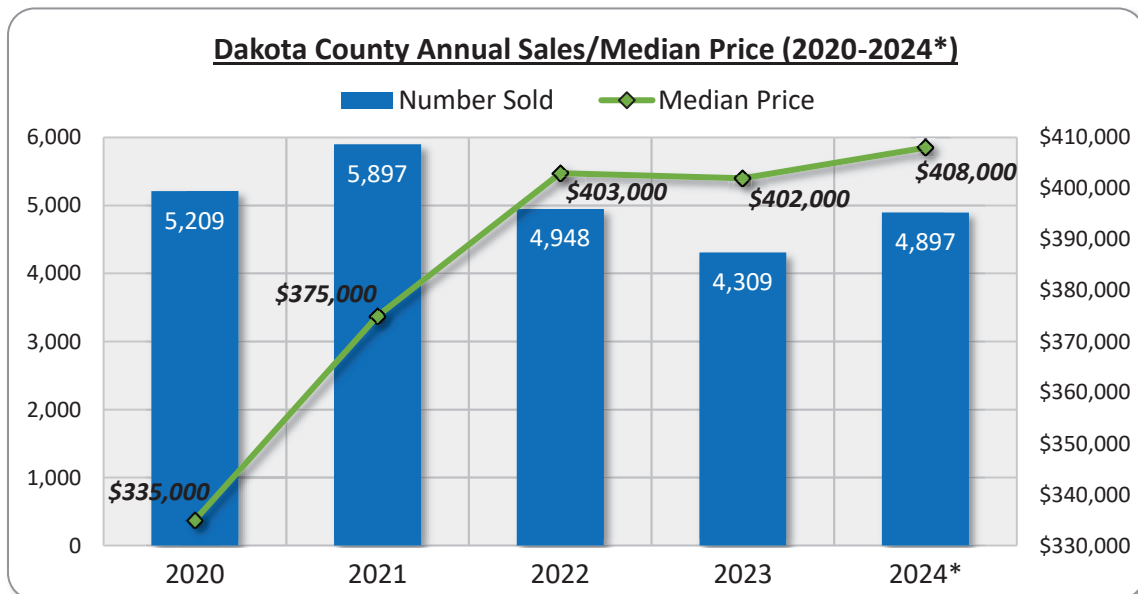
Surveyed Multifamily Rental Housing – Dakota County, MN				
Project Type	Projects Surveyed	Total Units	Vacant Units	Occupancy Rate
Market-Rate	139	21,662	1,050	95.2%
Market-Rate/Tax Credit	4	704	74	89.5%
Market-Rate/Government-Subsidized	1	172	4	97.7%
Tax Credit	65	3,625	33	99.1%
Tax Credit/Government-Subsidized	12	709	0	100.0%
Market-Rate/Tax Credit/Government-Subsidized	1	104	0	100.0%
Government-Subsidized	7	235	0	100.0%
Total	229	27,211	1,161	95.7%

Source: Bowen National Research

Non-conventional rental units, such as houses, duplexes and mobile homes, comprise approximately one-third of all rental units in the PSA (Dakota County) but also have limited availability. Non-conventional rentals with four or fewer units per structure and mobile homes comprise 34.7% of rental units in Dakota County. While this represents a significantly smaller share of the overall rental supply compared to multifamily rentals, these units account for more than 14,000 rental units in the county. During August and September 2024, Bowen National Research identified 83 non-conventional rentals in Dakota County that were listed as *available* for rent. When compared to the overall non-conventional inventory of the PSA, these available units represent an overall vacancy rate of

0.6%, which is considered very low. Within four submarkets of the county (Farmington, Lakeville, Rosemount, and South St. Paul), non-conventional rentals comprise over 50% of the total rental supply. The vacancy rates in these submarkets range from 0.2% (South St. Paul) to 1.2% (Farmington). As such, limited availability is a prevalent issue throughout Dakota County. While these rentals offer an alternative to home ownership, the median rents for the non-conventional units in the PSA are notably higher than the corresponding Tax Credit rents. As a result, it is unlikely that most low-income households in the area could afford a non-conventional rental, even if such a unit were readily available.

Annual home sales volume has declined in Dakota County since 2021, while the median sales price appears to have recently stabilized following notable increases in both 2021 and 2022. The number of homes sold (sales volume) within the PSA (Dakota County) increased by 13.2% between 2020 and 2021 but then declined by 16.1% in 2022 and 12.9% in 2023. Based on sales transactions through July 2024, sales volume in the PSA is projected to increase by 13.6% through year end 2024; however, this is solely based on sales year-to-date, and recent trends indicate a slowing in sales volume. Although the median sales price of homes sold in the PSA increased nearly 22.0% between 2020 and 2024, it is important to point out that nearly all of this increase occurred in 2021 and 2022. Since 2022, the median sales price increased only 1.2% through July 2024, indicating that pricing may be stabilizing in the market, which is mirroring many U.S. markets. Overall, 58.8% of home sales between January 2020 and July 2024 in the PSA were in the Lakeville (22.6%), Burnsville (12.7%), Eagan (12.5%), and Apple Valley (11.1%) submarkets. Four of the PSA submarkets report median sales prices which are higher than that reported for the PSA (\$380,000), with the highest median sales price (\$530,000) reported within the Mendota Heights Submarket. Conversely, the lowest median sales price reported among the various PSA submarkets (\$270,000) is within the South St. Paul Submarket.



*2024 full year projection

Available for-sale housing is limited throughout Dakota County, and nearly one-half of this inventory is priced at \$400,000 or higher. There are two inventory metrics most often used to evaluate the health of a for-sale housing market. These metrics include *Months Supply of Inventory* (MSI) and *availability rate*. Based on recent monthly absorption rates in the county, the homes listed as available for purchase in the PSA represent approximately 1.4 months of supply. Typically, healthy and well-balanced markets have an available supply that should take about four to six months to absorb (if no other units are added to the market). Therefore, the PSA inventory is considered relatively low and indicative of limited available supply. When comparing the available 579 units with the overall inventory of owner-occupied units (128,582), the PSA has a vacancy/availability rate of 0.5%. This availability rate is below the normal range of 2.0% to 3.0% for a well-balanced for-sale/owner-occupied market and is reflective of a limited supply of available for-sale housing.

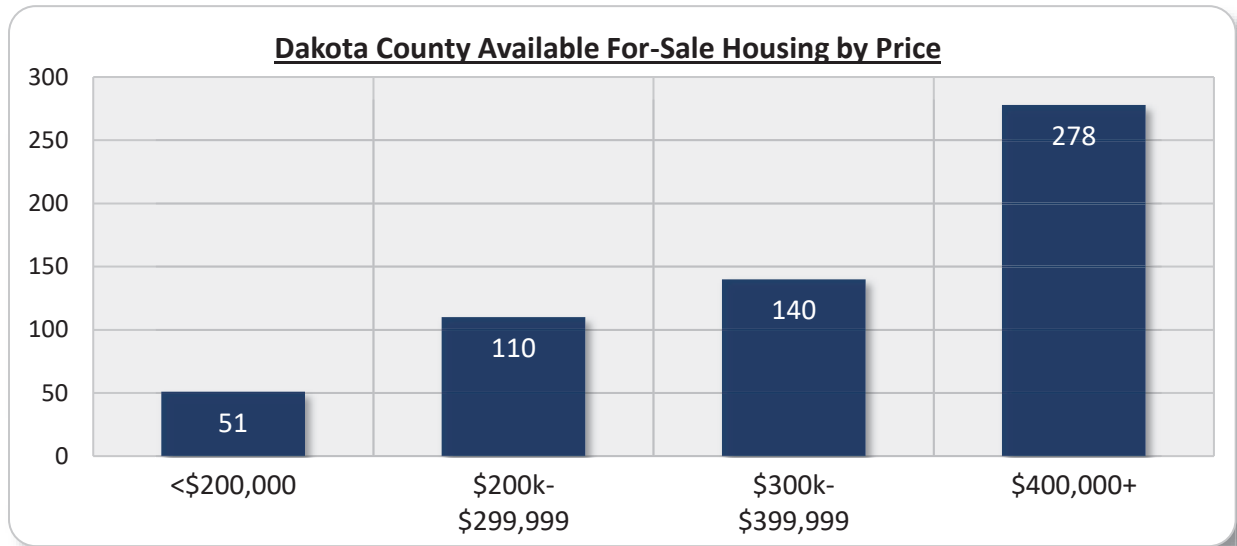
The following table summarizes key metrics for the available for-sale residential units in the PSA (Dakota County) and the PSA submarkets as of July 31, 2024.

Available For-Sale Housing – Dakota County, MN (As of July 31, 2024)							
	Total Units	% Share of County	Availability Rate / MSI	Average List Price	Median List Price	Average Days on Market	Average Year Built
Apple Valley	80	13.8%	0.5% / 1.7	\$372,169	\$367,500	42	1991
Burnsville	97	16.8%	0.6% / 1.8	\$344,839	\$340,000	34	1983
Eagan	62	10.7%	0.3% / 1.3	\$402,942	\$339,839	34	1988
Farmington	36	6.2%	0.5% / 1.2	\$397,881	\$378,530	63	2005
Hastings	17	2.9%	0.3% / 0.9	\$383,594	\$345,000	29	1976
Inver Grove Heights	37	6.4%	0.3% / 1.4	\$434,633	\$340,000	31	1994
Lakeville	121	20.9%	0.6% / 1.3	\$533,830	\$494,797	47	2006
Mendota Heights	17	2.9%	0.5% / 1.7	\$978,459	\$615,000	91	1985
Rosemount	50	8.6%	0.6% / 1.4	\$414,086	\$382,450	44	2009
South St. Paul	14	2.4%	0.2% / 0.7	\$268,964	\$277,450	69	1941
West St. Paul	26	4.5%	0.5% / 1.4	\$400,487	\$284,900	27	1970
Balance of County	22	3.8%	-	\$805,064	\$579,450	48	1984
Dakota County	579	100.0%	0.5% / 1.4	\$447,241	\$395,000	43	1992

Source: Redfin.com & Bowen National Research
MSI – Months Supply of Inventory

As the preceding illustrates, availability rates among the individual submarkets range from 0.2% (South St. Paul) to 0.6% (Burnsville, Lakeville, and Rosemount). Months Supply Inventory for the submarkets ranges from 0.7 months (South St. Paul) to 1.8 months (Burnsville). As such, for-sale housing availability is a challenge throughout Dakota County. In total, 10 submarkets (including the Balance of County) have a median list price of \$339,839 or higher, with Mendota Heights (\$615,000) having the highest median list price in the PSA. Overall, 278 (48.0%) of the available for-sale homes in the PSA have a list price of \$400,000 or higher, while only 51 (8.8%) are priced under \$200,000.

The following graph illustrates available for-sale housing by price point for the PSA (Dakota County).



Occupancy rates among existing senior care facilities demonstrate very strong demand for senior care housing, particularly independent and assisted living product. A total of 60 senior care facilities comprising 3,946 units were surveyed within Dakota County. The county is reporting an overall occupancy rate of 92.8% for the surveyed senior care facilities. Within individual project types, independent living facilities within the PSA have an overall occupancy rate of 95.9%, while assisted living and nursing care facilities report overall occupancy rates of 94.2% and 81.7%, respectively. Notably, the occupancy rates reported for independent and assisted living facilities are well above the national median occupancy rates reported for such facility types. While the overall occupancy rate for skilled nursing facilities (81.7%) is lower than those reported for independent and assisted living facilities, it is very similar to the national median occupancy rate (82.0%) for similar product. Lower than typical occupancy rates are not uncommon among skilled nursing care facilities due to the higher than typical turnover rates associated with this type of care. Within the individual PSA submarkets, occupancy rates among the senior care facilities surveyed are also generally similar to, if not higher than, national median occupancy rates for similar product. This indicates that demand is strong for various senior care housing types throughout the Dakota County area. In addition, demographic projections over the next five years indicate that senior households, age 65 and older, are expected to increase by 7,229 households (15.8% increase) in Dakota County. These demographic projections suggest that demand for senior-oriented housing alternatives, including senior care facilities could increase in the coming years. Nonetheless, the occupancy rates among existing senior care facilities should continue to be monitored to ensure adequate demand exists for such product when considering future senior care development within Dakota County.

Additional housing supply information is included in Section VI.

Housing Gap Estimates

Dakota County has an overall five-year (2024 to 2029) housing gap of 28,452 units for rental and for-sale product at a variety of affordability levels. It is projected that Dakota County has a five-year **rental housing gap of 8,339 units** and a **for-sale housing gap of 20,113 units**. While there are housing gaps among all affordability levels of both rental and for-sale product, the *rental* housing gap is heavily concentrated for product with rents less than \$931, though significant rental demand also exists for rents between \$932 and \$2,484. The *for-sale* housing gap is primarily for product priced \$248,401 or higher, with the majority of demand for this segment being for product priced between \$331,201 and \$476,100. Details of this analysis, including methodology and assumptions, are included in Section VII.

The following tables summarize the approximate housing gap estimates in the PSA (Dakota County) over the next five and 10 years.

Dakota County, Minnesota					
Rental Housing Gap Estimates					
Percent of Median Income	≤ 30%	31%-60%	61%-80%	81%-115%	116%+
Household Income Range	≤ \$37,260	\$37,261-\$74,520	\$74,521-\$99,360	\$99,361-\$142,830	\$142,831+
Monthly Rent Range	≤ \$931	\$932-\$1,863	\$1,864-\$2,484	\$2,485-\$3,570	\$3,571+
Overall Rental Units Needed (2024-2029)	3,276	1,625	1,557	1,085	796
Five-Year (2024-2029) Projection Total					8,339
Overall Rental Units Needed (2024-2034)	6,560	3,929	3,713	3,362	1,779
10-Year (2024-2034) Projection Total					19,343

Dakota County, Minnesota					
For-Sale Housing Gap Estimates					
Percent of Median Income	≤ 30%	31%-60%	61%-80%	81%-115%	116%+
Household Income Range	≤ \$37,260	\$37,261-\$74,520	\$74,521-\$99,360	\$99,361-\$142,830	\$142,831+
Price Point	≤ \$124,200	\$124,201-\$248,400	\$248,401-\$331,200	\$331,201-\$476,100	\$476,101+
Overall For-Sale Units Needed (2024-2029)	0	1,730	4,305	10,253	3,825
Five-Year (2024-2029) Projection Total					20,113
Overall For-Sale Units Needed (2024-2034)	0	3,460	8,695	21,881	8,305
10-Year (2024-2034) Projection Total					42,341

* Based on Bowen National Research's survey of area rentals and MLS inventory of available homes

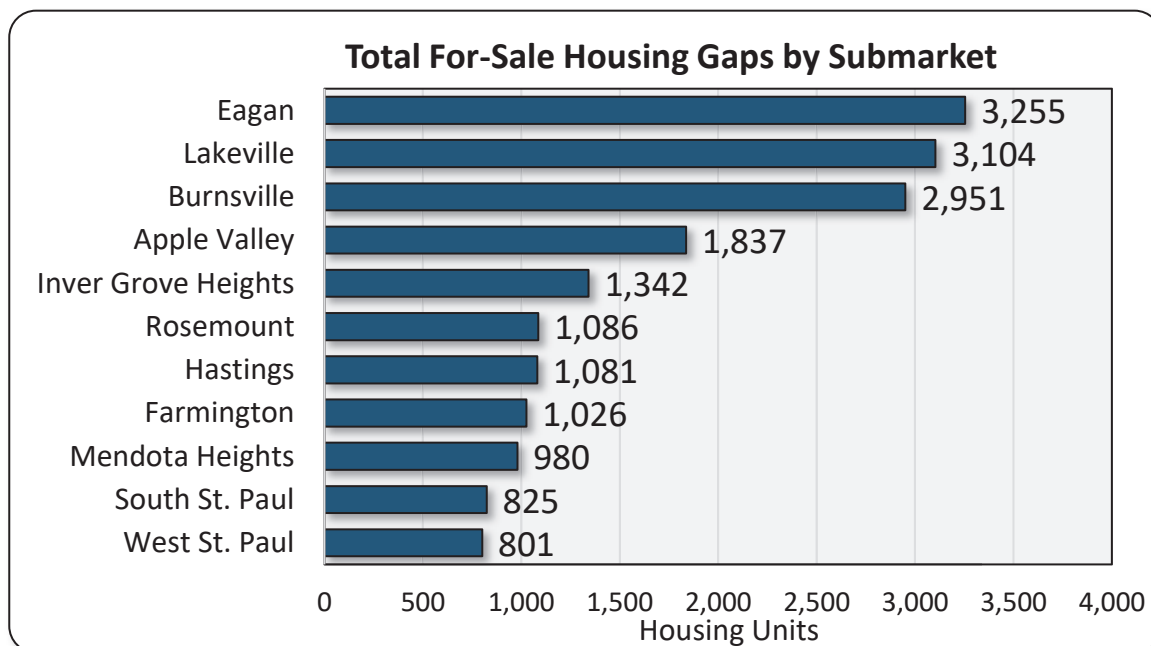
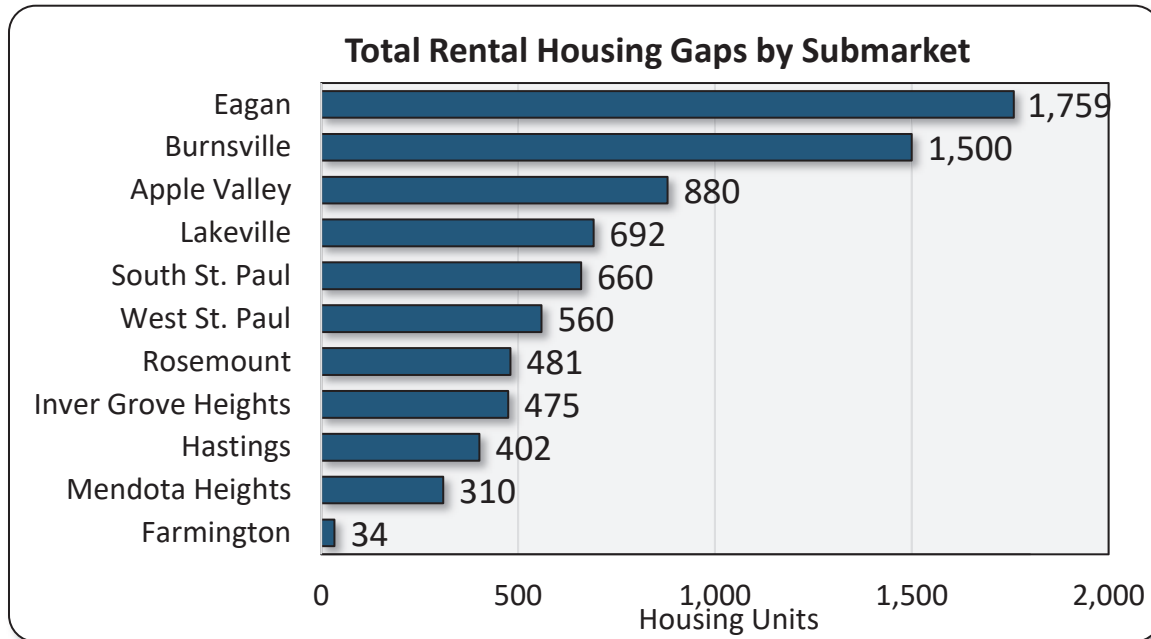
**Based on ESRI/ACS estimates of units lacking complete indoor plumbing or are overcrowded

^Based on Bowen National Research proprietary research and ACS migration patterns for Dakota County

^^Based on ESRI/ACS estimates of households paying 50% or more of income toward housing

Overall, there is potential support for a variety of residential development alternatives in the PSA (Dakota County). It is important to understand that the housing demand estimates shown in this report assume no major changes occur in the local economy and that the demographic trends and projections provided in this report materialize.

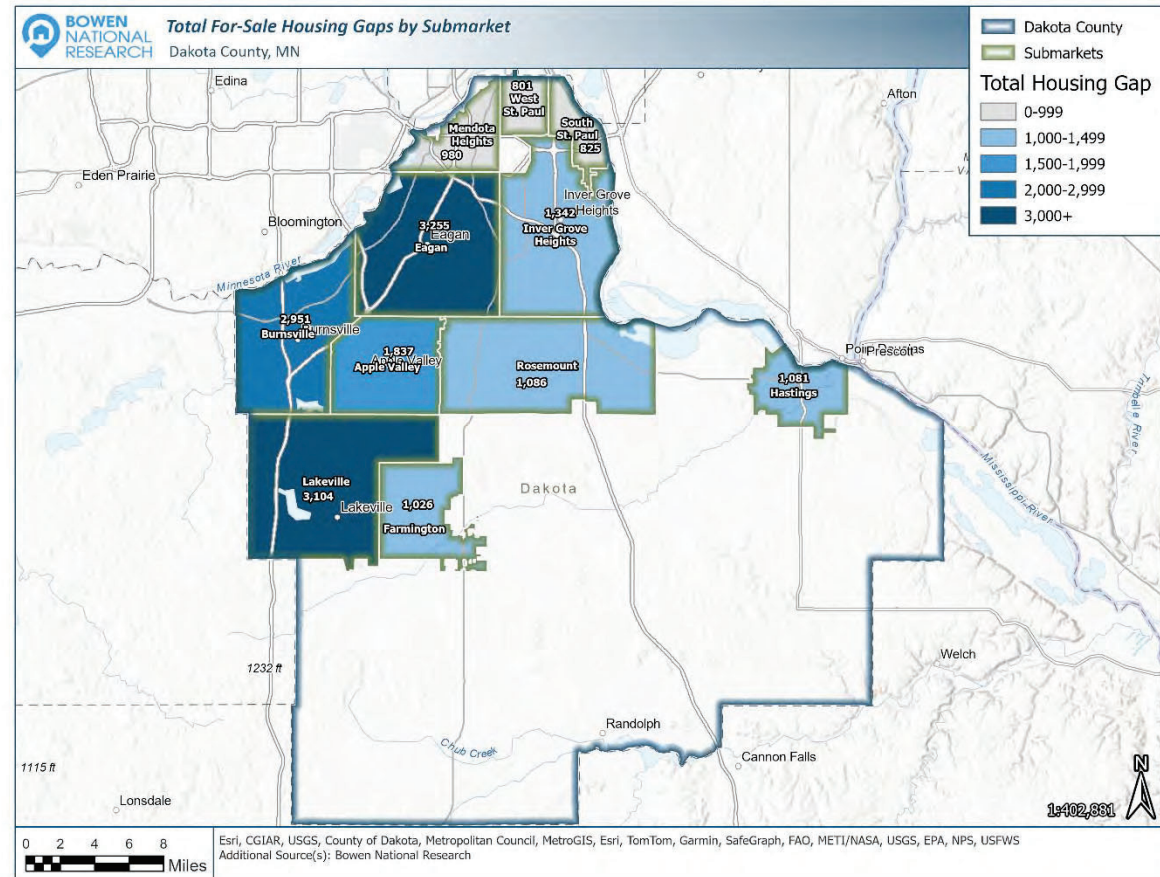
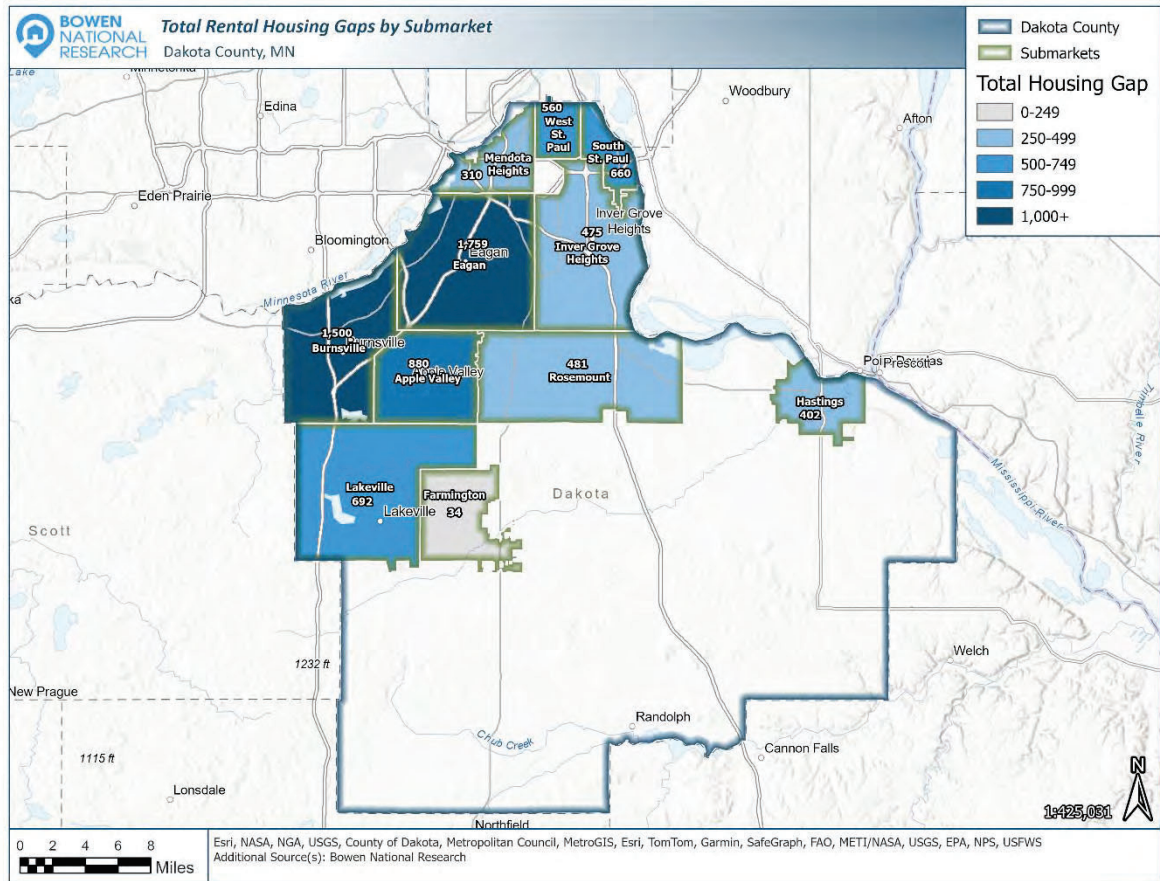
The following graphs illustrate the overall five-year (2024-2029) rental and for-sale housing gaps for each of the 11 submarkets evaluated in this report. Note that the tables only show gaps for individual communities and exclude gaps for the balance of the county (586 rental units and 1,825 for-sale units).



As the preceding graphs illustrate, the Eagan, Burnsville, and Apple Valley submarkets have the largest *rental* housing gaps, while the communities of Eagan, Lakeville and Burnsville have the largest *for-sale* housing gaps within the county.

It is critical to understand that the estimates provided in this report (both rental and for-sale) represent potential units of demand by targeted income level. The actual number of units that can be supported will ultimately be contingent upon a variety of factors including the location of a project, proposed features (i.e., pricing, amenities/features, bedroom type, unit mix, square footage, etc.), product quality, design (i.e., townhouse, single-family homes, or traditional rental units), management and marketing efforts. As such, each targeted segment outlined in the preceding tables included in this section may be able to support more or less than the number of units shown in the table. The potential number of units needed should be considered a general guideline to residential development planning.

Maps illustrating the overall rental and for-sale housing gaps are shown on the following page. Individual submarket housing gap estimates by *household income level* are provided starting on page VII-9 and Addendums D through N.



Recommended Housing Strategies

The following summarizes key strategies for Dakota County that should be considered to address housing issues and needs of the market. These strategies do not need to be done concurrently, nor do all strategies need to be implemented to create an impact. Instead, the following housing strategies should be used as a guide by the local government, stakeholders, developers and residents to help inform housing decisions.

Consider Capacity Building that will Expand the Base of Participants and Resources that can be Utilized to Address Housing Issues and Consider Identifying a “Housing Champion” – While having a Housing Needs Assessment completed for the area is a fundamental first step in understanding and quantifying housing needs and opportunities, local stakeholders and advocates should explore the level of interest of community leaders and local housing advocates on creating either a volunteer-based housing coalition or a more formal commission/task force. Such a group would serve as the “housing champion” that would investigate and discuss housing issues and devise possible solutions and advise local government on possible housing initiatives. Consideration should also be given to hiring or retaining a housing specialist/professional that would be responsible for research or facilitating housing initiatives on a regular basis. This can be an individual already working for a municipality or county government, someone that works for a nonprofit group, or an existing housing advocacy group.

Set Realistic and Attainable Short-Term Housing Goals, Outline Long-Term Objectives, and Monitor Progress – Using the housing needs estimates and recommendations provided in this report as a guide, as well as the 10-year housing goals established by the Metropolitan Council (<https://metro council.org/Housing/Planning.aspx>), the county and/or individual communities could set realistic short-term (two to three years) housing development goals along with long-term (five years or longer) objectives to support housing. Short-term goals could focus on establishing an Action Plan that outlines priorities, such as broad housing policies, initiatives, and incentives that support the preservation and development of residential units. The recommendations included in this section could serve as a guide for developing an Action Plan. Long-term objectives could include establishing a goal for the number of housing units that could be built or repaired and broadly outline the types of housing that could be considered, such as rentals and for-sale housing, as well as geographical locations (e.g., within areas near established community services, selected neighborhoods, etc.). The goals could also broadly outline affordability (e.g., income levels) objectives and market segments (e.g., families, seniors, etc.) that could be served. From such goals, the county could periodically collect key metrics (e.g., vacancy rates, changes in rents/prices, reassess cost burdened and substandard housing, evaluate housing cost increases relative to income/wage growth, etc.) so that they can monitor progress and adjust efforts to support stated goals.

The Dakota County Community Development Agency (CDA) and Individual Communities Should Continue to Work Collaboratively to Address Housing Issues

– It is clear from this report that the various communities share many similar attributes and challenges, along with an interdependence, with overall Dakota County. It will be important that the Dakota County CDA continue to work together with local municipalities to address mutual housing issues whenever possible. This may be in the form of formally establishing a housing commission or task force, pursuing joint grant applications, encouraging agreements over infrastructure, holding joint strategic housing planning sessions and/or work groups, supporting capacity building through the pairing of community and county resources, and increasing the impact of development incentives through the use of complementary policy tools. Additional discussion and examples of such strategies can be found on the Local Housing Solutions website at:

www.Localhousingsolutions.org

Consider Implementing or Modifying Policies to Encourage and Support the Development of New Housing and the Preservation of Existing Housing

– One of the key findings from this report is that there is *limited availability* among the existing housing stock in the county. While there is notable residential development currently in the development pipeline for many areas of the county, there are still considerable housing gaps that exist for both rental and for-sale product. The lack of available housing likely limits the full potential for demographic and economic growth within the county. Many residents that seek new housing, as well as persons/households looking to relocate to the area, have very few options from which to choose, particularly among the more affordable housing alternatives. Although the Dakota County Community Development Agency (CDA) offers a variety of programs, assistance, and incentives that support local housing efforts, it is possible such initiatives could be expanded and/or implemented on a local municipal level. While this study did not include an evaluation of existing building codes, zoning, programs or incentives, local government could consider supporting housing policies such as promoting development in currently underdeveloped portions of the county (e.g., expansion of public utilities), modifying unit size requirements (allowing for smaller units), supporting or leveraging developer incentives (e.g., Qualified Opportunity Zones, TIF districts, tax abatements, etc.), waiving/deferring/lowering government fees, supporting rehabilitation and renovation efforts through the existing Home Improvements Area (HIA) program, and exploring other measures specifically targeted to the types of housing (e.g., affordable, senior, etc.) that lead to meeting local housing goals. In an effort to support more affordable housing alternatives, the county should consider supporting projects being developed with affordable housing development programs (e.g., Tax Credit and HUD programs), providing or expanding pre-development financial assistance, supporting and expanding the existing Housing Trust Fund, supporting and expanding the existing land bank, and supporting or expanding low-interest or forgivable loans and grants to lower income households that can be used to cover costs directly associated with the repairs and maintenance of the existing housing stock. Overall, consideration should be given to focusing efforts on programs that

support low-income households (seniors and families), workforce households, and lower income first-time homebuyers, all of which appear to face some of the greatest housing challenges in the county. While housing programs such as those offered by/through the Dakota County Community Development Agency could be expanded within the county, local municipalities could explore creating or expanding housing programs and policies to support local housing goals. Given the variety and complexity of many housing initiatives, area housing advocates may want to learn more about such initiatives at: www.Localhousingsolutions.org

Explore Efforts to Encourage the Development of Senior-Oriented Housing to Enable Seniors to Transition into More Maintenance-Free Housing – Dakota County has a large and growing base of seniors. Currently, there is a limited inventory of *available* housing in the market, and senior care facilities are operating at high occupancy rates, specifically independent living (95.9%) and assisted living (94.2%) projects. While one senior care facility is currently under construction, and another facility is currently in the planning phase (at the time of this study), senior households (aged 65 and older) in Dakota County are projected to increase by 7,229 households between 2024 and 2029. As a result, seniors in the county who wish to downsize into smaller, more maintenance-free independent rental housing or senior care housing will have difficulty finding housing that meets their needs, allowing them to age in place. It is recommended that the additional development of senior-oriented housing be supported, with possible incentives to encourage such development.

Support Efforts to Encourage the Development and Preservation of Workforce Housing - As this study shows, there is a large base (42.1%) of lower-income households earning less than \$50,000 annually, particularly renter households. The survey of affordable rental alternatives such as Tax Credit and government-subsidized rentals reveals very few vacancies and long wait lists, while affordable for-sale housing alternatives priced under \$200,000 have limited availability. Given the financial challenges developers often experience in developing affordable housing, local housing supporters and advocates may want to explore creating or offering housing assistance (e.g., gap financing, low-interest loans, donating or selling land at a discount, infrastructure assistance, etc.) to increase the likelihood that affordable housing is developed and preserved.

Support and Expand Education and Outreach Campaign to Help Support Housing Initiatives - Educating the public (e.g. elected officials, housing advocates, lenders, property owners, employers, citizens, etc.) on the importance of and need for different housing types should be areas of focus in Dakota County. Using any existing and newly created housing education initiatives, local stakeholders could develop an education/outreach program with a focused objective that ultimately supports local housing efforts. The program could, for example, include continued support of Dakota County CDA's educating landlords on the Housing Choice Voucher program and informing potential homebuyers about homebuying requirements and assistance (credit repair, down payments, etc.), and advising existing homeowners on home repair assistance and home maintenance. Additional outreach efforts should involve both informing and engaging area residents, elected officials, area employers and other stakeholders on the benefits of developing affordable housing for the workforce and seniors. Such efforts could help to mitigate stigmas associated with affordable housing, illustrate the benefits such housing has on the local economy, and help to get the community to "buy in" on housing initiatives. Annual or other periodic housing forums, or workshops, preparing annual reports or marketing material could be used to help communicate housing advocate messaging. Ideas on community engagement and outreach can be found at:

<https://localhousingsolutions.org/plan/engaging-the-community-in-the-development-of-a-local-housing-strategy/>

OR

<https://housingtoolkit.ca-ilg.org/how-engage-your-community-tiers-public-engagement-framework>

Explore and Encourage Development Partnerships – Government entities within the county may want to establish relationships with other entities to support housing development efforts. This may include relationships with nonprofit groups such as the Community Action Partnership (CAPSCD) that serves Dakota County, Habitat for Humanity, local businesses and private sector developers. Assistance, input, and collaboration among these entities with an emphasis on complementing the existing Economic Development Strategy and other economic and housing related programs provided by/through the Dakota County Community Development Agency could also contribute substantially to future housing development opportunities within the county. The consolidation of the public and private sector's efforts for certain housing initiatives can lead to improved efficiencies, larger financial capacities, and more cohesive residential development efforts. For example, this could include a large employer providing financial benefits (e.g., down payment assistance) to its qualified employees (possibly those earning below a certain income level) to reside at a residential development in which the county is providing tax abatements or other incentives for the developer/property owner. There are numerous examples around the country of public-private sector partnerships that could be explored further for potential replication in Dakota County.

Market Dakota County's Housing Needs and Opportunities to Potential Residential Development Partners and Promote Existing Housing Resource Center – Using a variety of sources, the county should attempt to identify and market itself to the residential developers (both for-profit and nonprofit), real estate investors, housing advocacy groups and others active in the region. Identification could be through trade associations, published lists of developers, real estate agents or brokers, and other real estate entities in the region. Marketing of the county through trade publications, direct solicitation or public venues (e.g., housing and economic conferences) should be considered. The promotion of market data (including this Housing Needs Assessment), development opportunities, housing programs and incentives should be the focus of such efforts. While many economic and housing resources are already available on the Dakota County Community Development Agency website, it is important that area stakeholders are educated on these resources in order to maximize the impact of the information that is currently accessible. Some of the most commonly included resources on similar websites include:

- Potential Residential Sites
- Building & Zoning Regulations
- Development Incentives
- Demographic & Economic Data
- Local Housing Assistance Programs
- Local Housing Supply Data
- Government & Advocate Contacts
- Infrastructure & Public Works Information

Consider Implementing a Marketing Plan and Developing Housing that Will Attract Some of the Nearly 100,000 Commuters that Travel into the County to Become Permanent Residents – Nearly 100,000 people commute to Dakota County for employment, with more than 12,800 of these commuters traveling more than 50 miles each way. These commuters represent a large base of potential household growth for Dakota County should housing that meets their needs become available within the area. It is recommended that local housing advocates consider developing a marketing plan to encourage people commuting into Dakota County to *move to the county*. This could include working collaboratively with the local chamber of commerce, area employers and developers to identify and promote key assets of the community and housing opportunities that exist in the market (assuming more housing is added to the market in the near future). The marketing plan should include a realistic timeline, strategies to be implemented, responsible parties, and ultimate goals and outcomes of the marketing efforts.

ADDENDUM D: CITY OF APPLE VALLEY OVERVIEW

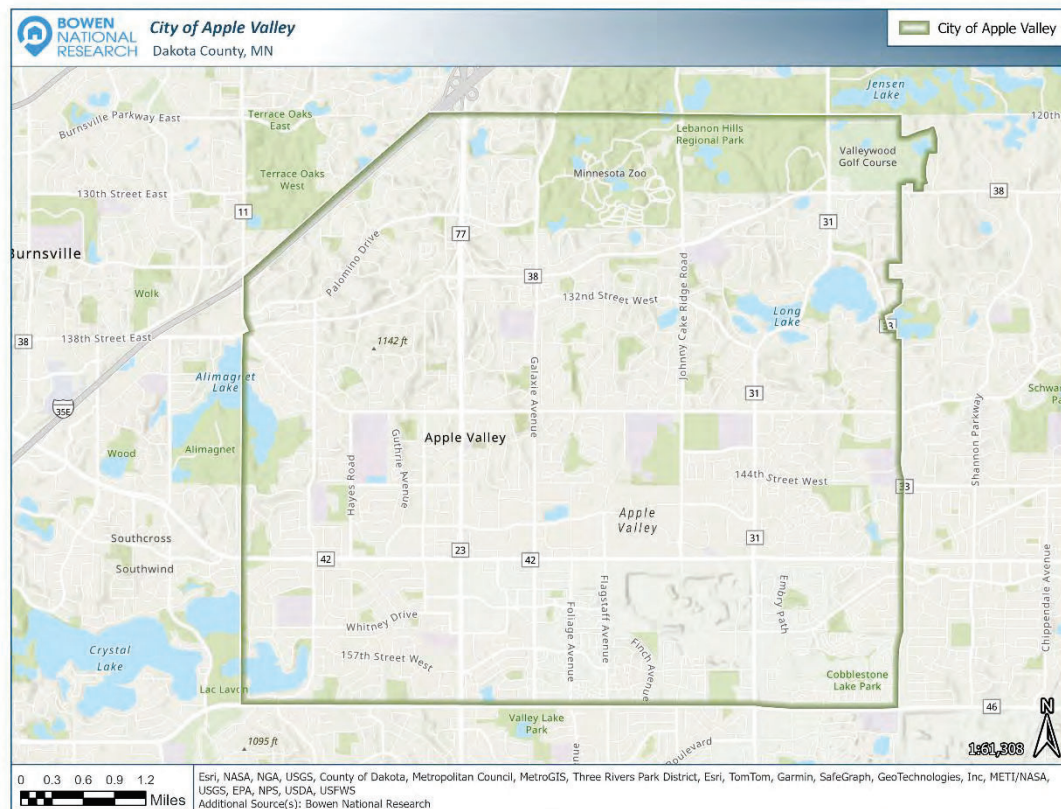
While the primary focus of this Housing Needs Assessment is on the entirety of the Primary Study Area, or PSA (Dakota County), this section of the report includes an overview of demographic, economic, and housing metrics specific to the city of Apple Valley. To provide a base of comparison, various metrics of Apple Valley were compared with the entirety of Dakota County and statewide numbers.

The analyses on the following pages provide overviews of key demographic and economic data, summaries of the multifamily rental market and for-sale housing supply, and general conclusions on the housing needs of the area. It is important to note that the demographic projections included in this section assume no significant government policies, programs or incentives are enacted that would drastically alter residential development or economic activity. Note that some topics presented in this analysis, particularly migration and economic data, may be limited to county-based metrics due to the availability of data.

A. INTRODUCTION

Apple Valley is located in the northwestern portion of Dakota County, approximately 25 miles south of Minneapolis. Apple Valley contains approximately 17 square miles and has an estimated population of 57,219 in 2024. Interstate 35 runs directly along the northwest border of the city and provides access to nearby metropolitan centers.

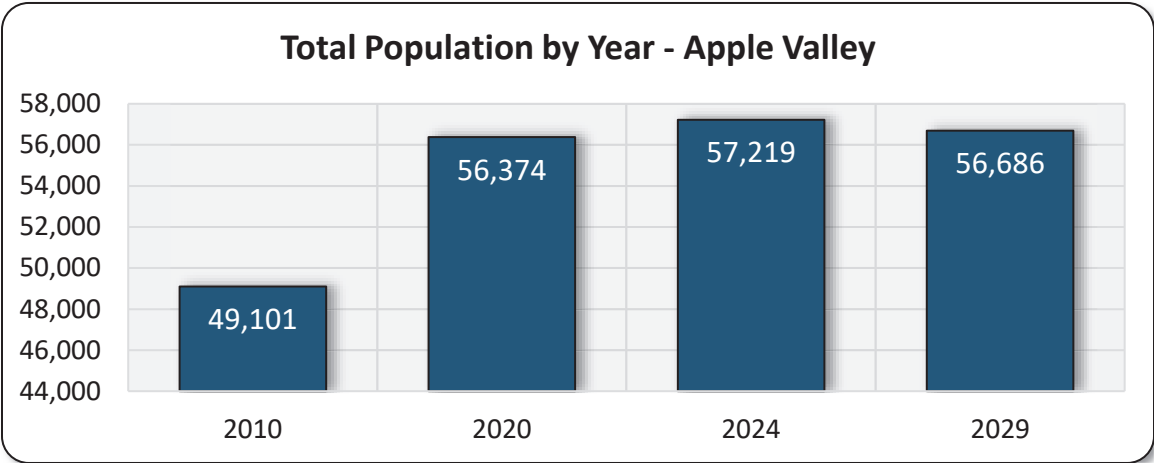
The following map illustrates the city of Apple Valley.



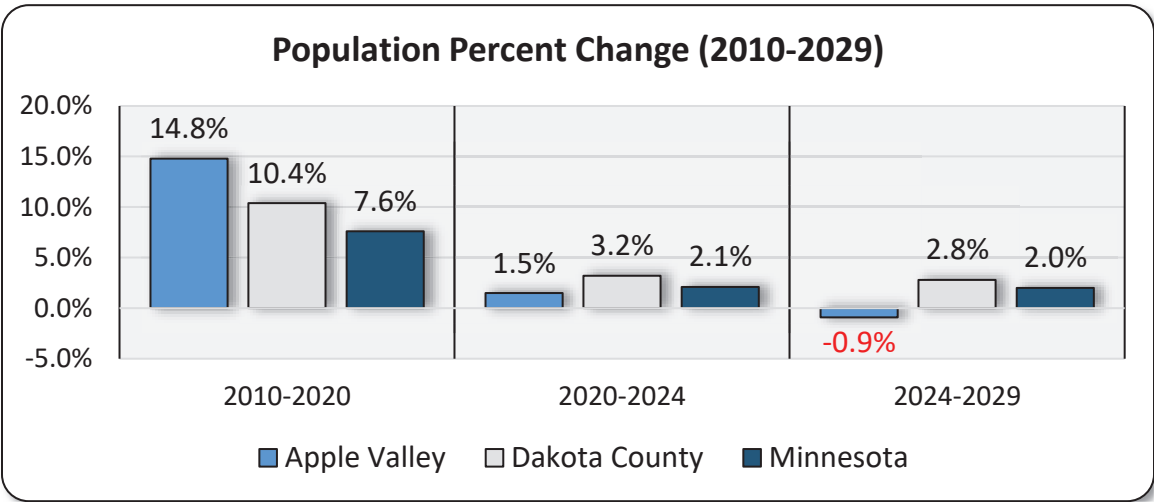
B. DEMOGRAPHIC ANALYSIS

This section of the report evaluates key demographic characteristics for Apple Valley. Demographic comparisons provide insights into the human composition of housing markets. It should be noted that some total numbers and percentages may not match the totals within or between tables/graphs in this section due to rounding.

The following graphs illustrate *total population* by year for Apple Valley and the projected population changes between 2024 and 2029 for each of the study areas.



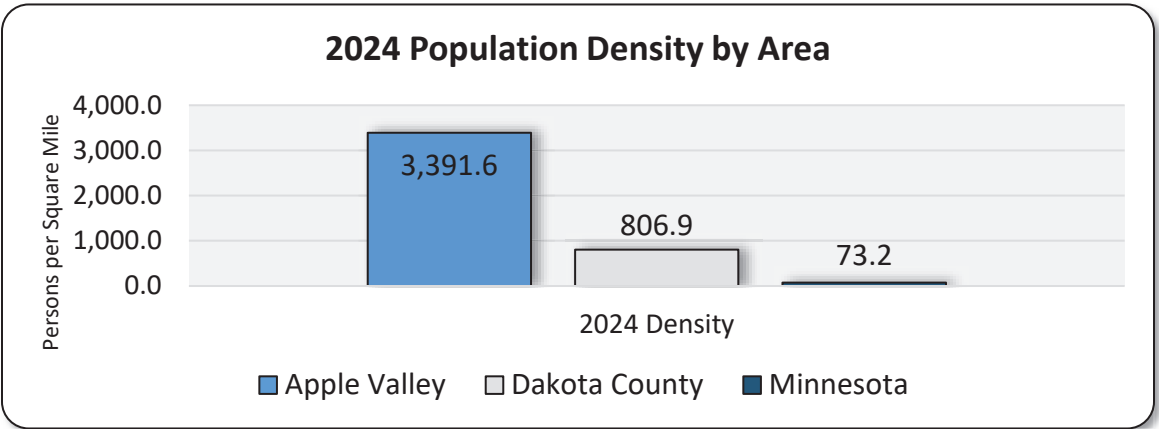
Source: 2010, 2020 Census; ESRI; Bowen National Research



Source: 2010, 2020 Census; ESRI; Bowen National Research

The population in Apple Valley increased by 7,273 (14.8%) between 2010 and 2020. This represents a larger percent increase as compared to the county (10.4%) and state (7.6%) during this time period. Between 2020 and 2024, the population in Apple Valley increased by 1.5%; however, the population within the area is projected to decline by 0.9% over the next five years. This contrasts with the 2.8% increase for the county and 2.0% increase for the state during this time period.

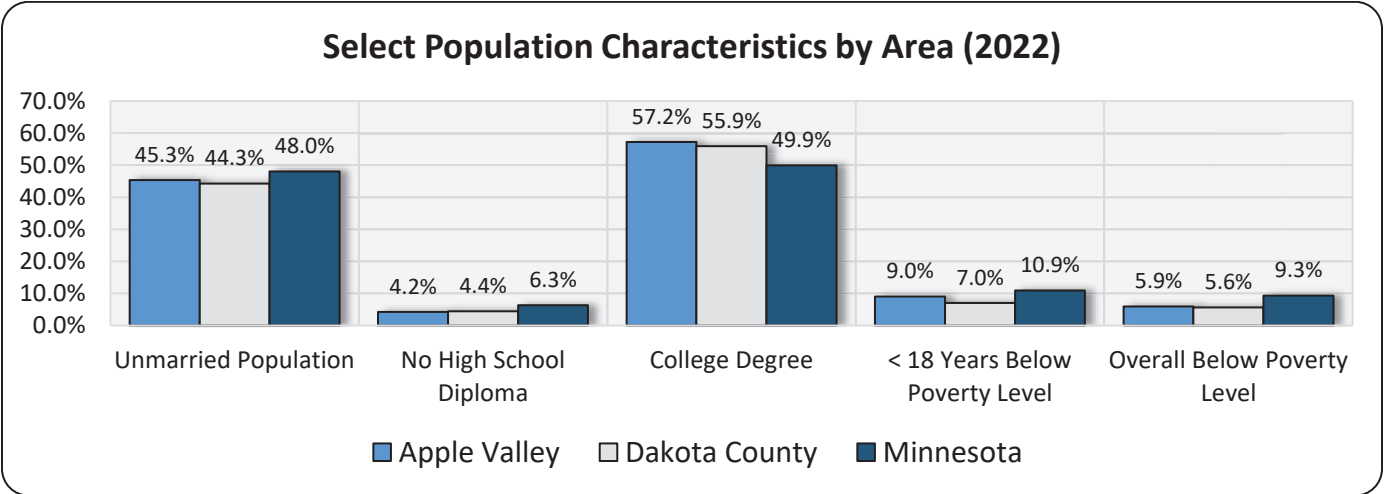
The following graph illustrates the *population density* for each study area in 2024.



Source: 2010, 2020 Census; ESRI; Bowen National Research

With a population density of 3,391.6 persons per square mile, Apple Valley is significantly more densely populated than Dakota County and the state of Minnesota.

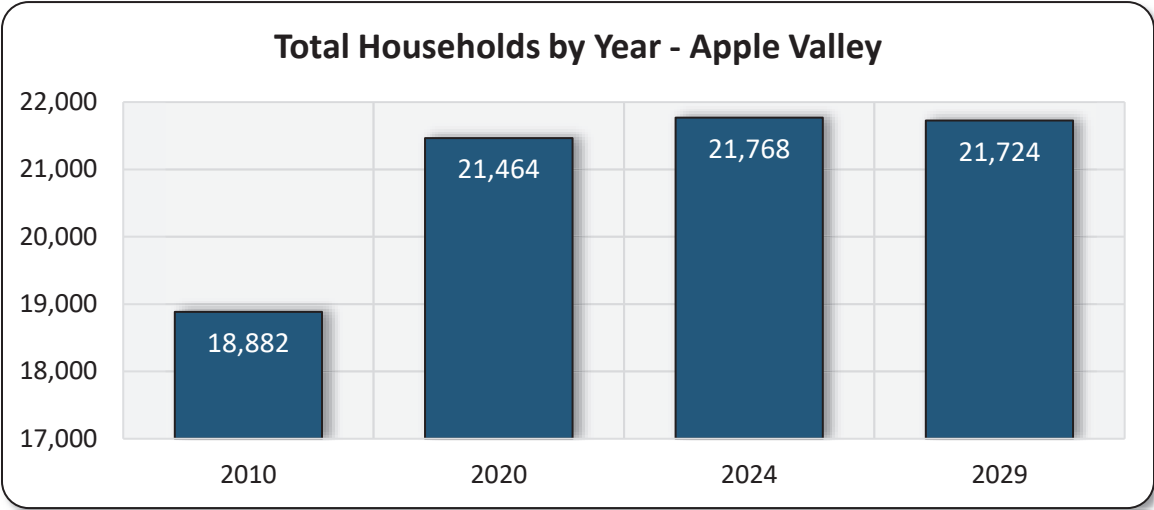
The following graph illustrates *select population characteristics* that typically influence housing affordability for each of the study areas. Note that data included within the graph is derived from the 2018-2022 American Community Survey, which is the most recent time period available for this source.



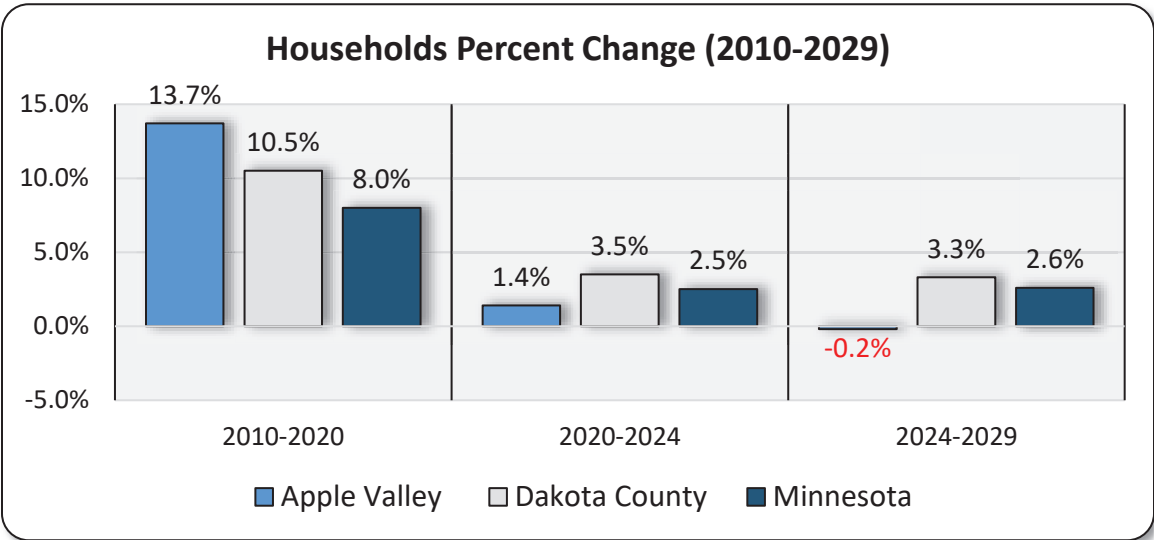
Source: 2018-2022 American Community Survey; ESRI; Bowen National Research

As the data illustrates, Apple Valley has a comparable share of unmarried population (45.3%), a lower share of the population without a high school diploma (4.2%), and a higher share of individuals with a college degree (57.2%). The two educational attainment factors likely have a positive influence on housing affordability in the city. Overall, Apple Valley has slightly higher poverty rates for children less than 18 years of age (9.0%) and the overall population (5.9%) when compared to the county.

The following graphs illustrate the number of *total households* in Apple Valley by year and the projected percent changes in households between 2024 and 2029 for each of the study areas.



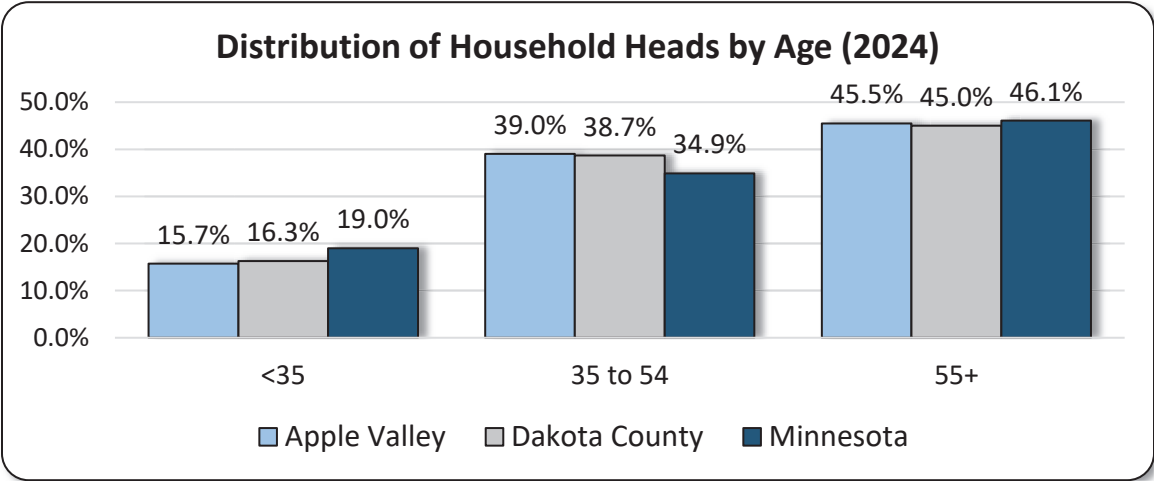
Source: 2010, 2020 Census; ESRI; Bowen National Research



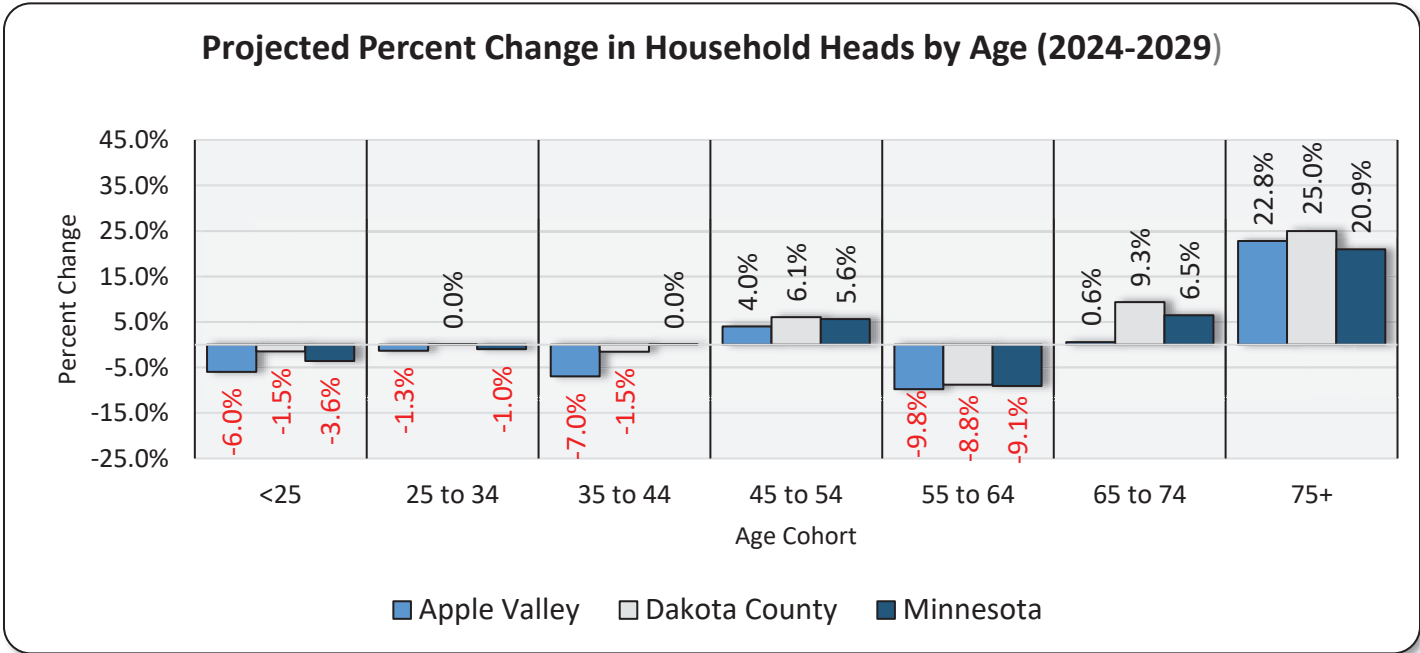
Source: 2010, 2020 Census; ESRI; Bowen National Research

The number of households in Apple Valley increased by 2,582 (13.7%) between 2010 and 2020. This represents a larger percent increase as compared to the county (10.5%) and state (8.0%) during this time period. Between 2020 and 2024, the number of households in Apple Valley increased by 1.4%; however, it is projected that the number of households in the area will decline slightly (0.2%) over the next five years. While household growth can heavily influence the total housing needs of a market, factors such as households living in substandard or cost-burdened housing, people commuting into the area for work, pent-up demand, and availability of existing housing all affect housing needs. These factors are addressed throughout this overview.

The following graphs compare the share of *household heads by age* for each of the study areas in 2024 and the projected *percent change* in household heads by age cohort between 2024 and 2029.



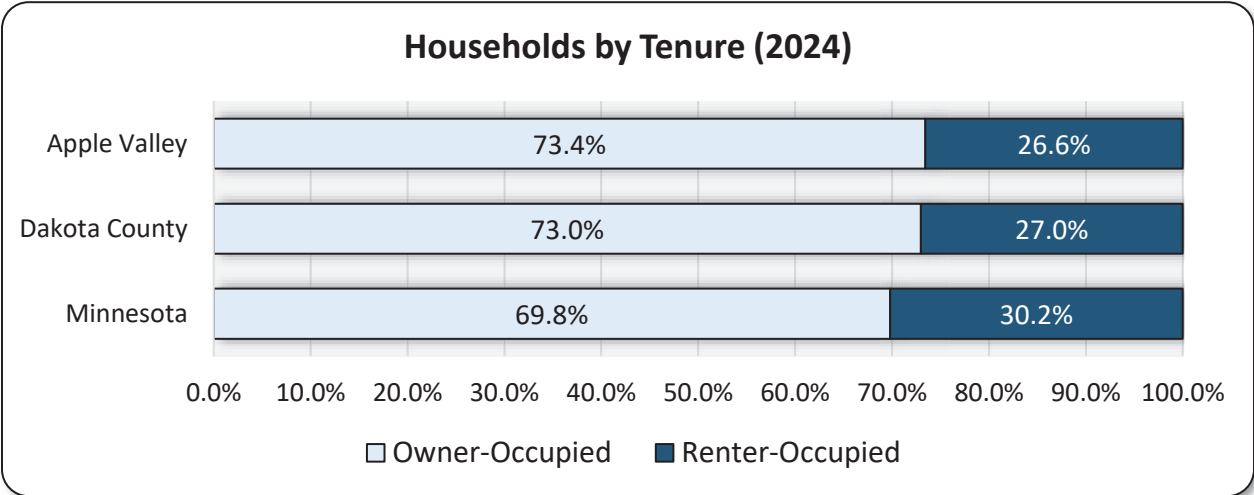
Source: ESRI; Bowen National Research



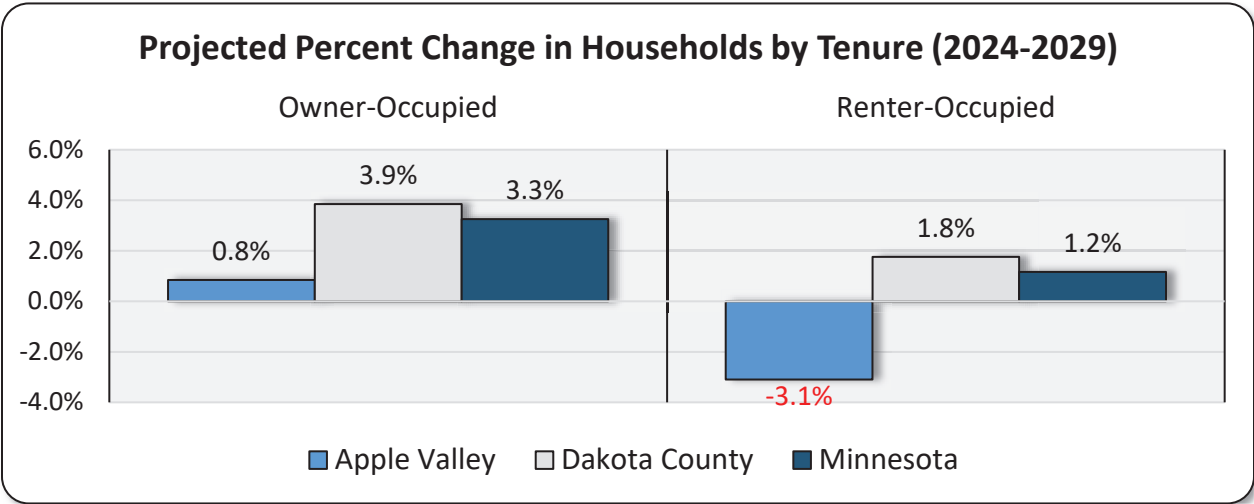
Source: ESRI; Bowen National Research

Overall, the data shows that Apple Valley and Dakota County households in 2024 are more heavily concentrated among the middle-aged cohort (35 to 54 years) when compared to the state. While households aged 75 and older are projected to increase by 22.8% in Apple Valley over the next five years, households between the ages of 45 and 54 (4.0%) and 65 and 74 (0.6%) are also expected to increase. The overall projected changes in households by age in Apple Valley are broadly consistent with the projections for Dakota County and the state during this time.

The following graphs compare the share of *households by tenure* (renters and owners) for 2024 and the projected *percent change* in households by tenure between 2024 and 2029 for each of the study areas.



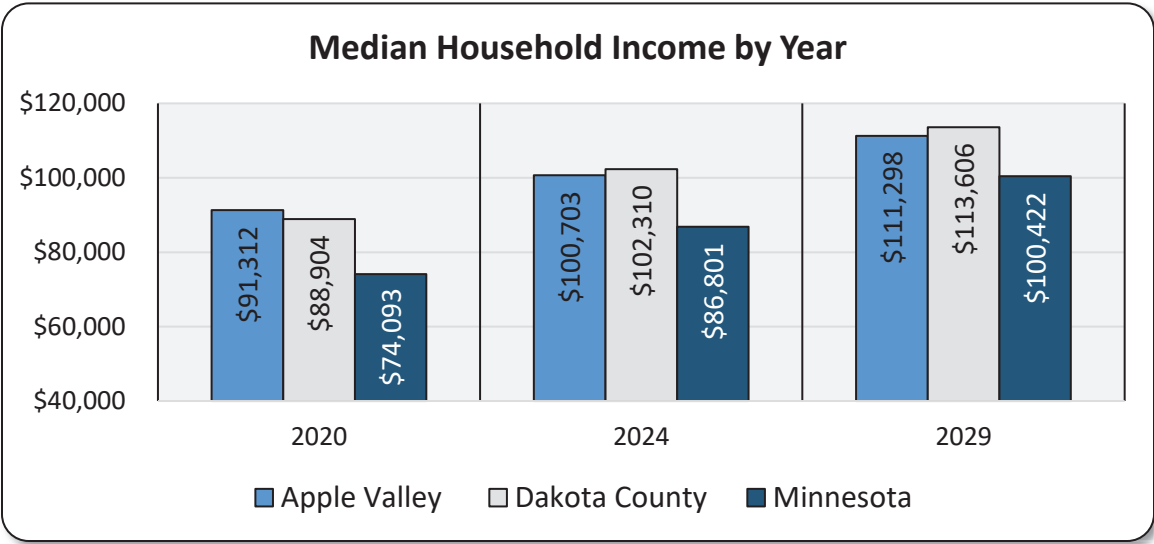
Source: 2010 Census; ESRI; Bowen National Research



Source: 2010 Census; ESRI; Bowen National Research

In 2024, the distribution of households by tenure in Apple Valley (73.4% owners and 26.6% renters) is very comparable to the shares for the county, but more heavily weighted toward owners when compared to the state. Over the next five years, it is projected that the number of owner households in Apple Valley will increase by 0.8%, while the number of renter households will decline by 3.1%. This is a smaller increase in owner households and a contrasting projection for renter households when compared to the county and state. However, it is important to understand that housing demand is influenced by a variety of factors, which may include existing pent-up demand, substandard housing, housing cost burden, and/or other factors. The *increase* among owner households in Apple Valley will likely contribute to an increase in demand within the for-sale housing market over the next five years.

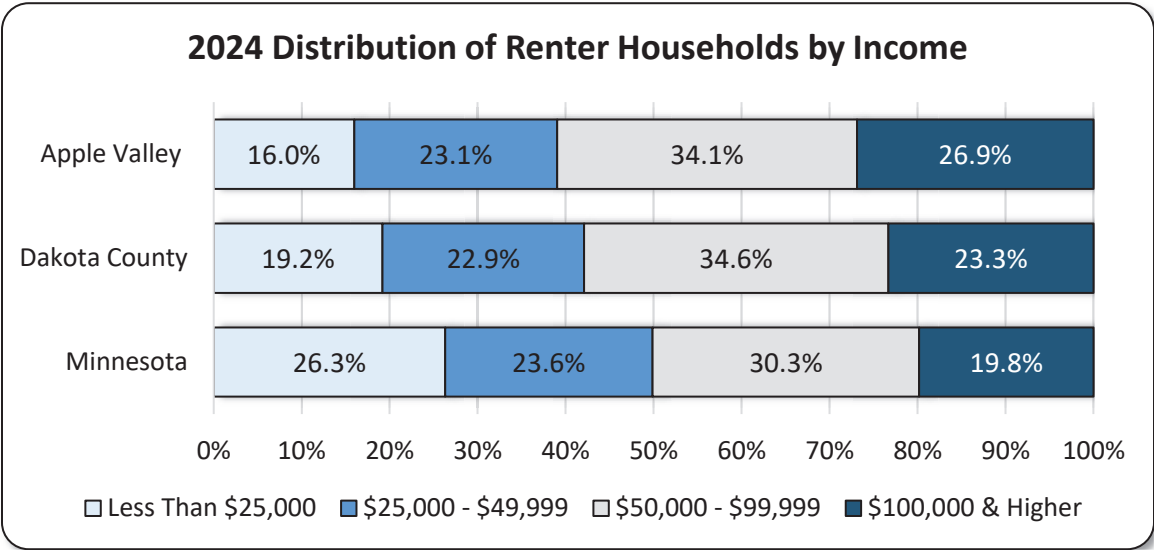
The following compares the *median household income* for each of the study areas from 2020 to 2029.



Source: 2020 Census; ESRI; Bowen National Research

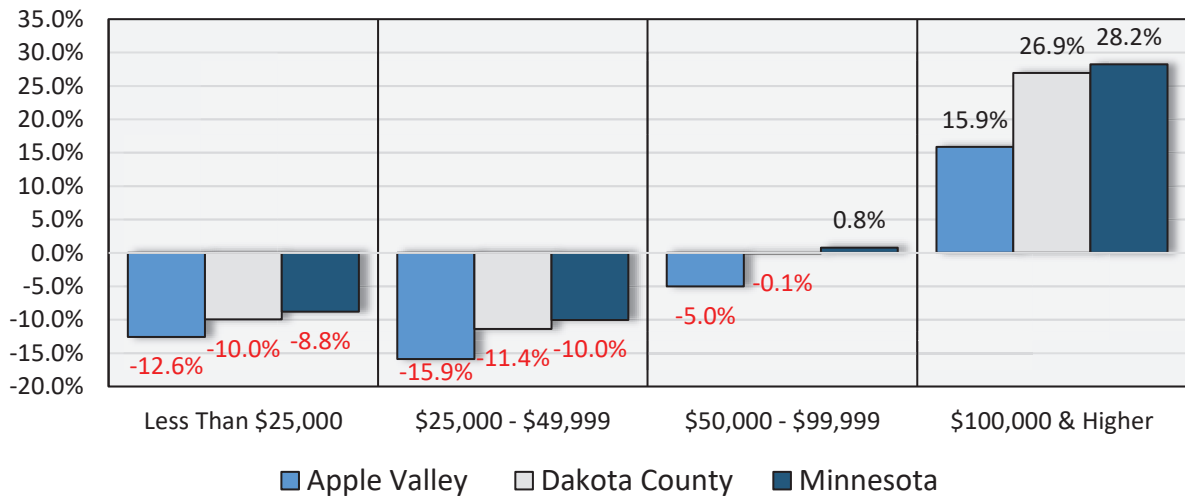
As the preceding illustrates, the 2024 median household income in Apple Valley (\$100,703) is 16.0% higher than the statewide median household income. Over the next five years, it is projected that the median household income in Apple Valley will increase to \$111,298, or an increase of 10.5%. As such, the median household income in Apple Valley will remain well above that of the state (\$100,422), but slightly lower than the county (\$113,606).

The following graphs compare *renter households by income* for 2024 and the projected *percent* change in renter households by income between 2024 and 2029 for each of the study areas.



Source: 2020 Census; ESRI; Bowen National Research

Percent Change in Renter Households by Income (2024-2029)

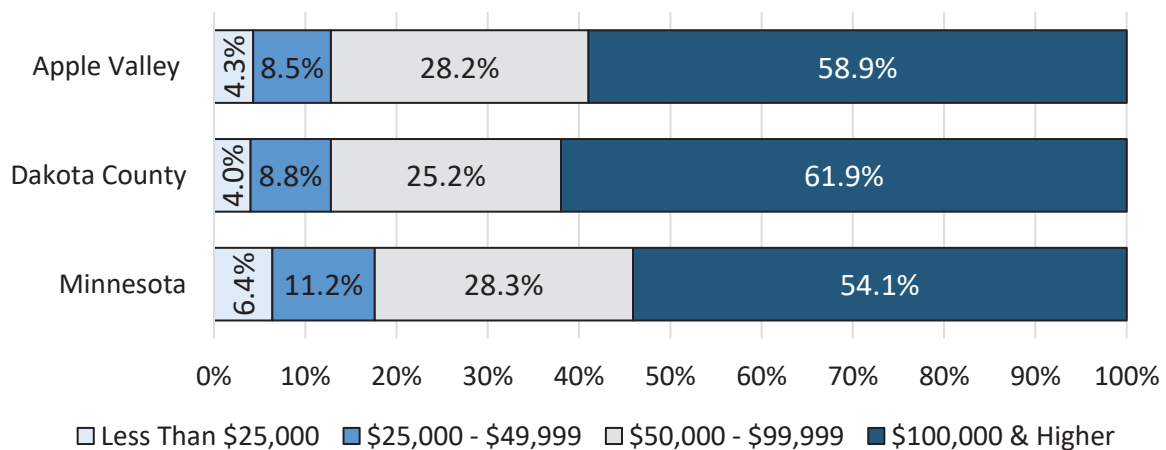


Source: 2020 Census; ESRI; Bowen National Research

In 2024, Apple Valley has a larger share of renter households with incomes of \$100,000 or higher when compared to Dakota County and the state of Minnesota. Between 2024 and 2029, renter household growth in Apple Valley is projected to be among households earning \$100,000 or higher (15.9%), while those earning less than \$100,000 are projected to decline in number. Despite these changes, a substantial share of renter households in Apple Valley will continue to earn less than \$100,000.

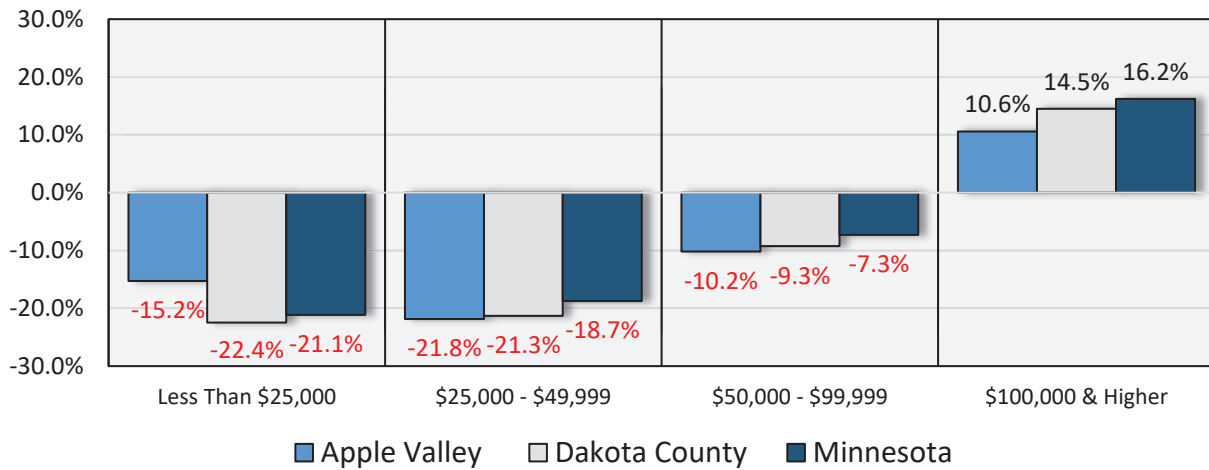
The following graphs compare *owner households by income* for 2024 and the projected *percent change* in owner households by income between 2024 and 2029 for each of the study areas.

2024 Distribution of Owner Households by Income



Source: 2020 Census; ESRI; Bowen National Research

Percent Change in Owner Households by Income (2024-2029)

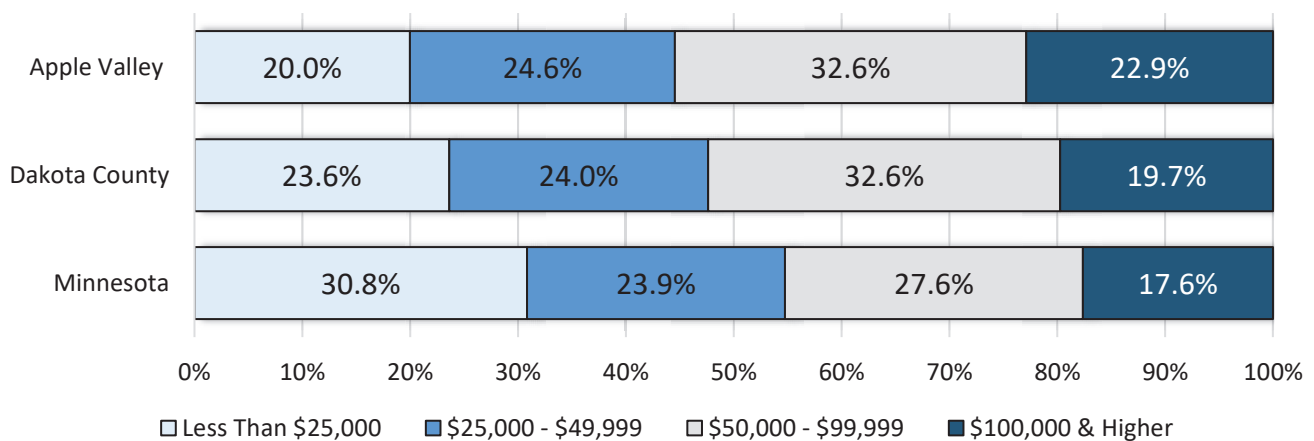


Source: 2020 Census; ESRI; Bowen National Research

In 2024, the majority (58.9%) of Apple Valley owner households earn \$100,000 or more, which is a higher share compared to the state (54.1%), but lower than the county share (61.9%). Between 2024 and 2029, owner household growth is projected to be confined to households earning \$100,000 or higher (10.6%), while those earning less than \$100,000 are projected to decrease. This is broadly consistent with county and statewide projections for this time period.

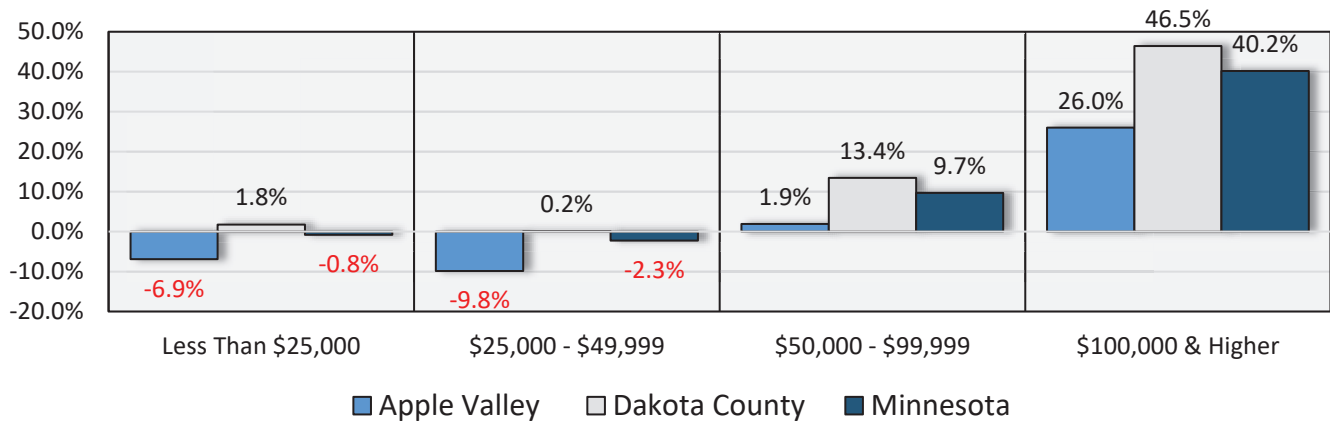
The following graphs compare *senior renter households (age 62 and older) by income* for 2024 and the projected *percent change* in senior renter households by income between 2024 and 2029 for each of the study areas.

2024 Distribution of Senior Renter Households (Age 62+) by Income



Source: 2020 Census; ESRI; Bowen National Research

Percent Change in Senior Renter Households (Age 62+) by Income (2024-2029)

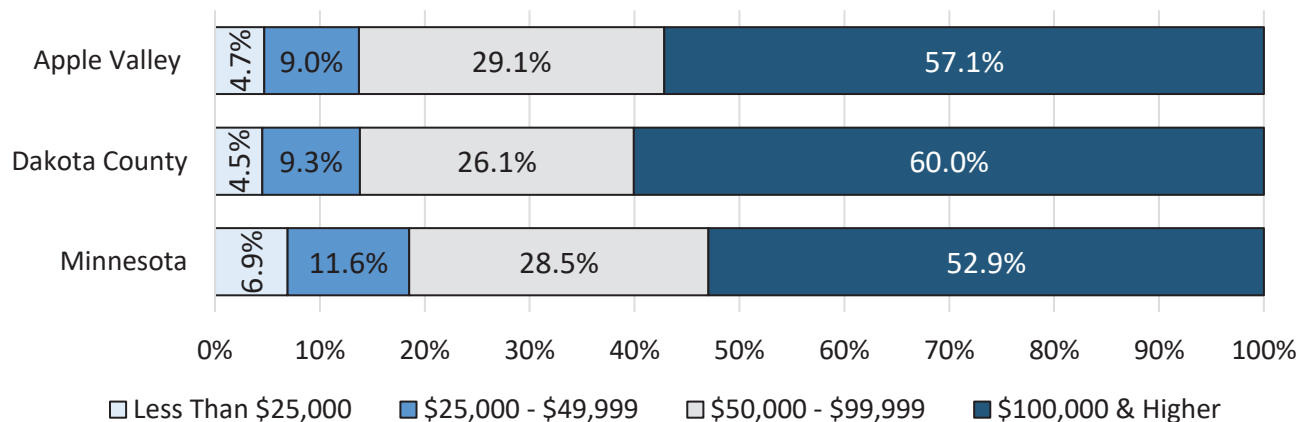


Source: 2020 Census; ESRI; Bowen National Research

In 2024, the largest share of senior *renter* households (age 62 and older) in Apple Valley earn between \$50,000 and \$99,999 (32.6%), followed by those earning between \$25,000 and \$49,999 (24.6%). Over the next five years, growth among senior households in Apple Valley is primarily projected to occur among households earning \$100,000 or more, which are projected to increase by 26.0% during the time period. While senior households earning less than \$50,000 are projected to decline in Apple Valley between 2024 and 2029, marginal growth is projected for the two lowest income cohorts in Dakota County.

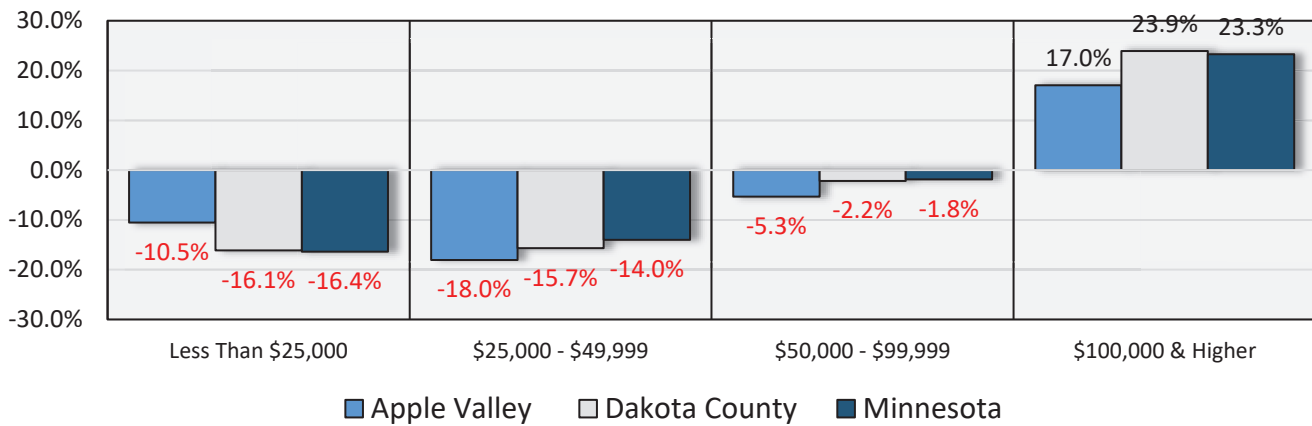
The following graphs compare *senior owner households (age 62 and older) by income* for 2024 and the projected *percent change* in senior owner households by income between 2024 and 2029 for each of the study areas.

2024 Distribution of Senior Owner Households (Age 62+) by Income



Source: 2020 Census; ESRI; Bowen National Research

Percent Change in Senior Owner Households (Age 62+) by Income (2024-2029)



Source: 2020 Census; ESRI; Bowen National Research

In 2024, the largest share of senior owner households (age 62 and older) in Apple Valley earn \$100,000 or more (57.1%), followed by those earning between \$50,000 and \$99,999 (29.1%). Over the next five years, projected growth among senior owner households in Apple Valley is confined to households earning \$100,000 or more, which are projected to increase by 17.0% during the time period. The projected growth among the highest income cohort and decline among the lower income cohorts in Apple Valley is consistent with county and statewide projections between 2024 and 2029.

The following table illustrates the *components of population change* for Dakota County between April 2010 and July 2023. Note that components of change data is only available at the county level or higher.

Estimated Components of Population Change by County for the PSA (Dakota County) April 1, 2010 to July 1, 2023							
	Years	Population Change*	Percent Change	Natural Change	Net Domestic Migration	Net International Migration	Total Net Migration
Dakota County	2010-2020	33,225	8.3%	27,991	-1,115	6,511	5,396
	2020-2023	7,562	1.7%	5,686	-928	2,430	1,502

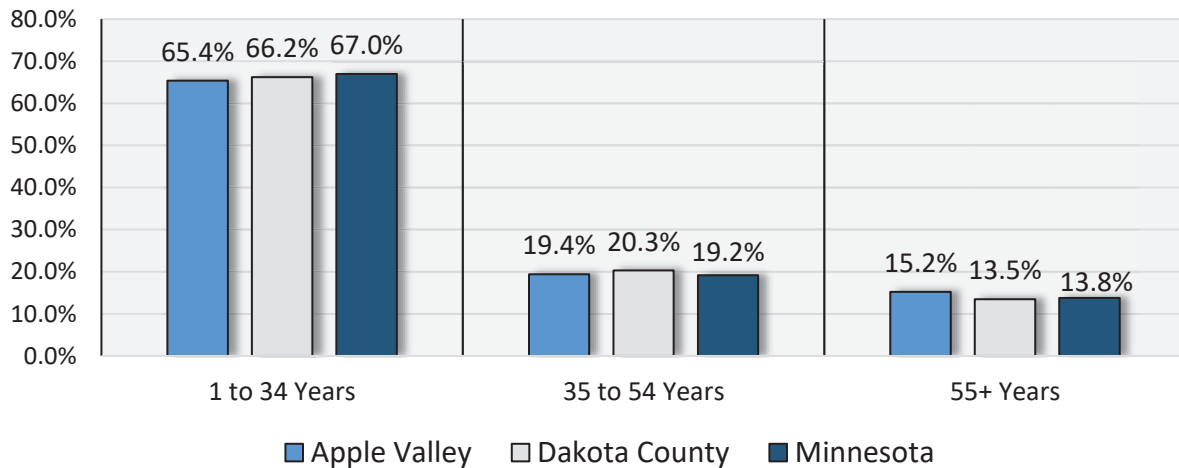
Source: U.S. Census Bureau, Population Division, June 2024

*Includes residuals of (-162 and 374) representing the change that cannot be attributed to any specific demographic component

Based on the preceding data, the population growth within Dakota County between 2010 and 2023 is primarily the result of natural change (more births than deaths) and noteworthy international migration. While this data is not specific to Apple Valley, it is reasonable to conclude that the components of population change for Dakota County likely have a significant influence on each of the geographies located within the county.

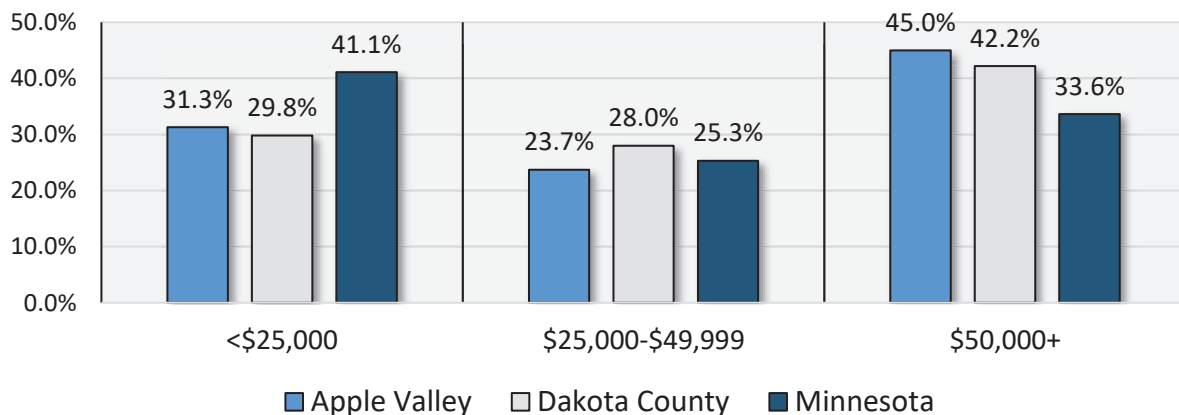
The following graphs illustrate the distribution of *in-migrants by age* and *by income* for each study area from 2018 to 2022. Note that the data illustrated in both graphs is based on *population*, not households.

Share of In-Migrants by Age (2018-2022)



Source: U.S. Census Bureau, 2022 5-Year ACS Estimates (S0701); Bowen National Research

Share of In-Migrants by Income (2018-2022)*



Source: U.S. Census Bureau, 2022 5-Year American Community Survey (B07010); Bowen National Research

*Excludes population with no income

As the preceding data illustrates, the distribution of in-migrants by age for Apple Valley is very similar to the distributions within the county and state, although there is a slightly higher share of in-migrants age 55 or older (15.2%) in Apple Valley. While the distribution of in-migrants by income in Apple Valley is more heavily weighted toward individuals earning \$50,000 or more, the data illustrates that notable shares of in-migrants earn less than \$25,000 (31.3%) and between \$25,000 and \$49,999 (23.7%).

C. ECONOMY AND WORKFORCE ANALYSIS

Labor Force

The following table illustrates *the employment base by industry* for Apple Valley, Dakota County, and the state of Minnesota. The top five industries by share of employment for each area are highlighted in **red** text. Note that several metrics within this section are limited to *county* data and are not provided at the city level.

NAICS Group	Employment by Industry					
	Apple Valley		Dakota County		Minnesota	
	Employees	Percent	Employees	Percent	Employees	Percent
Agriculture, Forestry, Fishing & Hunting	7	0.0%	387	0.2%	17,215	0.5%
Mining	0	0.0%	73	0.0%	4,549	0.1%
Utilities	0	0.0%	568	0.3%	12,777	0.4%
Construction	462	2.3%	10,298	5.0%	137,789	4.2%
Manufacturing	308	1.6%	22,907	11.1%	342,911	10.3%
Wholesale Trade	288	1.5%	8,221	4.0%	134,193	4.0%
Retail Trade	4,507	22.7%	27,952	13.6%	385,870	11.6%
Transportation & Warehousing	285	1.4%	8,741	4.2%	83,429	2.5%
Information	301	1.5%	9,796	4.8%	88,304	2.7%
Finance & Insurance	834	4.2%	9,626	4.7%	146,490	4.4%
Real Estate & Rental & Leasing	624	3.1%	4,877	2.4%	68,105	2.1%
Professional, Scientific & Technical Services	1,221	6.2%	14,887	7.2%	245,551	7.4%
Management of Companies & Enterprises	0	0.0%	87	0.0%	6,945	0.2%
Administrative, Support, Waste Management & Remediation Services	432	2.2%	5,954	2.9%	74,747	2.3%
Educational Services	2,475	12.5%	16,900	8.2%	259,542	7.8%
Health Care & Social Assistance	2,190	11.1%	20,621	10.0%	574,150	17.3%
Arts, Entertainment & Recreation	780	3.9%	3,924	1.9%	89,508	2.7%
Accommodation & Food Services	2,053	10.4%	16,542	8.0%	240,661	7.2%
Other Services (Except Public Administration)	1,005	5.1%	12,232	5.9%	204,837	6.2%
Public Administration	1,984	10.0%	10,454	5.1%	184,476	5.6%
Non-classifiable	58	0.3%	852	0.4%	17,626	0.5%
Total	19,814	100.0%	205,899	100.0%	3,319,675	100.0%

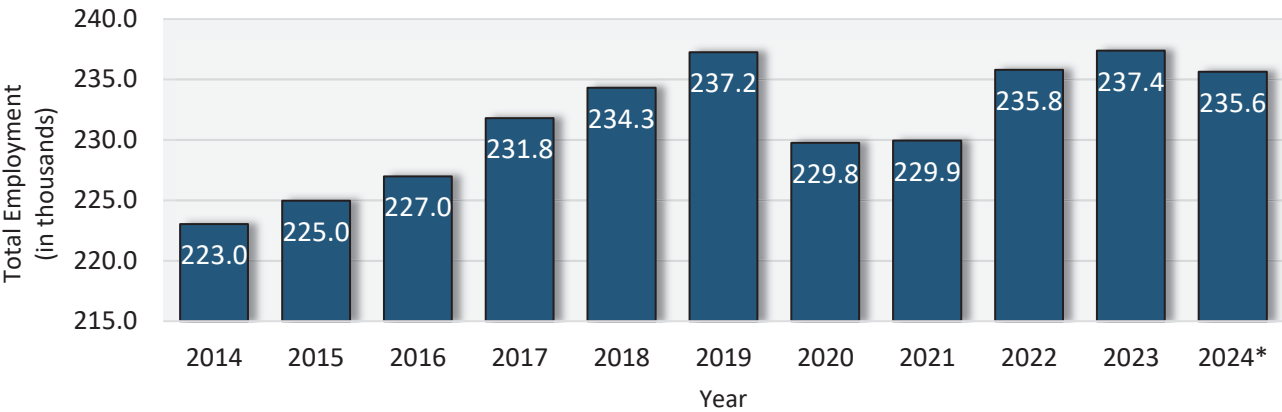
Source: 2010 Census; ESRI; Bowen National Research

Note: Since this survey is conducted of establishments and not of residents, some employees may not live within each market. These employees, however, are included in our labor force calculations because their places of employment are located within each market.

Apple Valley has an employment base of nearly 20,000 individuals within a broad range of employment sectors. The labor force within the area is based primarily in five sectors: Retail Trade (22.7%), Educational Services (12.5%), Health Care and Social Assistance (11.1%), Accommodation and Food Services (10.4%), and Public Administration (10.0%). Combined, the top five job sectors represent 66.7% of the city's employment base.

Total employment reflects the number of employed persons who live within an area regardless of where they work. The following illustrates the *total employment* base (in thousands) for Dakota County between 2014 and 2024.

Total Employment - Dakota County (2014-2024)



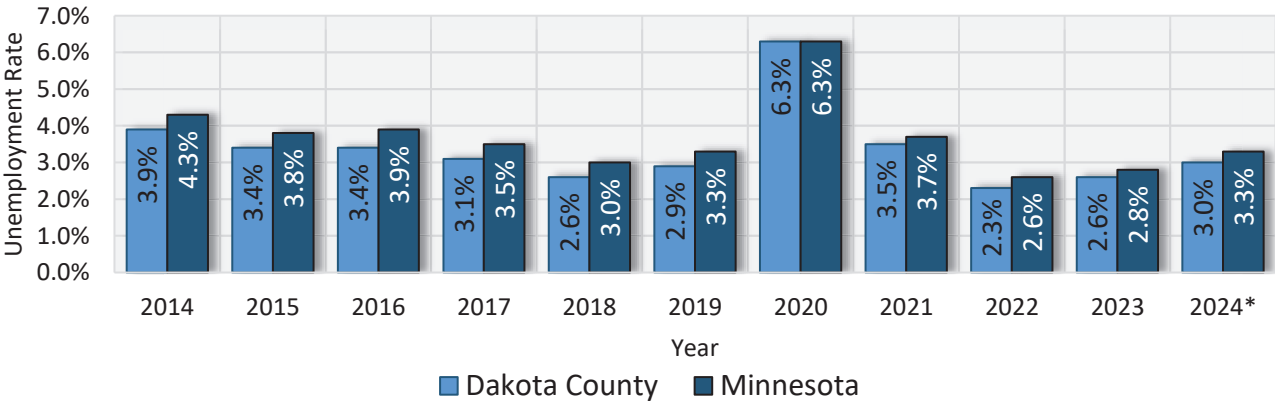
Source: Department of Labor; Bureau of Labor Statistics

*Through July

As the preceding illustrates, total employment within Dakota County steadily increased between 2014 and 2019. In 2020, total employment decreased by roughly 3.1%, which can be largely attributed to the economic impact of the COVID-19 pandemic. As of year-end 2023, total employment in Dakota County was at 100.1% of the 2019 level. It should be noted, however, that total employment has decreased slightly (0.8%) during the first half of 2024.

The following illustrates the *annual unemployment rate* for Dakota County and the state of Minnesota from 2014 to 2024.

Annual Unemployment Rate (2014-2024)

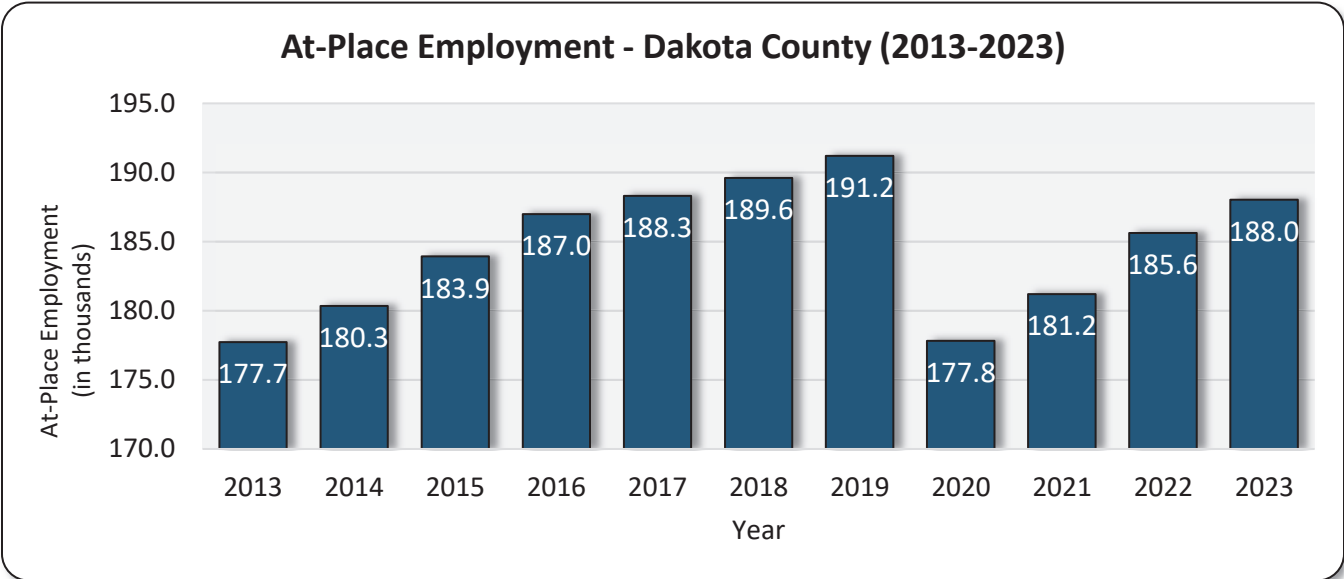


Source: Department of Labor, Bureau of Labor Statistics

*Through July

As the preceding data shows, the unemployment rate in Dakota County declined from 3.9% in 2014 to 2.9% in 2019. After the sharp increase in 2020, the unemployment rate in the county dropped to 2.3% in 2022. Although the unemployment rate increased to 2.6% in 2023, this still represents a lower rate as compared to the rate in 2019. It is also noteworthy that the unemployment rate in the county has been below the state unemployment rate in nine of the previous 10 years. The lone exception occurred during 2020, where both the county and state rates were 6.3%.

At-place employment reflects the total number of jobs within the county regardless of the employee's county of residence. The following illustrates the total *at-place employment* base for Dakota County from 2013 to 2023.



Source: Department of Labor; Bureau of Labor Statistics

As the preceding illustrates, at-place employment within Dakota County increased each year since 2013, with the only exception occurring in 2020. Through 2023, at-place employment within the county is at 98.3% of the 2019 level. This likely indicates the county was disproportionately affected by the pandemic. Regardless, at-place employment has increased by 5.8% (approximately 10,300 jobs) in Dakota County between 2013 and 2023, illustrating an overall positive economic trend for the county in the last decade.

Economic Outlook

WARN notices were reviewed in September 2024. According to the Minneapolis Employment and Economic Development website, there have been six WARN notices reported for Dakota County over the past 12 months. These WARN notices impact a total of 70 jobs within the county, of which none are located within Apple Valley. Overall, the reduction in jobs associated with these notices is relatively minor given the existing employment base and recent increases in at-place employment within the county.

According to a representative with the Dakota County Community Development Agency, the Dakota County economy is steady, has opportunity for growth, and is capable of redeveloping large corporate campuses.

The following table summarizes recent and/or ongoing economic development projects identified within Apple Valley:

Economic Development Activity – Apple Valley			
Project Name	Investment	Job Creation	Scope of Work/Details
HealthPartners	\$29 million	N/A	Completed: A 56,776 square-foot facility that includes family medicine, pediatrics, radiology, cardiology, lab, urgent care and other services.
Fischer Mining and Apple Valley Redi-mix Site	N/A	N/A	Proposed: Rockport, LLC proposed a development at the former mining and redi-mix site. Plans include a technology campus, retail, residential, medical, hotel and greenspace.

N/A – Not Available

As the preceding illustrates, economic development projects have been proposed and recently completed within Apple Valley. While job creation estimates were not provided for these projects, the significant investment in the area will likely have a positive impact on the community and labor market in the future.

Commuting Data

The ability of a person or household to travel easily, quickly, safely, and affordably throughout a market influences the desirability of a housing market. In addition, the individuals commuting into a market from neighboring markets represent a potential base of support for future residential development.

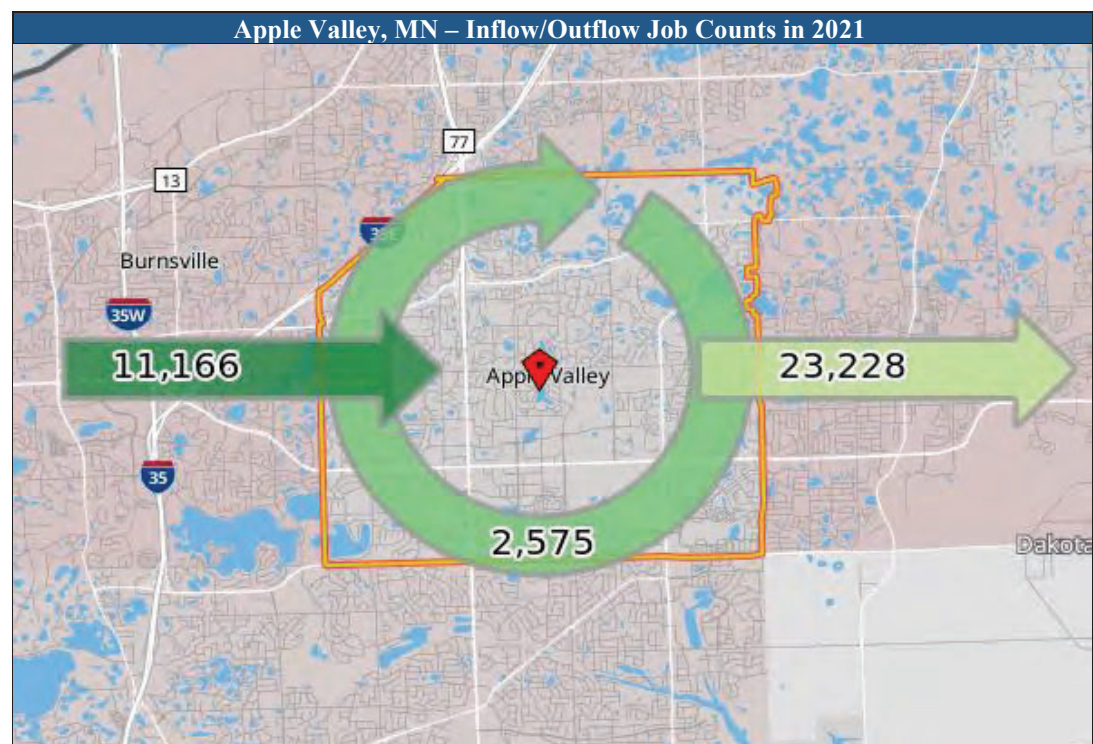
The following table summarizes two *commuting pattern attributes* (mode and time) for Apple Valley.

Commuting Attributes - Apple Valley, Minnesota							
Mode							
	Drove Alone	Carpooled	Public Transit	Walked	Other Means	Worked at Home	Total
Number	20,274	2,206	834	301	370	4,770	28,755
Percent	70.5%	7.7%	2.9%	1.0%	1.3%	16.6%	100.0%
Time							
	Less Than 15 Minutes	15 to 29 Minutes	30 to 44 Minutes	45 to 59 Minutes	60 or More Minutes	Worked at Home	Total
Number	5,209	9,747	5,849	2,083	1,097	4,770	28,755
Percent	18.1%	33.9%	20.3%	7.2%	3.8%	16.6%	100.0%

Source: ESRI; Bowen National Research

As the preceding illustrates, 78.2% of individuals in Apple Valley utilize their own vehicles or carpool to work. Overall, 52.0% of residents have commute times of less than 30 minutes to their place of employment, with an additional 16.6% working from home. While the majority of individuals in the area utilize personal vehicles and have relatively short commute times, a noteworthy share (2.9%) of residents rely on public transit as their commuting mode.

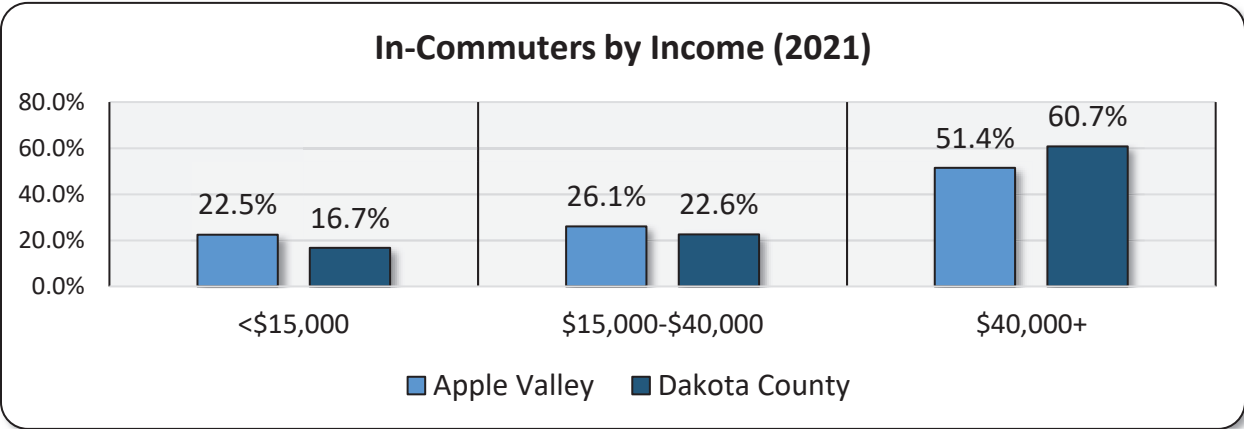
The following illustrates the overall *commuter flow* for Apple Valley based on 2021 U.S. Census Longitudinal Origin-Destination Employment Statistics (LODES) data.



Source: U.S. Census, Longitudinal Origin-Destination Employment Statistics (LODES); Bowen National Research

Of the approximately 13,741 persons *employed* in Apple Valley, 81.3% (11,166) originate from outside the city, while 18.7% (2,575) live within the city. Over 23,000 residents of the city commute to surrounding areas daily for employment. Regardless, the 11,166 non-residents who work in the area represent a substantial base of potential support for future residential development within Apple Valley.

The following compares the distribution of *in-commuters by annual income* for Apple Valley and Dakota County.

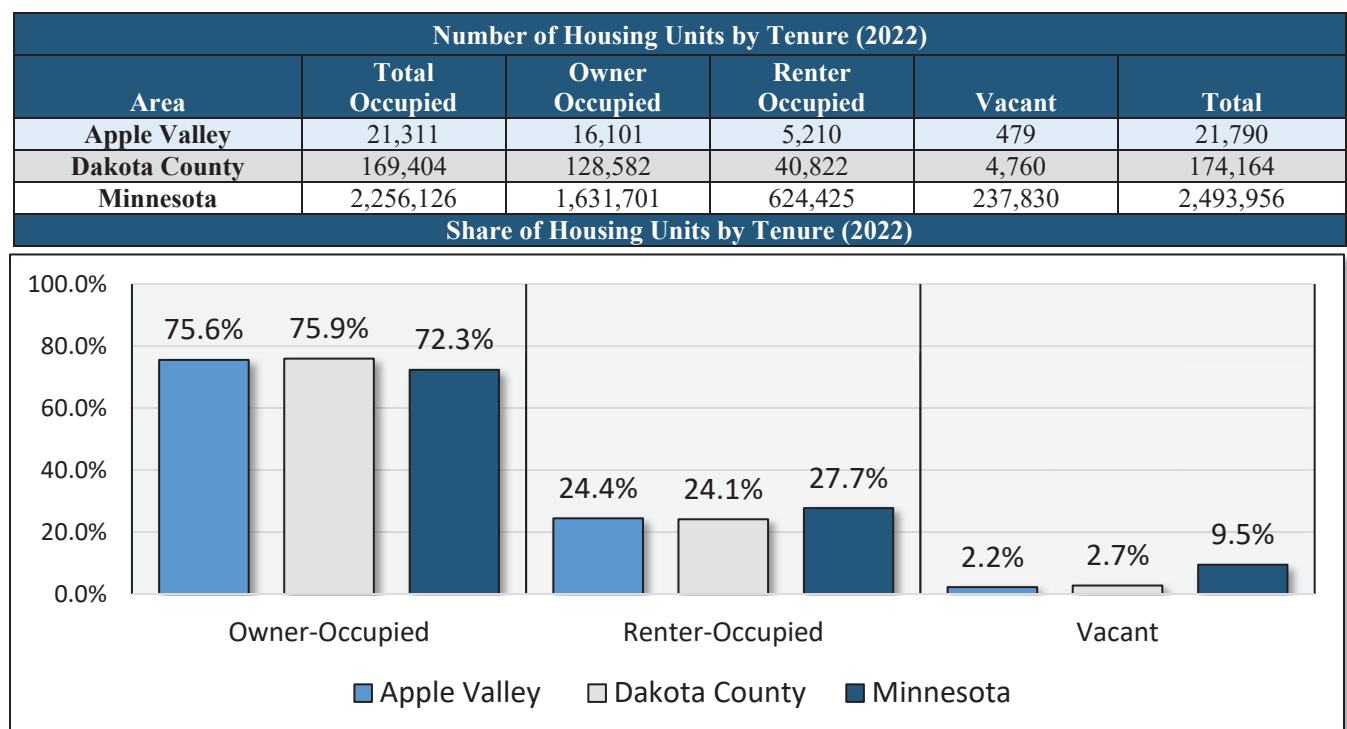


Source: U.S. Census, Longitudinal Origin-Destination Employment Statistics (LODES); Bowen National Research

The preceding shows that the largest share (51.4%) of in-commuters to Apple Valley earn \$40,000 or more annually, while 26.1% earn between \$15,000 and \$40,000, and 22.5% earn less than \$15,000 annually. While the majority of in-commuters earn \$40,000 or more, the data indicates there is a slightly higher proportion of low- and middle-income in-commuters within Apple Valley when compared to the county. Regardless, a variety of housing types could be developed to potentially attract some of the 11,166 in-commuters to live within Apple Valley.

D. HOUSING METRICS

The estimated distribution of the area *housing stock by occupancy/tenure status* for each study area for 2022 is illustrated in the following table and graph:



Source: American Community Survey (2018-2022); ESRI; Bowen National Research

Of the 21,311 total *occupied* housing units in Apple Valley, 75.6% are owner occupied and 24.4% are renter occupied. This is a similar distribution of occupied units by tenure compared to the county, but slightly more weighted toward owner-occupied housing when compared to the state. Among the 21,790 total housing units in Apple Valley, only 2.2% (479 units) are classified as vacant. It should be noted that vacant units are comprised of a variety of units including abandoned properties, unoccupied rentals, for-sale homes, and seasonal housing units. As such, the respective shares of vacant units in Apple Valley and Dakota County are significantly lower than the share (9.5%) for the state.

The following table compares key *housing age and conditions* based on 2018-2022 American Community Survey data. Housing units built over 50 years ago (pre-1970), overcrowded housing (1.01+ persons per room), or housing that lacks complete indoor kitchens or bathroom plumbing are illustrated by tenure. It is important to note that some occupied housing units may have more than one housing issue.

	Housing Age and Conditions (2022)											
	Pre-1970 Product				Overcrowded				Incomplete Plumbing or Kitchen			
	Renter		Owner		Renter		Owner		Renter		Owner	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Apple Valley	482	9.3%	2,064	12.8%	242	4.6%	247	1.5%	129	2.5%	58	0.4%
Dakota County	7,139	17.5%	26,588	20.7%	1,859	4.6%	1,137	0.9%	975	2.4%	250	0.2%
Minnesota	244,615	35.9%	707,304	38.2%	32,202	4.7%	23,665	1.3%	15,646	2.3%	10,852	0.6%

Source: American Community Survey (2018-2022); ESRI; Bowen National Research

In Apple Valley, 9.3% of the renter-occupied housing units and 12.8% of the owner-occupied housing units were built prior to 1970. Both shares are substantially lower than the county and statewide shares and represent an inventory of relatively modern housing units. While the share of overcrowded renter housing units (4.6%) is comparable to the county and statewide shares, the share of owner housing units with this issue (1.5%) is marginally higher than the comparison areas. The shares of renter-occupied (2.5%) and owner-occupied (0.4%) housing units with incomplete plumbing and/or kitchens are slightly higher than the county shares, but the share of owner-occupied housing is lower than the statewide share. Overall, there are approximately 371 renter households and 305 owner households in Apple Valley living in substandard housing conditions.

The following table compares key household income, housing cost, and housing affordability metrics. It should be noted that cost burdened households pay over 30% of income toward housing costs, while severe cost burdened households pay over 50% of income toward housing.

	Household Income, Housing Costs and Affordability							
	2024 Households	2024 Median HH Income	2024 Median Home Value	2022 Median Gross Rent	2022 Share of Cost Burdened HH*		2022 Share of Severe Cost Burdened HH**	
					Renter	Owner	Renter	Owner
Apple Valley	21,768	\$100,703	\$406,938	\$1,607	49.2%	17.2%	24.4%	5.7%
Dakota County								

Source: American Community Survey (2018-2022); ESRI; Bowen National Research

HH – Households; *Paying more than 30% of income toward housing costs; **Paying more than 50% of income toward housing costs

The estimated median home value in Apple Valley of \$406,938 is 13.0% higher than the median home value for the state, while the median gross rent of \$1,607 in the area is 36.4% higher than the state. With a median household income of \$100,703 in Apple Valley, approximately 49.2% of renter households and 17.2% of owner households are housing cost burdened. As a result, there are roughly 2,563 renter households and 2,769 owner households in Apple Valley that are housing cost burdened, of which nearly 2,200 *total* households are severe cost burdened (paying more than 50% of income toward housing costs). As such, affordable housing alternatives should be an integral part of future housing solutions.

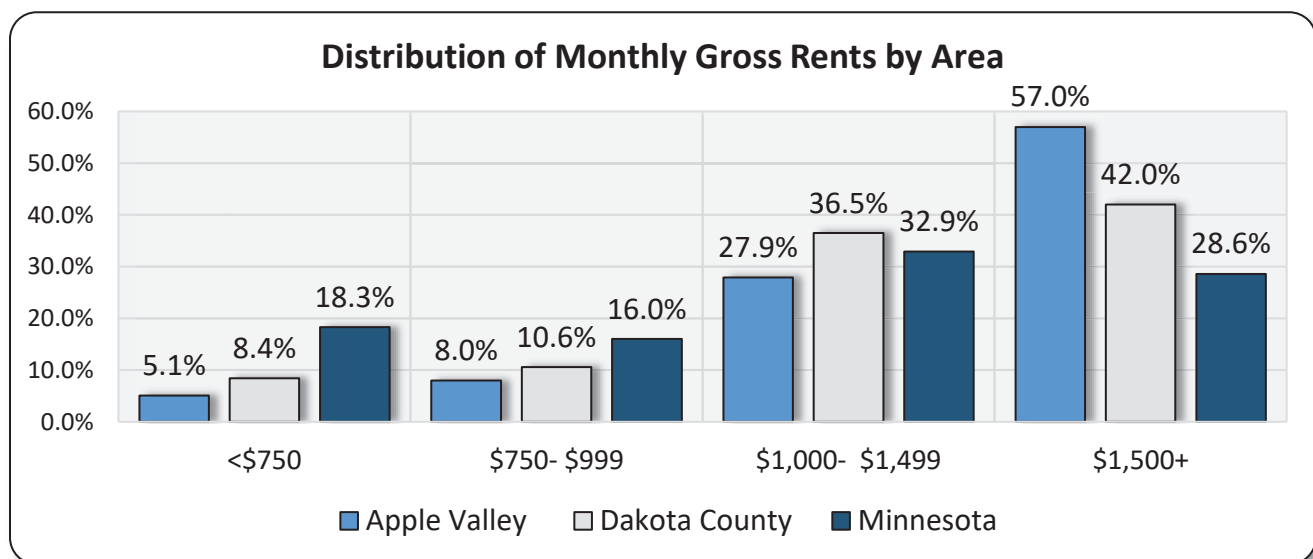
Based on the 2018-2022 American Community Survey (ACS) data, the following is a distribution of all occupied housing by **units in structure by tenure** (renter or owner) for each of the study areas.

		Renter-Occupied Housing by Units in Structure				Owner-Occupied Housing by Units in Structure			
		4 Units or Less	5 Units or More	Mobile Home/Other	Total	4 Units or Less	5 Units or More	Mobile Home/Other	Total
Apple Valley	Number	2,019	3,062	129	5,210	15,306	468	327	16,101
	Percent	38.8%	58.8%	2.5%	100.0%	95.1%	2.9%	2.0%	100.0%
Dakota County	Number	13,454	26,680	688	40,822	121,696	4,459	2,426	128,582
	Percent	33.0%	65.4%	1.7%	100.0%	94.6%	3.5%	1.9%	100.0%
Minnesota	Number	239,167	374,998	10,259	624,425	1,541,044	42,914	47,744	1,631,701
	Percent	38.3%	60.1%	1.6%	100.0%	94.4%	2.6%	2.9%	100.0%

Source: American Community Survey (2018-2022); ESRI; Bowen National Research

Approximately 41.3% of the *rental* units in Apple Valley are within structures of four units or less or mobile homes. Overall, Apple Valley has a lower share (58.8%) of multifamily rental housing (five or more units within a structure) when compared to the county (65.4%) and state (60.1%). Despite this, the majority of renter-occupied housing units in the area are comprised of multifamily rentals. Among *owner*-occupied units in Apple Valley, 97.1% are within structures of four units or less and mobile homes.

The following graph illustrates the **distribution of monthly gross rents** (per unit) for rental alternatives within each of the study areas. Note that this data includes both multifamily rentals and non-conventional rentals. However, with 41.3% of all rental units in Apple Valley classified as non-conventional (four units or less within a structure and mobile homes), this data provides some insight into the overall distribution of rents among the non-conventional rental supply. Note that gross rents include tenant-paid rents and tenant-paid utilities.



Source: American Community Survey (2018-2022); ESRI; Bowen National Research

*Excludes rentals classified as “No Cash Rent”

As the preceding illustrates, the largest share (57.0%) of Apple Valley rental units have rents of \$1,500 or more, followed by units with rents between \$1,000 and \$1,500 (27.9%). Although considerably less in share, 13.1% of rentals in the area have rents below \$1,000. Compared to the county and state, the distribution of gross rental rates in Apple Valley is much more heavily weighted toward the higher priced product.

Bowen National Research’s Survey of Housing Supply

Multifamily Rental Housing

A field survey of multifamily rental properties was conducted as part of the Dakota County Housing Needs Assessment. The following table summarizes the surveyed ***multifamily rental supply by project type*** for Apple Valley and Dakota County. Note that vacancy rates below 1% are illustrated in **red** text.

Surveyed Multifamily Rental Housing Supply by Area Dakota County, MN							
	Projects Surveyed	Total Units	Vacant Units	Overall Vacancy Rate	Vacancy Rate by Program Type		
					Market-Rate	Tax Credit	Government Subsidized
Apple Valley	27	3,217	64	2.0%	2.2%	1.3%	0.0%
Dakota County	229	27,211	1,161	4.3%	4.8%	2.3%	0.0%

Source: Bowen National Research

In Apple Valley, a total of 27 apartment properties were surveyed, comprising a total of 3,217 units. Overall, the multifamily units are 98.0% occupied, with a total of 64 vacancies. Typically, in a well-balanced and healthy market, multifamily rentals should have an overall occupancy rate between 94% and 96%. While Dakota County as a whole has a healthy overall occupancy rate of 95.7%, the occupancy rate within Apple Valley is considered high. The occupancy rates among the various program types are high, and the presence of wait lists, particularly among the Tax Credit product, are evidence of pent-up demand for multifamily rentals for a variety of income levels within Apple Valley. This likely represents a future development opportunity within the area.

The following table illustrates the *median rent by bedroom/bathroom type* for the surveyed *market-rate* and *Tax Credit* units in Apple Valley and Dakota County.

Median Rents by Program Type and Bedroom/Bathroom Type				
Area	One-Br/ 1.0-Ba	Two-Br/ 1.0-Ba	Two-Br/ 2.0-Ba	Three-Br/ 2.0-Ba
Market-Rate				
Apple Valley	\$1,361	\$1,550	\$1,785	\$2,019
Dakota County	\$1,385	\$1,585	\$1,785	\$2,177
Tax Credit				
Apple Valley	\$858	\$920	\$1,596	\$1,815
Dakota County	\$765	\$920	\$1,555	\$1,604

Source: Bowen National Research

As the preceding illustrates, the median rent for the typical one-bedroom market-rate unit in Apple Valley (\$1,361) is approximately 58.6% higher than the comparable Tax Credit unit (\$858) in the area. While the median rent for most market-rate units in Apple Valley is equal to or less than the corresponding rents in Dakota County, many of the median rents for the Tax Credit units in Apple Valley are higher than the Tax Credit units in Dakota County. Regardless of program type, the median rents steadily increase for each subsequently larger unit configuration for both study areas. With limited availability among Tax Credit and government-subsidized units in both Apple Valley and Dakota County, many low-income households are likely to seek rental alternatives among the available market-rate and non-conventional supply. This can result in a higher share of cost burdened households in an area, or in some instances, may cause households to relocate outside of an area to find more affordable housing choices.

Non-Conventional Rental Housing

Non-conventional rentals are considered rental units typically consisting of single-family homes, duplexes, units over store fronts, and mobile homes and account for 41.3% of the total rental units in Apple Valley.

During August and September 2024, Bowen National Research conducted an online survey and identified 10 non-conventional rentals that were listed as *available* for rent in Apple Valley. While these rentals do not represent all non-conventional rentals, they are representative of common characteristics of the various non-conventional rental alternatives available in the market. As a result, these rentals provide a good baseline to compare the rental rates and the number of bedrooms of non-conventional rentals in the area.

The following table illustrates the vacancy rates, which compares the number of identified *vacant* non-conventional rentals to the *total number* of non-conventional rentals based on the American Community Survey, for the subject city and Dakota County.

Surveyed Non-Conventional Rentals Overview			
Area	Non-Conventional Rentals*	Identified Vacant Units	Vacancy Rate
Apple Valley	2,148	10	0.5%
Dakota County	14,142	83	0.6%

Source: American Community Survey (2018-2022); ESRI; Bowen National Research

*ACS reported number of rental units within structures of four units or less and mobile homes

With a total of 10 available units identified, Apple Valley has an overall vacancy rate of just 0.5% for non-conventional rentals, which is slightly lower than the vacancy rate of Dakota County. This is well below the optimal range of 4% to 6% for non-conventional rentals and indicates a significant lack of available non-conventional supply in the area.

A summary of the available *non-conventional rental* units in Apple Valley and Dakota County, which includes bedroom type, rent range, and median rent per square foot, follows:

Available Surveyed Non-Conventional Rental Supply				
Bedroom	Vacant Units	Rent Range	Median Rent	Median Rent Per Square Foot
Apple Valley				
Two-Bedroom	2	\$1,490 - \$1,949	\$1,720	\$1.21
Three-Bedroom	6	\$1,825 - \$2,695	\$2,405	\$1.40
Four-Bedroom	2	\$2,525 - \$2,815	\$2,670	\$1.46
Total	10			
Dakota County				
One-Bedroom	2	\$1,050 - \$1,300	\$1,175	\$1.60
Two-Bedroom	18	\$910 - \$2,585	\$1,750	\$1.39
Three-Bedroom	44	\$1,825 - \$3,750	\$2,500	\$1.40
Four-Bedroom	19	\$2,000 - \$3,945	\$2,600	\$1.25
Total	83			

Source: Zillow, Rent.com, Homes.com

Among the available non-conventional rentals in Apple Valley, the largest share (60.0%) by bedroom type consists of three-bedroom units. The three-bedroom units have a median rent of \$2,405 (\$1.40 per square foot) and an overall rent range of \$1,825 to \$2,695. When typical utility costs (\$300 or more) are considered, the typical three-bedroom non-conventional rental in Apple Valley has a gross rent of roughly \$2,705. This is a substantially higher rent as compared to the rent for the comparable multifamily market-rate unit in the city, which has a median collected rent of \$2,019. As such, it is unlikely that most low-income households would be able to afford the typical non-conventional rental in the area, even if such a unit were readily available.

For-Sale Housing

The following table summarizes the *available* (as of July 31, 2024) and *recently sold* (between January 2020 and July 2024) for-sale housing stock for Apple Valley and Dakota County.

Apple Valley - Owner For-Sale/Sold Housing Supply		
Type	Homes	Median Price
Apple Valley		
Available*	80	\$367,500
Sold**	2,586	\$372,500
Dakota County		
Available*	579	\$395,000
Sold**	23,271	\$380,000

Source: Redfin.com & Bowen National Research

*As of July 31, 2024

**Sales from January 1, 2020 to July 31, 2024

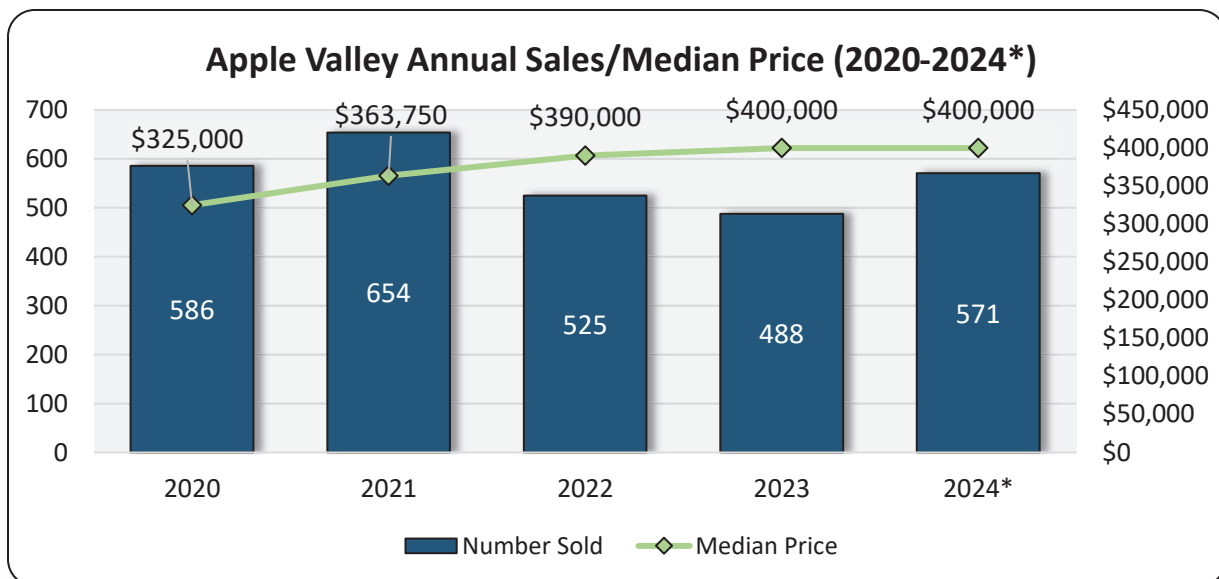
The available for-sale housing stock in Apple Valley as of July 31, 2024 consists of 80 total units with a median list price of \$367,500. This represents a lower median list price compared to the available for-sale homes in Dakota County (\$395,000). Historical sales from January 2020 to July 2024 in Apple Valley consisted of 2,586 homes with a median sales price of \$372,500.

The following table and graph summarize ***historical sales volume*** and ***median sales price*** by year from January 2020 through July 2024.

Sales History/Median Sales Price by Year – Apple Valley (January 1, 2020 to July 31, 2024)				
Year	Number Sold	Percent Change	Median Sales Price	Percent Change
2020	586	-	\$325,000	-
2021	654	11.6%	\$363,750	11.9%
2022	525	-19.7%	\$390,000	7.2%
2023	488	-7.0%	\$400,000	2.6%
2024*	333 (571)	(17.0%)	\$400,000	0.0%

Source: Redfin.com & Bowen National Research

*As of July 31, 2024; Volume projected through the remainder of 2024 (in parenthesis)



*2024 full year volume projection

As the preceding illustrates, home sales in Apple Valley increased by 11.6% between 2020 and 2021. Since 2021, volume decreased in each subsequent year; however, projections indicate that sales volume will increase 17.0% in 2024. It should be noted that the current year's projection is based solely on transactions year-to-date, which may not account for seasonality in the market that can influence the projection. While volume decreased annually in recent years, the median sales price of homes sold in the city increased substantially. Collectively, the median sales price of homes sold in Apple Valley increased by 23.1% between January 2020 and July 2024. It is also noteworthy that the median sales price through July 2024 is the same as for full-year 2023. This suggests that home prices in the area are likely stabilizing.

The following table provides various housing market metrics for the available for-sale homes in Apple Valley and Dakota County as of July 31, 2024.

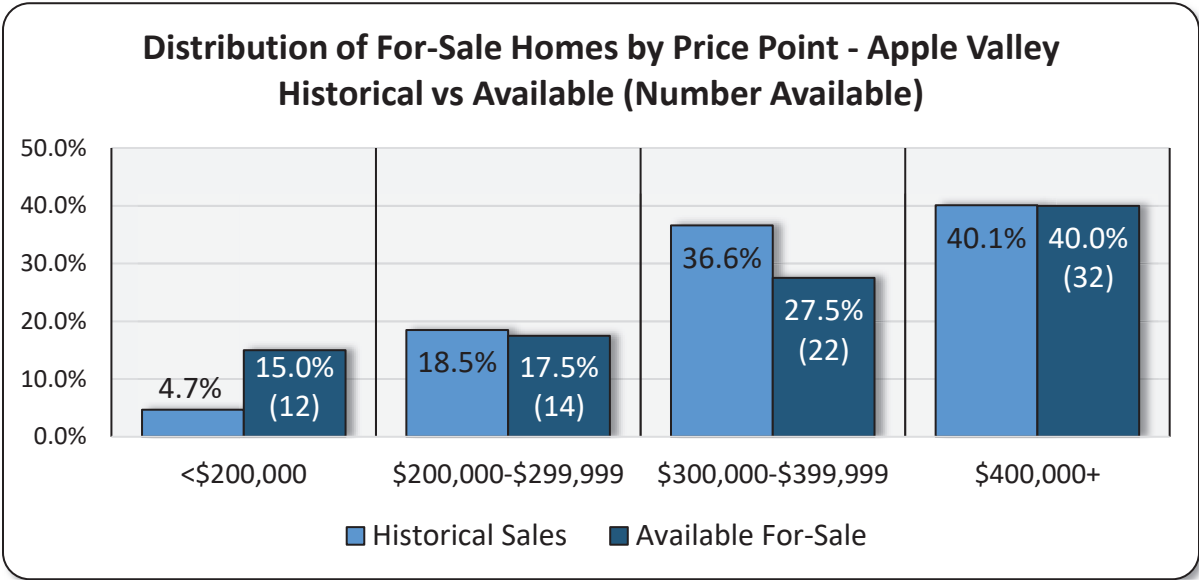
Available For-Sale Housing (As of July 31, 2024)								
Area	Total Available Units	Share of County	Availability Rate	Months Supply of Inventory	Average List Price	Median List Price	Average Days on Market	Average Year Built
Apple Valley	80	13.8%	0.5%	1.7	\$372,169	\$367,500	42	1991
Dakota County	579	100.0%	0.5%	1.4	\$447,241	\$395,000	43	1992

Source: Redfin.com & Bowen National Research

The 80 available for-sale homes in Apple Valley represent 13.8% of the available for-sale homes in Dakota County. These homes equate to an availability rate of 0.5% when compared to the 16,101 owner-occupied units in the city. Based on recent sales history, this inventory represents 1.7 *Months Supply of Inventory* (MSI). Typically, in healthy, well-balanced markets, approximately 2% to 3% of the for-sale housing stock should be available for purchase and there should be between four and six months of available inventory to allow for inner-market mobility and household growth. The available for-

sale homes have an average number of days on market of 42 days and an average year built of 1991. Overall, the data illustrates that there is limited availability of for-sale homes and a short average number of days on market, which has likely contributed, at least in part, to the notable increase in for-sale pricing since 2020.

The following graph compares the distribution of *historical* and *available* for-sale residential units by *price point* for Apple Valley:



Source: Redfin.com & Bowen National Research

As the preceding illustrates, the share of *available* for-sale homes priced under \$200,000 is higher than the corresponding share of recent *historical* sales (4.7%). However, there are only 12 *available* for-sale homes in Apple Valley priced below \$200,000 compared to 32 homes priced at \$400,000 or higher. While the share of the available homes priced below \$200,000 is higher than historical sales, there is a very limited inventory of available homes within this price point. This likely creates affordability issues for much of the area workforce and first-time homebuyers, which may limit the ability of the area to attract new households.

Senior Care Housing

As part of the Dakota County Housing Needs Assessment, senior care facilities within the county were surveyed. The facilities that were evaluated include three levels of care that typically respond to older adults seeking, or who need, alternatives to their current living environment. This includes independent living, assisted living and nursing care. The following table summarizes the surveyed facilities by property type for Apple Valley and the entirety of Dakota County.

Surveyed Senior Care Facilities						
Project Type	Projects	Marketed Beds/Units	Vacant	Occupancy Rate	National Median Occupancy Rate	Base Monthly Rates
Apple Valley						
Independent Living	1	52	0	100.0%	86.8%	\$2,045-\$4,335
Assisted Living	3	221	12	94.6%	85.4%	\$2,045-\$5,100
Nursing Homes	1	72	12	83.3%	82.0%	\$13,688-\$21,292
Total	5	345	24	93.0%	-	\$2,045-\$21,292
Dakota County						
Independent Living	21	1,355	56	95.9%	86.8%	\$775-\$4,742
Assisted Living	32	1,975	115	94.2%	85.4%	\$1,506-\$12,100
Nursing Homes	7	616	113	81.7%	82.0%	\$6,894-\$21,292
Total	60	3,946	284	92.8%	-	\$775-\$21,292

Source: 2023 State of Seniors Housing and Bowen National Research

Note: In some cases, daily rates were converted to monthly rates

As the preceding illustrates, a total of five senior care projects were surveyed within Apple Valley. These projects have an overall occupancy rate of 93.0%. The occupancy rates in Apple Valley for the independent living (100.0%) and assisted living (94.6%) facilities are well above the national medians (86.8% and 85.4%, respectively), while the occupancy rate for the nursing facility (83.3%) in Apple Valley is only slightly above the national median (82.0%). Regardless, the high occupancy rates and projected increase in households aged 65 and older in the area suggest that there could be an increase in demand for senior care options over the next five years.

Planned & Proposed

In addition to the surveys of each housing type within this overview, Bowen National Research conducted interviews with representatives of area building and permitting departments and performed extensive online research to identify residential projects either planned for development or currently under construction within Dakota County. During this process there were no multifamily rental, for-sale housing, or senior care housing developments identified within Apple Valley. However, it should be noted additional projects may have been introduced into the pipeline since the time interviews and research were completed.

E. HOUSING GAP

Based on ESRI household projections from 2024 to 2029, which is the most up-to-date version available, and taking into consideration the housing data from our field survey of area housing alternatives, we are able to project the potential number of new housing units that are needed (housing gap) in Apple Valley. The following paragraph summarizes the metrics used in our demand estimates.

We included renter and owner household growth, the number of units required for a balanced market, the need for replacement of substandard housing, commuter/external market support, severe cost-burdened households, and step-down support as the demand components in our estimates for new rental and for-sale housing units. As part of this analysis, we accounted for vacancies reported among both renter- and owner-occupied housing alternatives, considered applicable units in the development pipeline, and concluded this analysis by providing the number of units that are needed by different income segments, rent levels, and purchase price points.

Apple Valley has an overall *five-year* housing gap of 2,717 units, with a gap of 880 rental units and a gap of 1,837 for-sale units. The following table summarizes the rental and for-sale housing gaps by income and affordability levels for Apple Valley.

	Apple Valley Housing Gap Estimates					
Percent AMHI*	≤30%	31%-60%	61%-80%	81%-115%	116%+	Total Housing Gap
Household Income	≤ \$37,260	\$37,261-\$74,520	\$74,521-\$99,360	\$99,361-\$142,830	\$142,831+	
Rent Range	≤ \$931	\$932-\$1,863	\$1,864-\$2,484	\$2,485-\$3,570	\$3,571+	
Price Range	≤ \$124,200	\$124,201-\$248,400	\$248,401-\$331,200	\$331,201-\$476,100	\$476,101+	
Five-Year Estimates (2024-2029)						
Rental Housing Gap	245	162	172	204	97	880
For-Sale Housing Gap	0	176	290	968	403	1,837
10-Year Estimates (2024-2034)						
Rental Housing Gap	490	324	344	408	194	1,760
For-Sale Housing Gap	0	352	580	1,936	806	3,674

Source: Bowen National Research

AMHI – Area Median Household Income

*Based on HUD limits for Apple Valley (4-person limit)

As the preceding table illustrates, the projected housing gaps encompass a variety of affordability levels for both rental and for-sale housing product. It appears the greatest *rental* housing gaps in the city are for the lowest housing affordability segment (rents below \$931 that are affordable to households earning up to 30% of AMHI) and for product serving households earning between 81% and 115% of AMHI. The greatest *for-sale* housing gap in the city is for product priced between \$331,201 and \$476,100, which is affordable to households earning between \$99,361 and \$142,830. Although development within Apple Valley should be prioritized to the housing product showing the greatest gaps, it appears efforts to address housing should consider most rents and price points across the housing spectrum. The addition of a variety of housing product types and affordability levels would enhance the subject market's ability to attract potential workers and help meet the changing and growing housing needs of the local market.

F. STRENGTHS, WEAKNESSES, OPPORTUNITIES AND THREATS (SWOT)

A SWOT analysis often serves as the framework to evaluate an area's competitive position and to develop strategic planning. It considers internal and external factors, as well as current and future potential. Ultimately, such an analysis is intended to identify core strengths, weaknesses, opportunities, and threats that can lead to strategies that can be developed and implemented to address local housing issues.

The following is a summary of key findings from this SWOT analysis for Apple Valley.

SWOT Analysis	
Strengths	Weaknesses
• Household growth of 15.3% (2010-2024) • High area median household income (\$100,703) and high educational attainment level • Low poverty rate (5.9% overall) compared to the state • Projected increase in higher income renter and owner households and senior households aged 62 and older • Strong rental and for-sale demand	• 0.2% overall projected decrease in households and 3.1% projected decrease in <i>renter</i> households over the next five years. • Very low vacancy/availability rates among both rental and for-sale housing alternatives • Low availability of independent and assisted living units among the area's senior care facilities
Opportunities	Threats
• Housing need of 880 rental units (2024-2029) • Housing need of 1,837 for-sale units (2024-2029) • Attract some of the 11,166 commuters coming into the city for work to live in the city • With notable job growth projected through 2032 in the immediate region, opportunities will likely exist to attract additional households to the city	• Lack of housing availability may result in households seeking options outside the city • The low availability of senior care units and projected 22.8% increase in seniors aged 75 and older over the next five years may create additional housing issues for area seniors • County risks losing some of the 23,228 residents that commute out of the city for employment

Apple Valley experienced notable positive household growth since 2010. The median household income in the city is relatively high, and residents typically have a high level of educational attainment. Both factors contribute to a low poverty rate among the overall population and children less than 18 years of age. There is strong demand in the city for a variety of housing alternatives, and household incomes are projected to increase over the next five years. Despite these strengths, there is a marginal projected decrease (0.2%) in the overall number of households between 2024 and 2029, with renter households projected to decline by 3.1% during the time period. Overall, there is currently limited housing availability among the multifamily apartments, non-conventional rentals, and for-sale housing supply. Additionally, there is very low availability of independent and assisted living units within the senior care facilities in the city. As such, the city risks losing residents to nearby areas that may have a more adequate supply of housing options. However, the city's housing gap of 880 rental units and 1,837 for-sale units, and the projected increase in senior households aged 75 and older likely represent significant development opportunities. In addition, there is a notable commuter base and projected job growth in the region which will contribute to housing demand for the foreseeable future.

DAKOTA COUNTY, MN

APPLE VALLEY

Housing Needs Assessment



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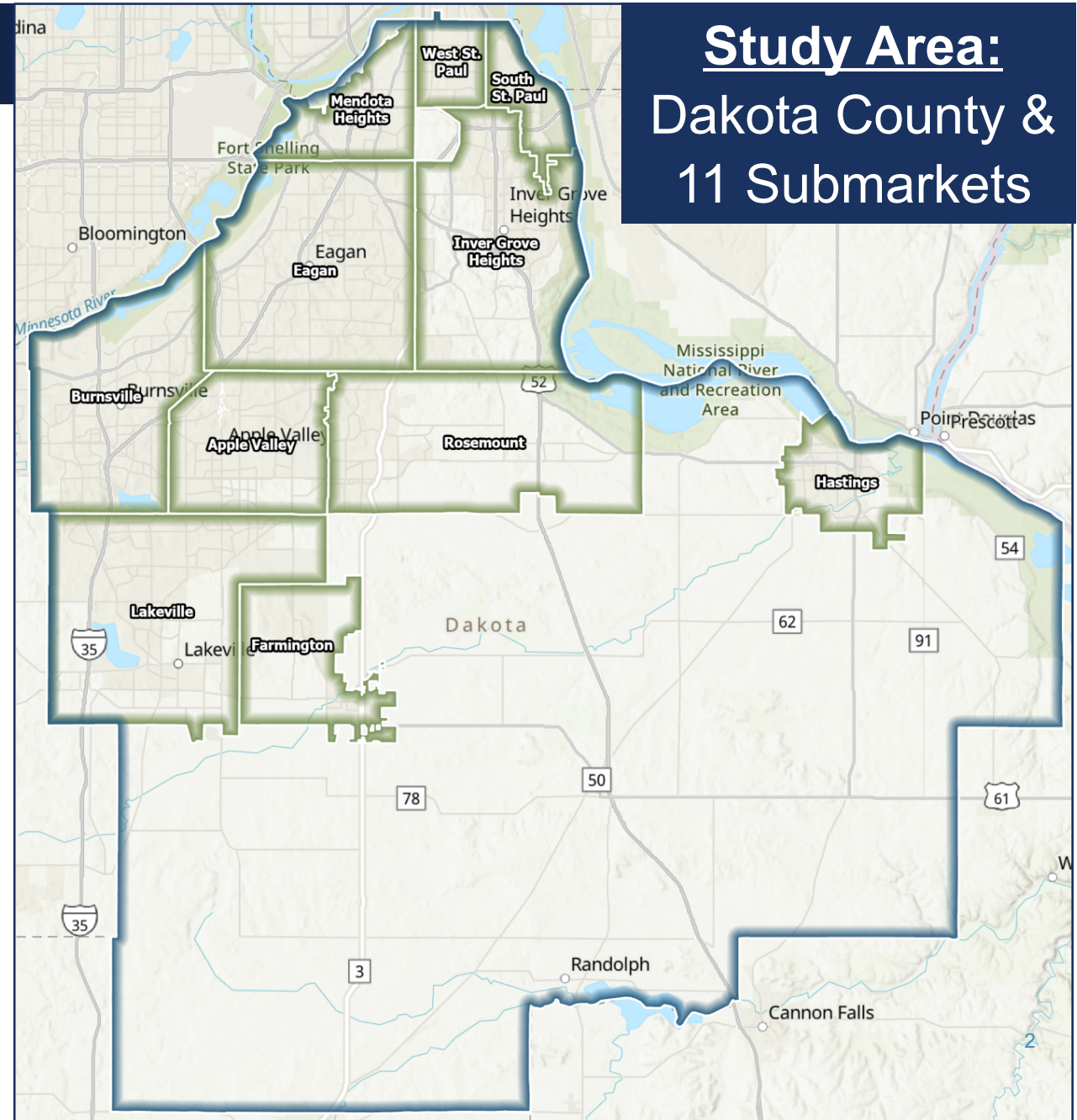
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Study Area & Scope of Work

Scope of Work

- Study of Dakota County & 11 Municipal Submarkets
- Demographic Characteristics and Trends
- Economic Conditions and Investments
- Existing Housing Stock (Rentals, Senior Care and For-Sale)
- Quantified Rental and For-Sale Housing Gaps by Various Levels of Affordability
- Recommended Housing Strategies

Study Area: Dakota County & 11 Submarkets

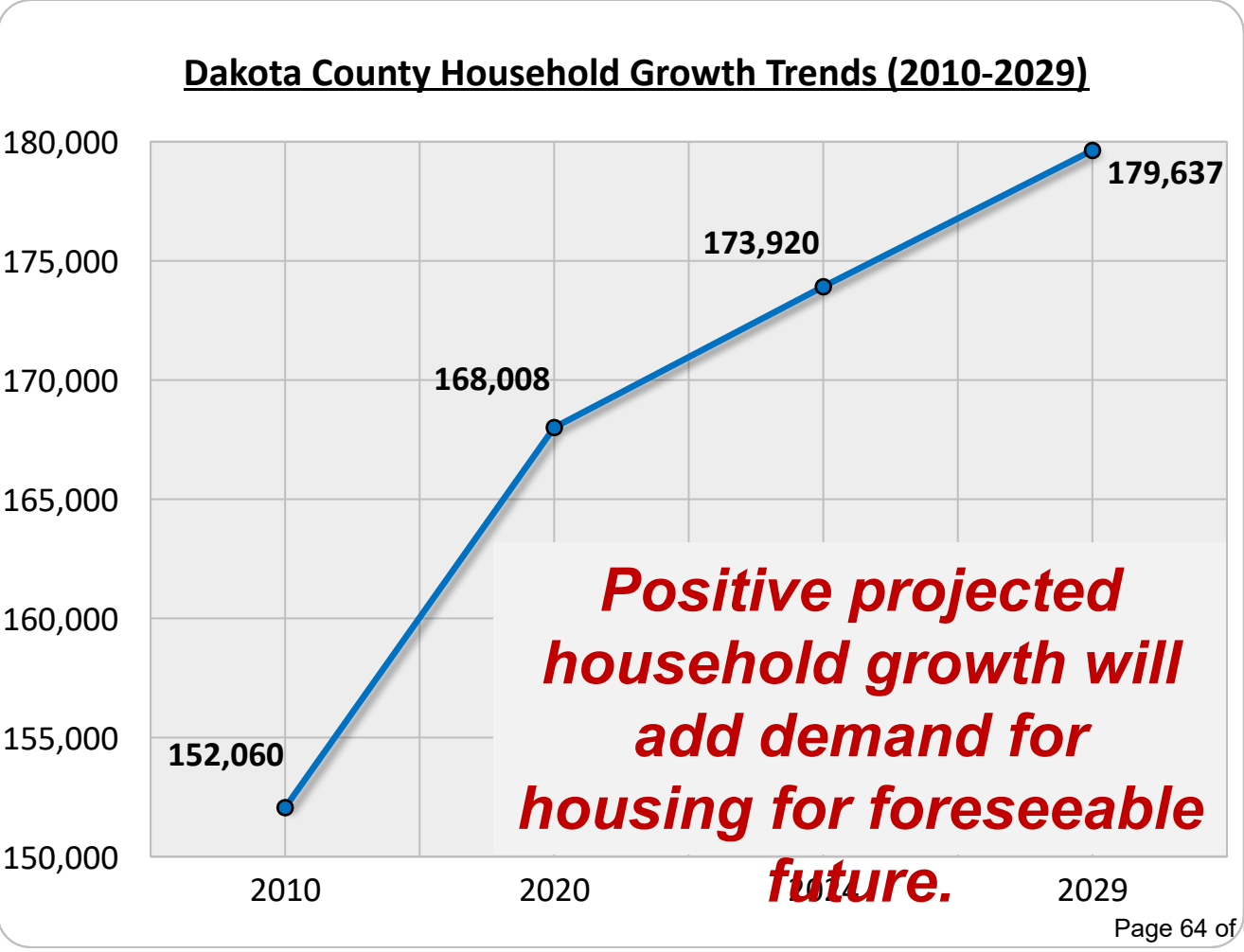
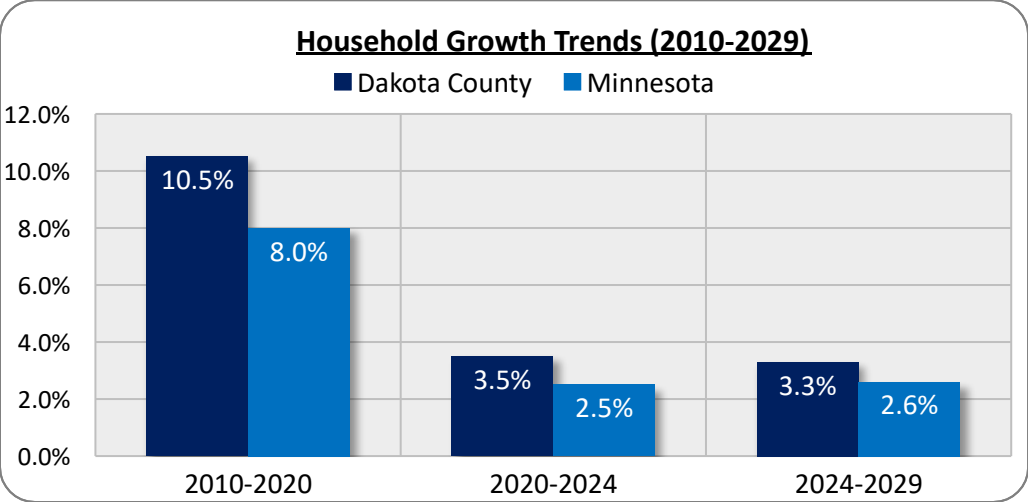


Demographics – Overall Household Growth Trends

Households within Dakota County have increased substantially since 2010, a trend which is projected to continue through 2029.

HIGHLIGHTS

- 2010 to 2020: Households increased by 15,948 (10.5%)
- 2020 to 2024: Households increased by 5,912 (3.5%)
- 2024 to 2029: Households will increase by 5,717 (3.3%)



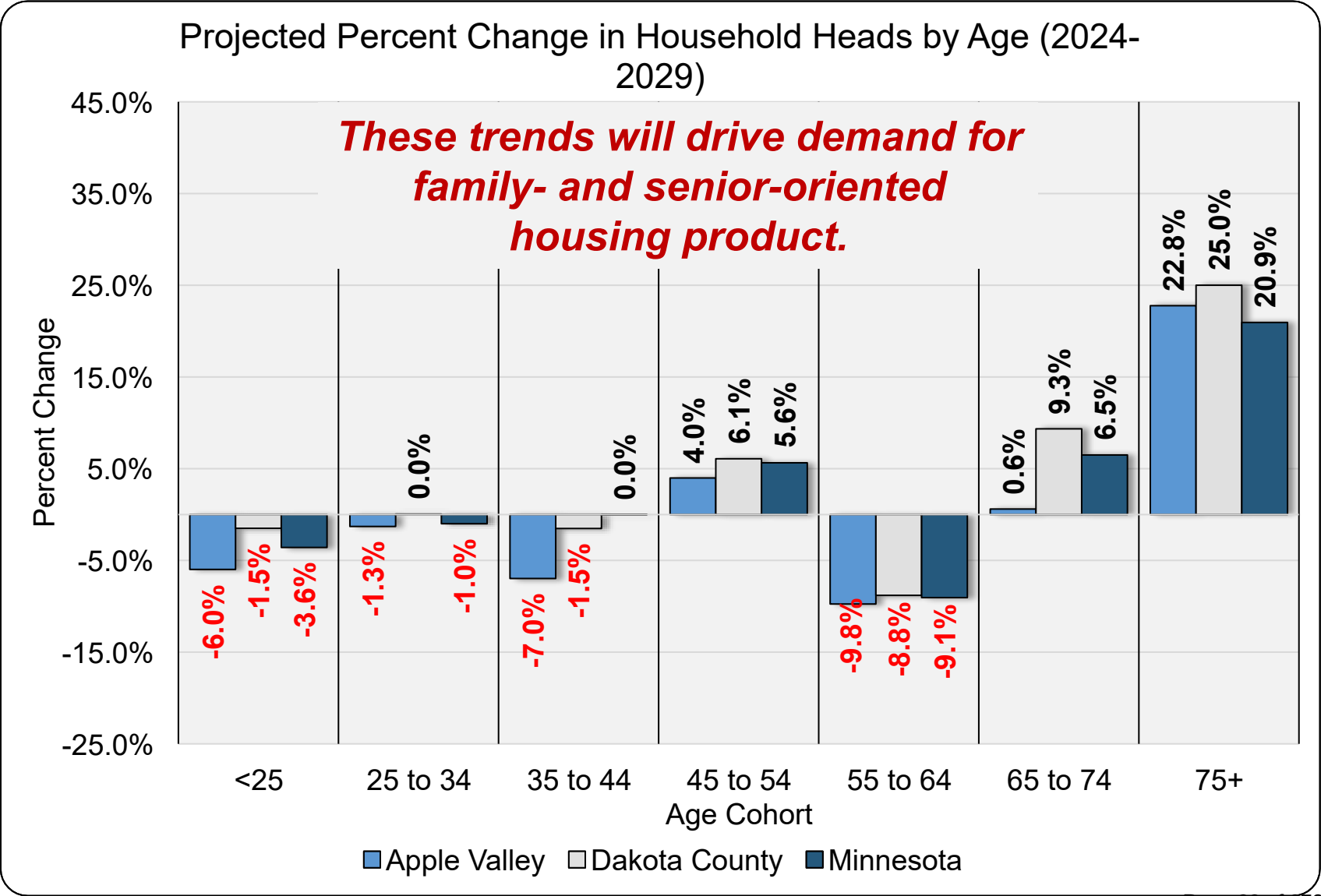
Demographics – Households and Household Change

While the projected number of households is projected to remain generally unchanged (decrease of 0.2%) between 2024 and 2029, additional household growth is projected for the area from commuters coming into the city.

	Total Households				Household Change					
	2010	2020	2024	2029	2010-2020		2020-2024		2024-2029	
	Census	Census	Estimated	Projected	Number	Percent	Number	Percent	Number	Percent
Apple Valley	18,882	21,464	21,768	21,724	2,582	13.7%	304	1.4%	-44	-0.2%
Burnsville	24,283	25,483	25,994	26,120	1,200	4.9%	511	2.0%	126	0.5%
Eagan	25,232	27,606	28,098	28,343	2,374	9.4%	492	1.8%	245	0.9%
Farmington	7,109	7,906	8,125	8,512	797	11.2%	219	2.8%	387	4.8%
Hastings	8,813	9,128	9,259	9,591	315	3.6%	131	1.4%	332	3.6%
Inver Grove Heights	13,508	14,338	14,646	14,711	830	6.1%	308	2.1%	65	0.4%
Lakeville	18,687	23,265	25,885	28,441	4,578	24.5%	2,620	11.3%	2,556	9.9%
Mendota Heights	4,284	4,787	4,879	5,043	503	11.7%	92	1.9%	164	3.4%
Rosemount	7,580	8,931	9,848	11,278	1,351	17.8%	917	10.3%	1,430	14.5%
South St. Paul	8,172	8,432	8,371	8,639	260	3.2%	-61	-0.7%	268	3.2%
West St. Paul	8,529	8,996	9,444	9,666	467	5.5%	448	5.0%	222	2.4%
Dakota County	152,060	168,008	173,920	179,637	15,948	10.5%	5,912	3.5%	5,717	3.3%
Minnesota	2,087,227	2,253,990	2,309,848	2,370,399	166,763	8.0%	55,858	2.5%	60,551	2.6%

Demographics – Household Heads by Age

Apple Valley’s projected household growth is concentrated among households between the ages of 45 and 54 and those aged 65 and older. These trends are generally similar to county & national trends.



Demographics – Change in RENTER Households by Income

	Renter Households by Income –Apple Valley							
	Less Than \$15,000	\$15,000 - \$24,999	\$25,000 - \$34,999	\$35,000 - \$49,999	\$50,000 - \$74,999	\$75,000 - \$99,999	\$100,000 - \$149,999	\$150,000 & Higher
2020	455 (8.4%)	638 (11.8%)	465 (8.6%)	901 (16.7%)	1,208 (22.4%)	527 (9.8%)	809 (15.0%)	391 (7.2%)
2024	330 (5.7%)	593 (10.3%)	483 (8.4%)	851 (14.7%)	1,167 (20.2%)	801 (13.9%)	902 (15.6%)	654 (11.3%)
2029	322 (5.7%)	485 (8.7%)	419 (7.5%)	703 (12.6%)	1,075 (19.2%)	794 (14.2%)	966 (17.2%)	837 (14.9%)
Change 2024-2029	-8 (-2.4%)	-108 (-18.2%)	-64 (-13.3%)	-148 (-17.4%)	-92 (-7.9%)	-7 (-0.9%)	64 (7.1%)	183 (28.0%)

In 2024, Apple Valley had a larger share of renter households with incomes of \$100,000 or higher when compared to Dakota County and the state of Minnesota, while a majority earned less than \$75,000. Between 2024 and 2029, renter household growth in Apple Valley is projected to be among households earning \$100,000 or higher (15.9%).

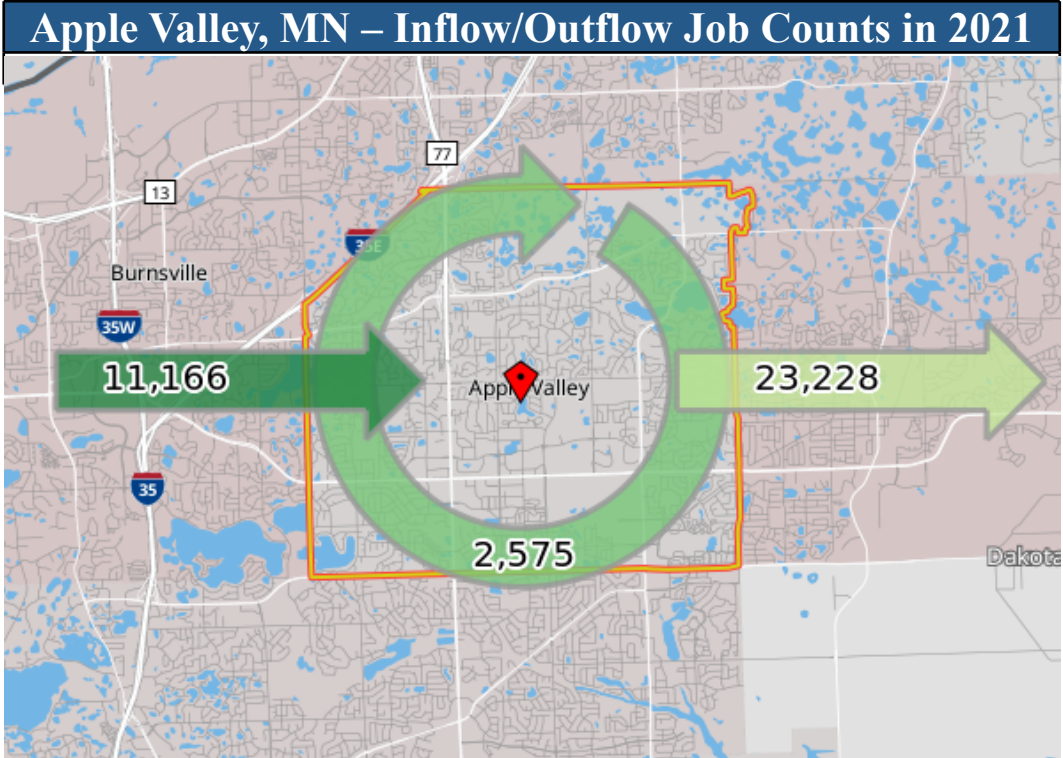
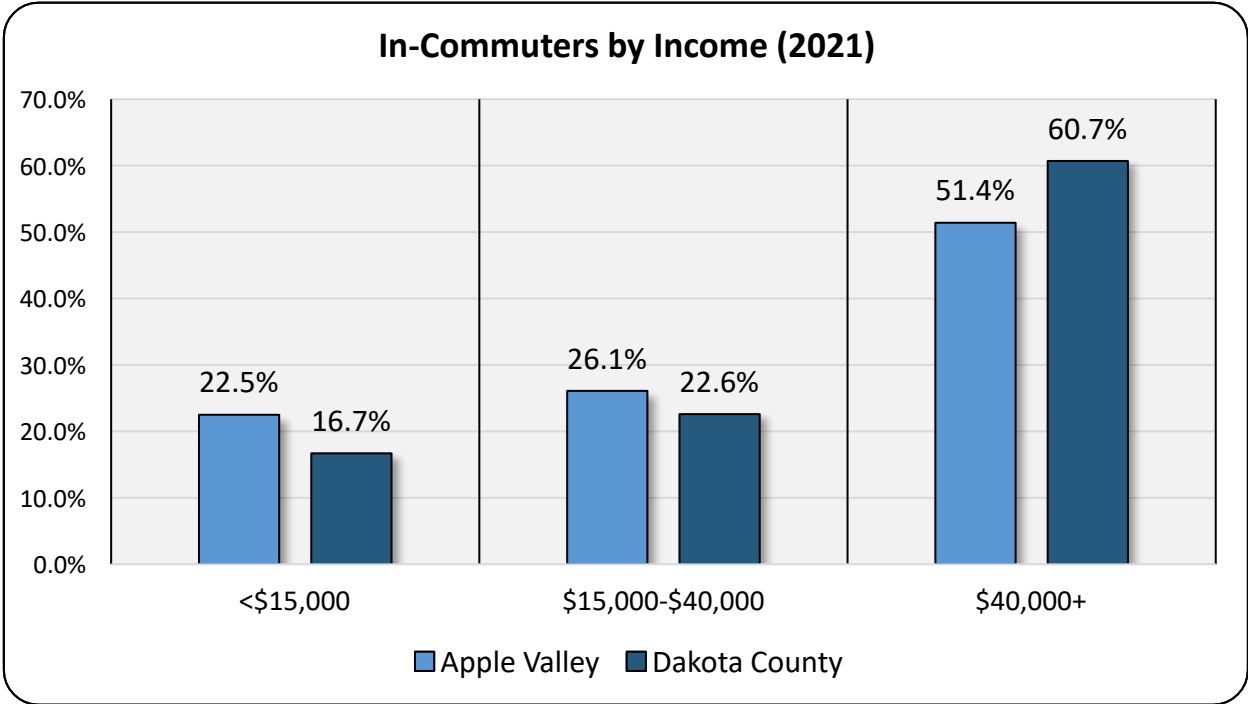
Demographics – Change in OWNER Households by Income

	Owner Households by Income – Apple Valley							
	Less Than \$15,000	\$15,000 - \$24,999	\$25,000 - \$34,999	\$35,000 - \$49,999	\$50,000 - \$74,999	\$75,000 - \$99,999	\$100,000 - \$149,999	\$150,000 & Higher
2020	430 (2.7%)	324 (2.0%)	585 (3.6%)	1,084 (6.7%)	2,734 (17.0%)	2,394 (14.9%)	3,998 (24.9%)	4,521 (28.1%)
2024	444 (2.8%)	238 (1.5%)	483 (3.0%)	886 (5.5%)	2,132 (13.3%)	2,382 (14.9%)	3,440 (21.5%)	5,982 (37.4%)
2029	405 (2.5%)	173 (1.1%)	390 (2.4%)	680 (4.2%)	1,841 (11.4%)	2,214 (13.7%)	3,442 (21.3%)	6,978 (43.3%)
Change 2024-2029	-39 (-8.8%)	-65 (-27.3%)	-93 (-19.3%)	-206 (-23.3%)	-291 (-13.6%)	-168 (-7.1%)	2 (0.1%)	996 (16.6%)

In 2024, the **majority (58.9%) of Apple Valley owner households earned \$100,000 or more**. Between 2024 and 2029, owner household growth is **projected to be confined to households earning \$100,000 or higher (10.6%)**, while those earning less than \$100,000 are projected to decrease. This is broadly consistent with county and statewide projections for this time period.

Commuter Inflow

Over 11,000 people commute into Apple Valley daily, representing a large majority of all workers in the city. The largest share (51.4%) of in-commuters is among persons earning \$40,000+ a year.



Many in-commuters represent potential future residents!

Substandard Housing by Submarket

A total of 676 Apple Valley households live in substandard housing

	Housing Age and Conditions											
	Pre-1970 Product				Overcrowded				Incomplete Plumbing or Kitchen			
	Renter		Owner		Renter		Owner		Renter		Owner	
	#	%	#	%	#	%	#	%	#	%	#	%
Apple Valley	482	9.3%	2,064	12.8%	242	4.6%	247	1.5%	129	2.5%	58	0.4%
Burnsville	1,301	16.2%	3,965	22.9%	408	5.1%	259	1.5%	266	3.3%	9	0.1%
Eagan	568	6.9%	1,991	10.3%	493	6.0%	96	0.5%	22	0.3%	43	0.2%
Farmington	60	17.0%	122	2.4%	0	0.0%	73	1.5%	0	0.0%	0	0.0%
Hastings	515	24.4%	1,873	42.4%	64	3.0%	12	0.3%	79	3.7%	4	0.1%
Inver Grove Heights	433	11.1%	2,327	21.1%	196	5.0%	46	0.4%	0	0.0%	48	0.4%
Lakeville	340	11.1%	1,702	8.0%	212	6.9%	93	0.4%	203	6.6%	0	0.0%
Mendota Heights	69	6.3%	1,423	33.8%	0	0.0%	7	0.2%	2	0.2%	16	0.4%
Rosemount	108	8.8%	708	8.9%	106	8.6%	14	0.2%	36	2.9%	10	0.1%
South St. Paul	1,305	55.5%	4,497	76.6%	14	0.6%	77	1.3%	49	2.1%	38	0.6%
West St. Paul	1,478	41.2%	3,566	62.4%	117	3.3%	121	2.1%	164	4.6%	24	0.4%
Dakota County	7,139	17.5%	26,588	20.7%	1,859	4.6%	1,137	0.9%	975	2.4%	250	0.2%
Minnesota	244,615	35.9%	707,304	38.2%	32,202	4.7%	23,665	1.3%	15,646	2.3%	10,852	0.6%

Housing Cost Burdened Households by Submarket

	Household Income, Housing Costs and Affordability							
	2024 Households	Median Household Income	Median Home Value	Median Gross Rent	Share of Cost Burdened Households*		Share of Severe Cost Burdened Households**	
					Renter	Owner	Renter	Owner
Apple Valley	21,768	\$100,703	\$406,938	\$1,607	49.2%	17.2%	24.4%	5.7%
Burnsville	25,994	\$86,847	\$363,527	\$1,443	50.6%	20.7%	20.6%	8.0%
Eagan	28,098	\$104,731	\$433,589	\$1,490	41.7%	16.0%	18.1%	5.2%
Farmington	8,125	\$111,136	\$390,820	\$1,214	40.6%	16.0%	23.3%	4.2%
Hastings	9,259	\$88,159	\$349,101	\$1,146	42.0%	19.2%	21.0%	6.9%
Inver Grove Heights	14,646	\$97,846	\$402,929	\$1,324	47.5%	17.9%	20.8%	5.6%
Lakeville	25,885	\$127,558	\$467,695	\$1,623	48.2%	13.4%	31.0%	3.4%
Mendota Heights	4,879	\$128,891	\$564,867	\$1,268	41.8%	14.2%	21.4%	6.1%
Rosemount	9,848	\$128,537	\$432,979	\$1,521	38.3%	14.1%	15.4%	3.9%
South St. Paul	8,371	\$78,465	\$289,841	\$1,094	48.9%	18.6%	20.8%	5.4%
West St. Paul	9,444	\$68,406	\$337,491	\$1,204	56.4%	23.3%	28.8%	10.3%
Dakota County	173,920	\$102,310	\$413,686	\$1,410	47.0%	17.0%	21.9%	5.7%
Minnesota	2,309,848	\$86,801	\$360,089	\$1,178	44.0%	18.2%	21.4%	6.7%

Nearly 2,200 Apple Valley households live in severe cost burdened housing situations

Pay 30%+ in income toward housing

Pay 50%+ in income toward housing

Multifamily Rental Housing

- 229 multifamily projects were surveyed in the county, totaling 27,211 units
- The overall vacancy rate is 4.3% (95.7% occupied), with the majority of vacancies (90.4%) within the market-rate units
- Wait lists are maintained among all property types in the county, with the most extensive wait lists among Tax Credit and Subsidized



Surveyed Multifamily Rental Housing – Dakota County, MN

Project Type	Projects Surveyed	Total Units	Vacant Units	Occupancy Rate
Market-Rate	139	21,662	1,050	95.2%
Market-Rate/Tax Credit	4	704	74	89.5%
Market-Rate/Government-Subsidized	1	172	4	97.7%
Tax Credit	65	3,625	33	99.1%
Tax Credit/Government-Subsidized	12	709	0	100.0%
Market-Rate/Tax Credit/Government-Subsidized	1	104	0	100.0%
Government-Subsidized	7	235	0	100.0%
Total	229	27,211	1,161	95.7%

The high occupancy rates and presence of wait lists across most project types are evidence of a high level of

Typically, healthy, well-balanced markets have rental housing vacancy rates generally between 4% and 6%

Multifamily Rentals by Submarket (Vacancies)

With **eight (8) of the 11 submarkets** reporting overall vacancy rates which are **lower than Dakota County's vacancy rate** of 4.3% and three submarkets reporting overall vacancy rates of less than 1.0%, the **lack of available multifamily rentals** is a **county-wide issue**.

	Projects Surveyed	Total Units	Vacant Units	Overall Vacancy Rate	Vacancy Rate by Type		
					Market- Rate	Tax Credit	Gov't Subsidized
Apple Valley	27	3,217	64	2.0%	2.2%	1.3%	0.0%
Burnsville	43	6,681	432	6.5%	6.2%	15.8%	0.0%
Eagan	42	6,326	191	3.0%	3.4%	0.0%	0.0%
Farmington	7	285	1	0.4%	2.8%	0.0%	0.0%
Hastings	17	1,269	122	9.6%	14.0%	0.7%	0.0%
Inver Grove Heights	16	1,994	33	1.7%	2.1%	0.0%	0.0%
Lakeville	22	2,309	209	9.1%	11.6%	0.0%	0.0%
Mendota Heights	9	832	13	1.6%	1.9%	0.0%	0.0%
Rosemount	12	906	7	0.8%	1.1%	0.0%	0.0%
South St. Paul	10	675	2	0.3%	0.4%	0.0%	0.0%
West St. Paul	24	2,717	87	3.2%	3.2%	3.7%	0.0%
Dakota County	229	27,211	1,161	4.3%	4.8%	2.3%	0.0%

Apple Valley's overall multifamily rental vacancy rate of 2.0% is well below the 4.0% to 6.0% rate of healthy and well-balanced markets. Vacancy rates are even lower among affordable alternatives.

Multifamily Rentals – Market-Rate Median Rents

Median rents for the market-rate units in Apple Valley range from \$1,361 (one-bedroom/one-bathroom unit) to \$2,019 (three-bedroom/two-bathroom unit), which are among **some of the lowest** in

	Median Market-Rate Rents by Bedroom/Bathroom Type			
	One-Br/ 1.0-Ba	Two-Br/ 1.0-Ba	Two-Br/ 2.0-Ba	Three-Br/ 2.0-Ba
Apple Valley	\$1,361	\$1,550	\$1,785	\$2,019
Burnsville	\$1,307	\$1,585	\$1,786	\$1,950
Eagan	\$1,470	\$1,565	\$1,690	\$2,177
Farmington	\$1,150	\$1,250	-	-
Hastings	\$974	\$1,275	\$1,650	\$2,235
Inver Grove Heights	\$1,300	\$1,500	\$1,799	\$1,735
Lakeville	\$1,520	\$1,895	\$1,880	\$2,271
Mendota Heights	\$1,695	\$2,280	\$2,350	\$5,625
Rosemount	\$1,448	\$1,650	\$1,908	\$2,245
South St. Paul	\$1,099	\$2,020	\$1,520	\$1,699
West St. Paul	\$1,250	\$1,495	\$1,595	\$2,330
Dakota County (Ranges)	\$1,385 (\$974-\$1,695)	\$1,585 (\$1,250-\$2,280)	\$1,785 (\$1,520-\$2,350)	\$2,177 (\$1,699-\$5,625)

Housing Supply – Non-Conventional Rentals by Submarket

Non-Conventional Rentals Consist of Single-Family Homes, Duplexes, Mobile Homes, Etc., and Comprise a Notable Portion of the Local Housing Market

Non-conventional rentals in Apple Valley are operating at a 0.5% vacancy rate, which is below the 4.0% to 6.0% range of typical healthy and well-balanced markets.

While Apple Valley appears to have some of the lower non-conventional rental rates in the county, such rents are not affordable to a large segment of area renter

Available Surveyed Non-Conventional Rental Supply (August & September 2024)				
Area	Vacant Units	Total Units	Vacancy Rate	Collected Rent Range
Apple Valley	10	2,148	0.5%	\$1,490 - \$2,815
Burnsville	3	1,881	0.2%	\$1,595 - \$3,000
Eagan	12	2,288	0.5%	\$1,595 - \$3,750
Farmington	11	920	1.2%	\$1,050 - \$3,240
Hastings	4	908	0.4%	\$910 - \$2,950
Inver Grove Heights	6	1,240	0.5%	\$2,149 - \$3,695
Lakeville	16	1,633	1.0%	\$1,900 - \$3,400
Mendota Heights	2	333	0.6%	\$2,375 - \$3,945
Rosemount	7	649	1.1%	\$1,900 - \$3,800
South St. Paul	3	1,210	0.2%	\$1,895 - \$2,600
West St. Paul	7	481	1.5%	\$1,300 - \$2,700
Balance of County	2	451	0.4%	\$2,250 - \$3,600
Dakota County	83	14,142	0.6%	\$910 - \$3,945

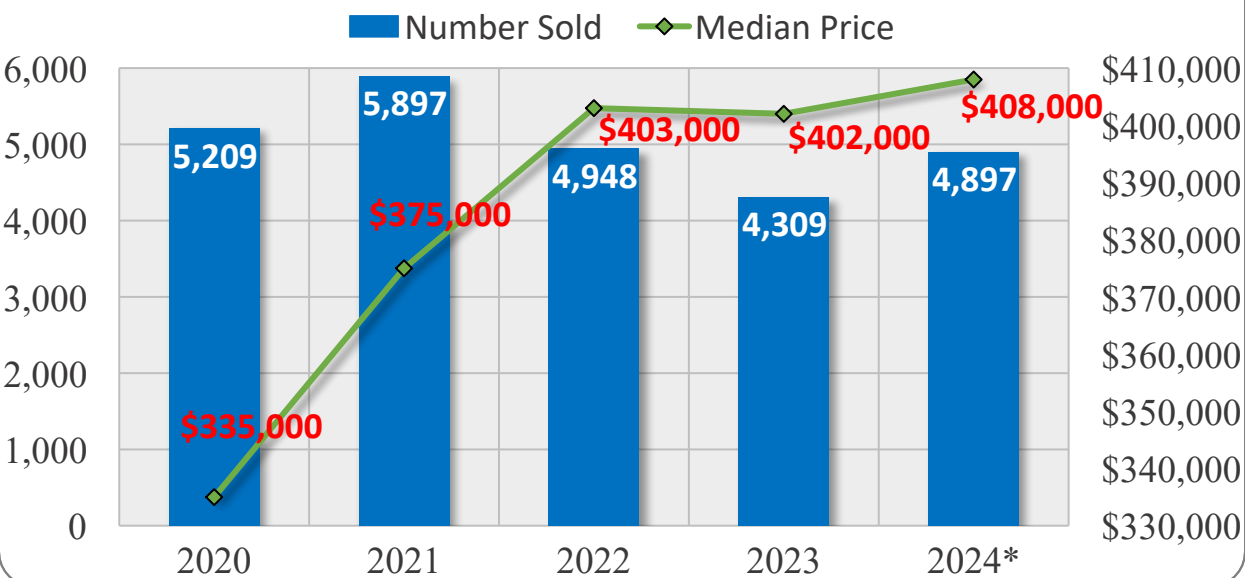
Source: Zillow, Rent.com, Homes.com

Home Sales (2020 to 2024)

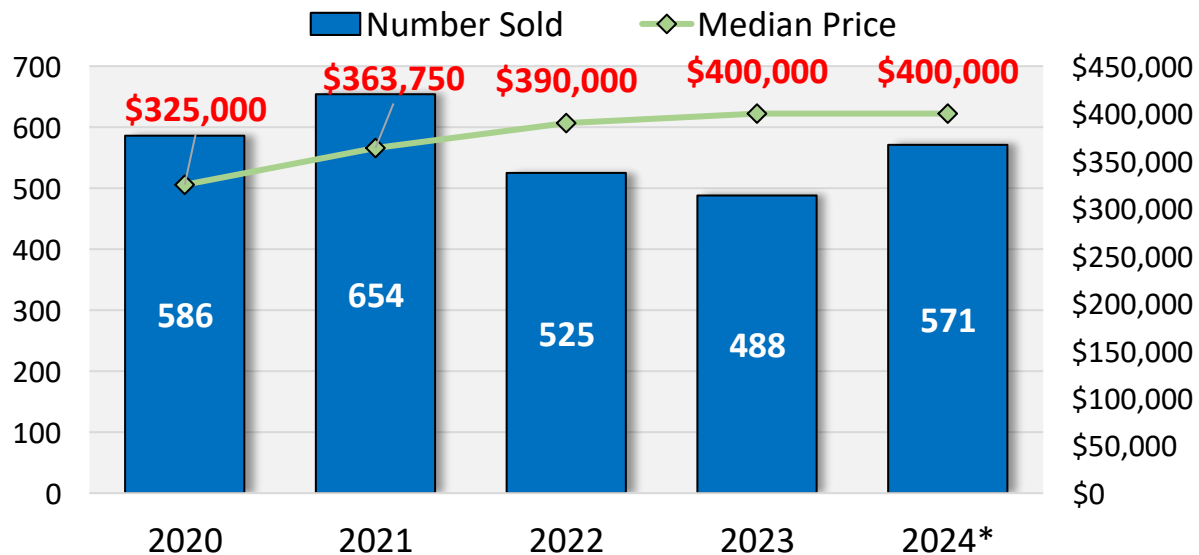
Over 23,000 homes sold in Dakota County between 2020 and 2024 (July 31st)

The volume of homes sold and median sales price in the county were generally stable in 2022 and 2023, before experiencing an increase in 2024. Within Apple Valley, while the volume of homes sales over past three years have been lower than 2020 and 2021, the median sales price stabilized in 2024. Regardless, Apple Valley’s median home price has increased by \$75,000 (23.1%) since 2020.

Dakota County Annual Sales/Median Price



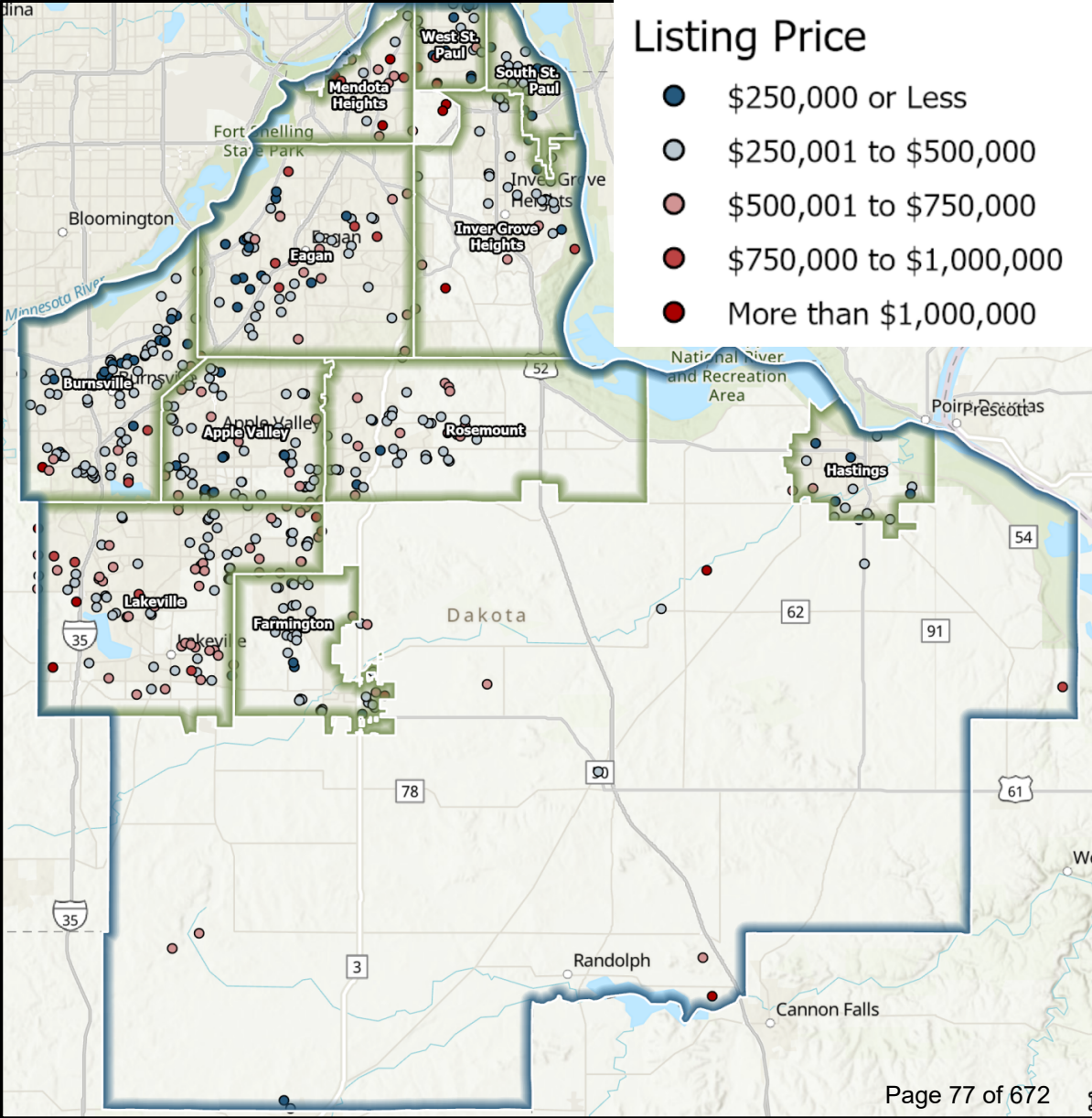
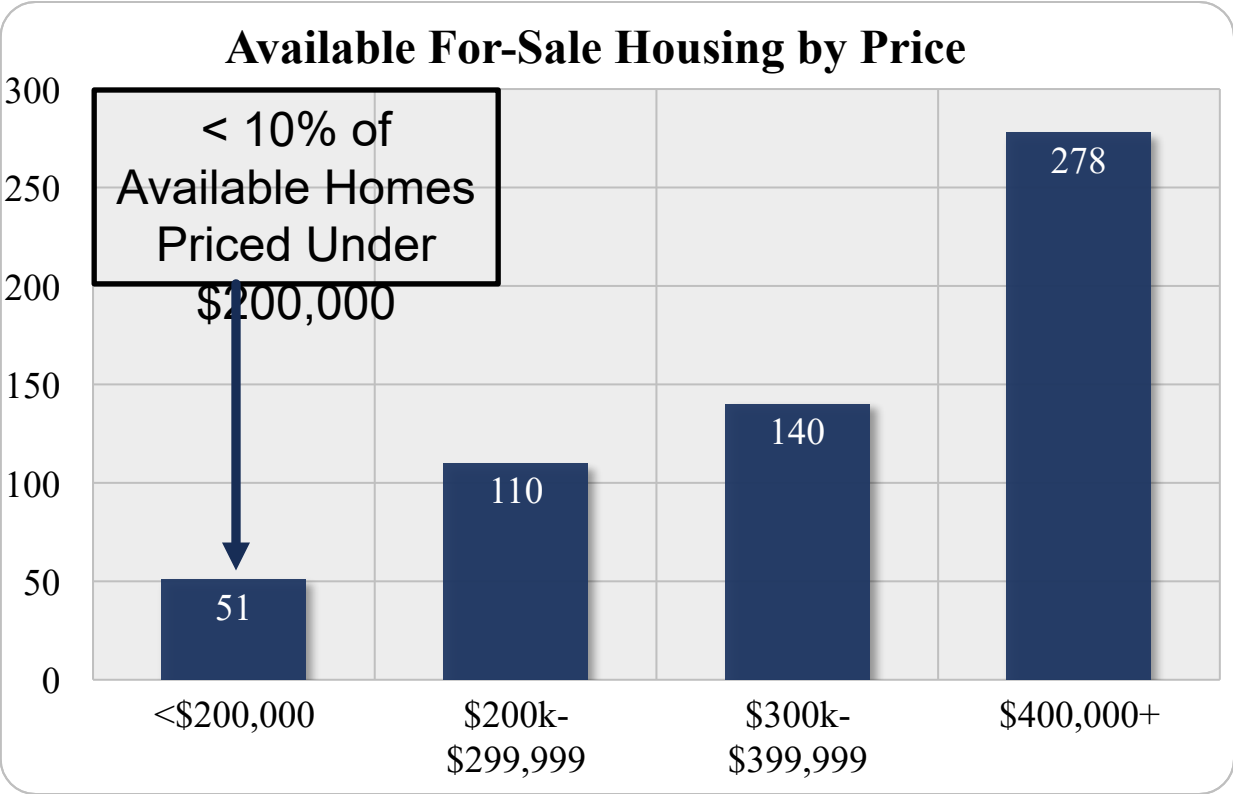
Apple Valley Annual Sales/Median Price



*Projected to year-end

Available Home Listings by Price

The **579** available homes represent an **availability rate of 0.5%**, which is below the **typical healthy range of 2% to 3%**, with **nearly three-quarters of the available product priced over \$300,000.**



Available Home Listings by Submarket

Apple Valley reports a **low availability rate of 0.5%** (healthy is between 2%-3%) and **Months Supply of Inventory (MSI) of 1.7 months** (healthy is 4 to 6 months), demonstrating **limited availability among for-sale product within the city**.

Available For-Sale Housing – Dakota County, MN (As of July 31, 2024)							
	Total Units	% Share of County	Availability Rate / MSI	Average List Price	Median List Price	Average Days on Market	Average Year Built
Apple Valley	80	13.8%	0.5% / 1.7	\$372,169	\$367,500	42	1991
Burnsville	97	16.8%	0.6% / 1.8	\$344,839	\$340,000	34	1983
Eagan	62	10.7%	0.3% / 1.3	\$402,942	\$339,839	34	1988
Farmington	36	6.2%	0.5% / 1.2	\$397,881	\$378,530	63	2005
Hastings	17	2.9%	0.3% / 0.9	\$383,594	\$345,000	29	1976
Inver Grove Heights	37	6.4%	0.3% / 1.4	\$434,633	\$340,000	31	1994
Lakeville	121	20.9%	0.6% / 1.3	\$533,830	\$494,797	47	2006
Mendota Heights	17	2.9%	0.5% / 1.7	\$978,459	\$615,000	91	1985
Rosemount	50	8.6%	0.6% / 1.4	\$414,086	\$382,450	44	2009
South St. Paul	14	2.4%	0.2% / 0.7	\$268,964	\$277,450	69	1941
West St. Paul	26	4.5%	0.5% / 1.4	\$400,487	\$284,900	27	1970
Balance of County	22	3.8%	-	\$805,064	\$579,450	48	1984
Dakota County	579	100.0%	0.5% / 1.4	\$447,241	\$395,000	43	1992

Available Home Listings by Submarket & List Price

The largest share (40%) of the available supply in Apple Valley is priced at \$400,000 or more. Two-thirds (67.5%) of the available supply in Apple Valley is priced at \$300,000 or more. This is reflective of housing affordability issues across the county.

Available For-Sale Housing Units by List Price – Dakota County, MN (As of July 31, 2024)								
	<\$200,000		\$200,000 - \$299,999		\$300,000 - \$399,999		\$400,000+	
	Number	Share	Number	Share	Number	Share	Number	Share
Apple Valley	12	15.0%	14	17.5%	22	27.5%	32	40.0%
Burnsville	16	16.5%	25	25.8%	24	24.7%	32	33.0%
Eagan	11	17.7%	16	25.8%	6	9.7%	29	46.8%
Farmington	1	2.8%	4	11.1%	16	44.4%	15	41.7%
Hastings	1	5.9%	5	29.4%	4	23.5%	7	41.2%
Inver Grove Heights	1	2.7%	12	32.4%	13	35.1%	11	29.7%
Lakeville	1	0.8%	10	8.3%	21	17.4%	89	73.6%
Mendota Heights	0	0.0%	0	0.0%	1	5.9%	16	94.1%
Rosemount	1	2.0%	7	14.0%	21	42.0%	21	42.0%
South St. Paul	1	7.1%	8	57.1%	4	28.6%	1	7.1%
West St. Paul	6	23.1%	8	30.8%	3	11.5%	9	34.6%
Balance of County	0	0.0%	1	4.6%	5	22.7%	16	72.7%
Dakota County	51	8.8%	110	19.0%	140	24.2%	278	48.0%

Senior Care Housing

60 senior care facilities, containing a total of 3,946 marketed beds/units, were surveyed within Dakota County. Occupancy rates within Apple Valley are above the national rates for each of the senior care facility types surveyed.

Project Type	Projects	Marketed Beds/Units	Vacant	Occupancy Rate	National Median Occupancy Rate*	Base Monthly Rates
Dakota County (PSA)						
Independent Living	21	1,355	56	95.9%	86.8%	\$775-\$4,742
Assisted Living	32	1,975	115	94.2%	85.4%	\$1,506-\$12,100
Nursing Homes	7	616	113	81.7%	82.0%	\$6,894-\$21,292
Total	60	3,946	284	92.8%	-	\$775-\$21,292
Apple Valley						
Independent Living	1	52	0	100.0%	86.8%	\$2,045-\$4,335
Assisted Living	3	221	12	94.6%	85.4%	\$2,045-\$5,100
Nursing Homes	1	72	12	83.3%	82.0%	\$13,688-\$21,292
Total	5	345	24	93.0%	-	\$2,045-\$21,292

*Source: 2023 State of Seniors Housing

Senior households, age 65 and older, are expected to increase by 7,229 households (15.8% increase) over the next five years in Dakota County. These demographic projections suggest that demand for senior-oriented housing alternatives should increase in the coming years.

Wages and Housing Affordability for Top 35 Occupations by Share of Labor Force
(Minneapolis-St. Paul-Bloomington, MN-WI Metropolitan Statistical Area)

Occupation Sector, Title & Wages*				Housing Affordability**			
Sector Group (Code)	Occupation Title	Annual Wages		Max. Monthly Rent		Max. Purchase Price	
		Lower Quartile	Median	Lower Quartile	Median	Lower Quartile	Median
Sales and Related (41)	Retail Salespersons	\$30,700	\$35,130	\$768	\$878	\$102,333	\$117,100
	Cashiers	\$29,800	\$33,750	\$745	\$844	\$99,333	\$112,500
	Sales Representatives, Wholesale	\$59,820	\$77,710	\$1,496	\$1,943	\$199,400	\$259,033
	Sales Representatives, Services	\$51,500	\$72,430	\$1,288	\$1,811	\$171,667	\$241,433
Food Preparation/ Serving (35)	Fast Food/Counter Workers	\$28,770	\$30,900	\$719	\$773	\$95,900	\$103,000
	Waiters and Waitresses	\$23,400	\$24,210	\$585	\$605	\$78,000	\$80,700
	Cooks, Restaurant	\$35,840	\$38,380	\$896	\$960	\$119,467	\$127,933
	Food Preparation Workers	\$29,750	\$34,990	\$744	\$875	\$99,167	\$116,633
Office and Administrative Support (43)	Customer Service Representatives	\$39,300	\$47,790	\$983	\$1,195	\$131,000	\$159,300
	Office Clerks, General	\$39,170	\$47,210	\$979	\$1,180	\$130,567	\$157,367
	Secretaries/Admin Assistants	\$44,590	\$49,460	\$1,115	\$1,237	\$148,633	\$164,867
	Bookkeeping/Accounting Clerks	\$45,850	\$52,270	\$1,146	\$1,307	\$152,833	\$174,233
	First-Line Supervisors, Office	\$60,860	\$74,570	\$1,522	\$1,864	\$202,867	\$248,567
Production (51)	Misc. Assemblers/Fabricators	\$37,850	\$43,930	\$946	\$1,098	\$126,167	\$146,433
Transportation Material Moving (53)	Laborers/Freight/Material Movers	\$38,420	\$45,410	\$961	\$1,135	\$128,067	\$151,367
	Stockers and Order Fillers	\$34,810	\$37,940	\$870	\$949	\$116,033	\$126,467
	Heavy/Tractor-Trailer Drivers	\$51,800	\$61,060	\$1,295	\$1,527	\$172,667	\$203,533
Education, Training, and Library (25)	Teaching Assistants	\$36,560	\$40,180	\$914	\$1,005	\$121,867	\$133,933
	Elementary School Teachers	\$50,030	\$63,600	\$1,251	\$1,590	\$166,767	\$212,000

2-Br. Fair Market Rent:
\$1,622

Median List Price:
\$395,000

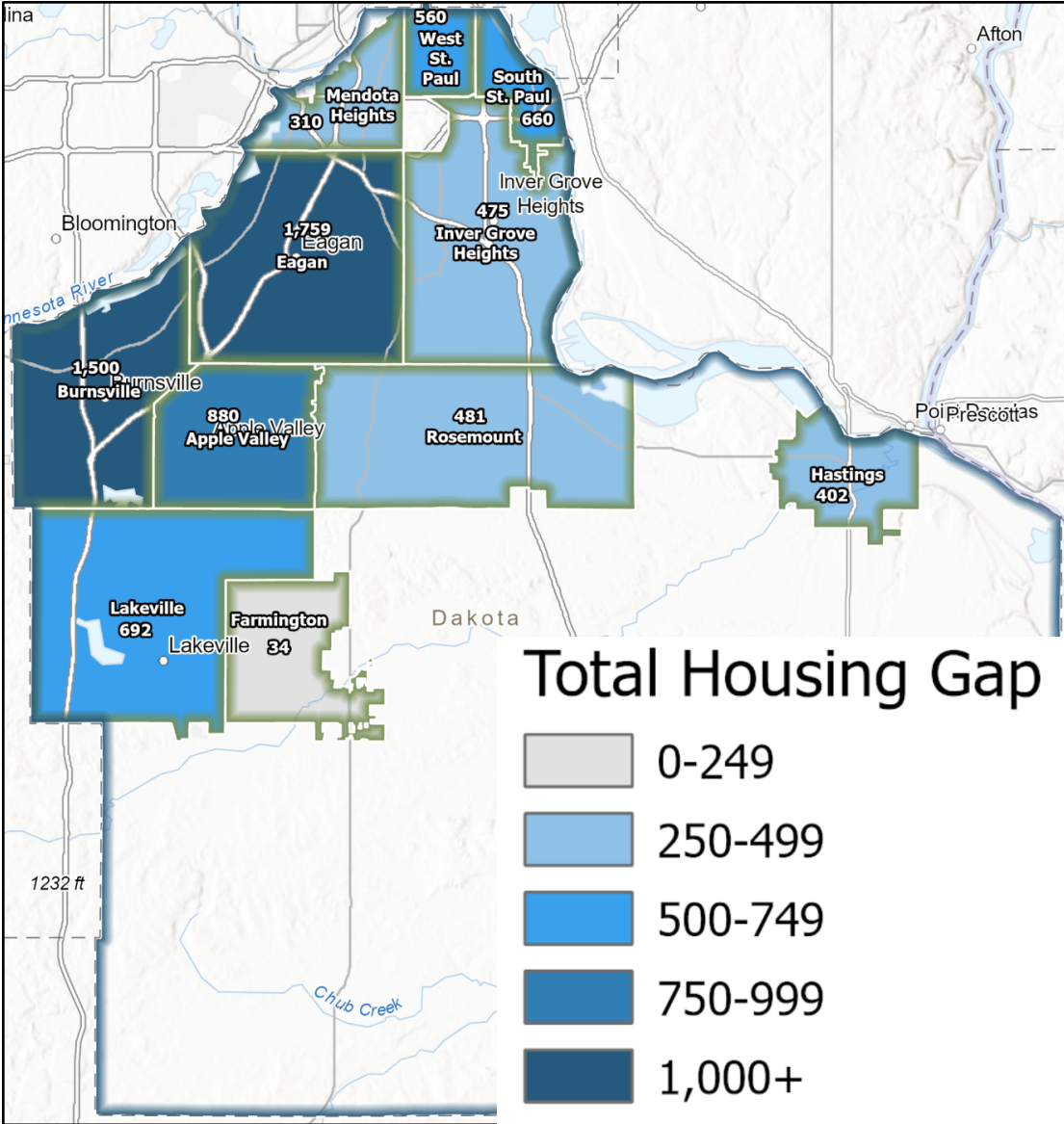
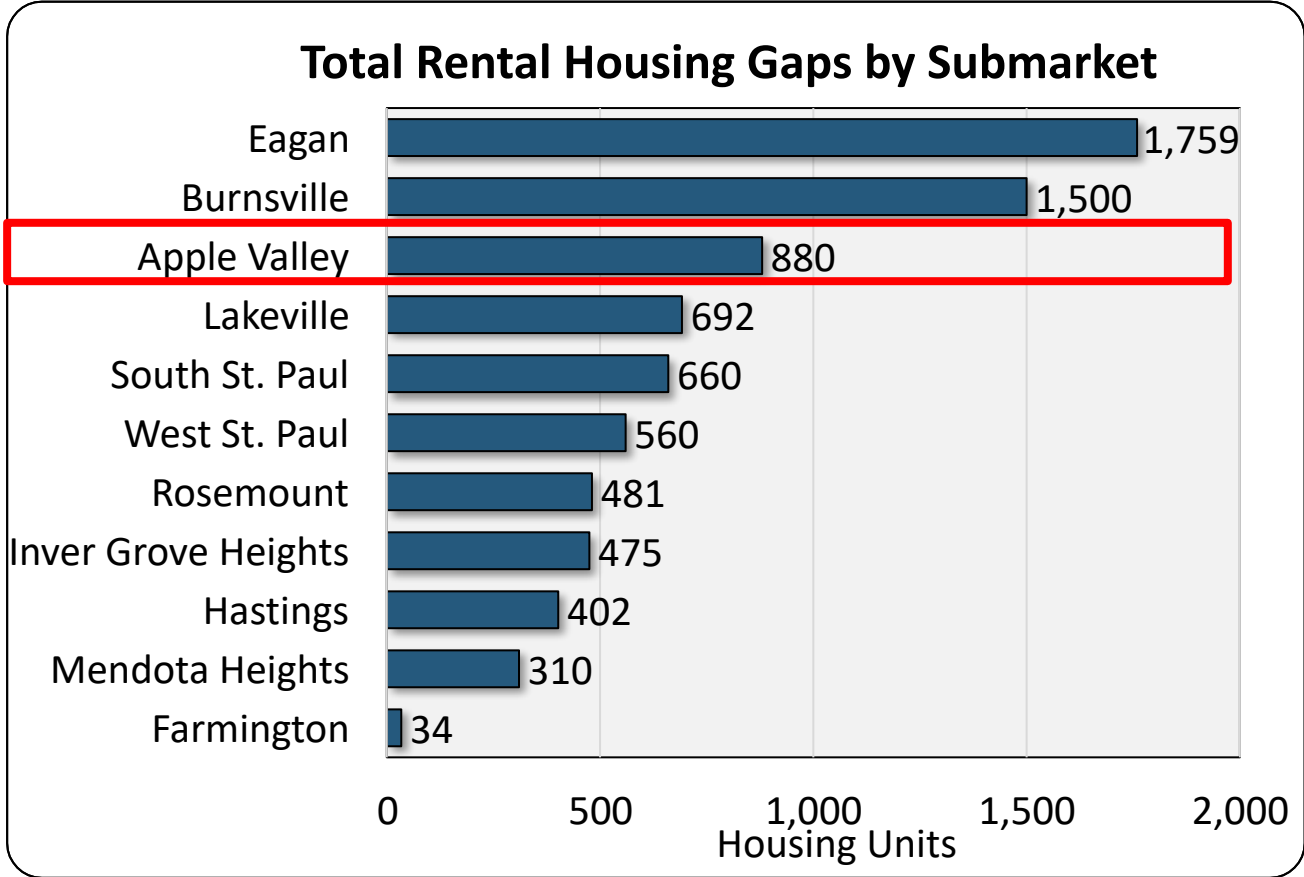
Wages and Housing Affordability for Top 35 Occupations by Share of Labor Force (Minneapolis-St. Paul-Bloomington, MN-WI Metropolitan Statistical Area)

Occupation Sector, Title & Wages*				Housing Affordability**			
Sector Group (Code)	Occupation Title	Annual Wages		Max. Monthly Rent		Max. Purchase Price	
		Lower Quartile	Median	Lower Quartile	Median	Lower Quartile	Median
Healthcare (29, 31)	Home Health/Personal Care Aides	\$30,950	\$34,450	\$774	\$861	\$103,167	\$114,833
	Registered Nurses	\$83,710	\$100,800	\$2,093	\$2,520	\$279,033	\$336,000
	Nursing Assistants	\$40,080	\$44,560	\$1,002	\$1,114	\$133,600	\$148,533
Management and Business Operations (11, 13)	General/Operations Managers	\$66,990	\$102,460	\$1,675	\$2,562	\$223,300	\$341,533
	Accountants/Auditors	\$63,800	\$79,750	\$1,595	\$1,994	\$212,667	\$265,833
	Management Analysts	\$76,220	\$97,520	\$1,906	\$2,438	\$254,067	\$325,067
	Market Analysts/Specialists	\$61,890	\$81,490	\$1,547	\$2,037	\$206,300	\$271,633
	Financial Managers	\$124,370	\$161,380	\$3,109	\$4,035	\$414,567	\$537,933
	Project Management Specialists	\$77,120	\$98,990	\$1,928	\$2,475	\$257,067	\$329,967
	Business Operations Specialists	\$58,080	\$73,790	\$1,452	\$1,845	\$193,600	\$245,967
	Human Resources Specialists	\$60,720	\$77,580	\$1,518	\$1,940	\$202,400	\$258,600
Computers/ Engineering (15, 17)	Software Developers	\$99,220	\$127,720	\$2,481	\$3,193	\$330,733	\$425,733
	Industrial Engineers	\$81,410	\$100,700	\$2,035	\$2,518	\$271,367	\$335,667
Installation/ Repair (47, 49)	Maintenance and Repair Workers	\$46,120	\$56,210	\$1,153	\$1,405	\$153,733	\$187,367
	Construction Laborers	\$47,520	\$59,920	\$1,188	\$1,498	\$158,400	\$199,733
Bldg./Grounds (37)	Janitors and Cleaners	\$34,690	\$38,080	\$867	\$952	\$115,633	\$126,933

A large portion of the area's workforce does not have the income to reasonably afford to rent in the market, while few of these occupations offer wages to enable workers to afford to buy a

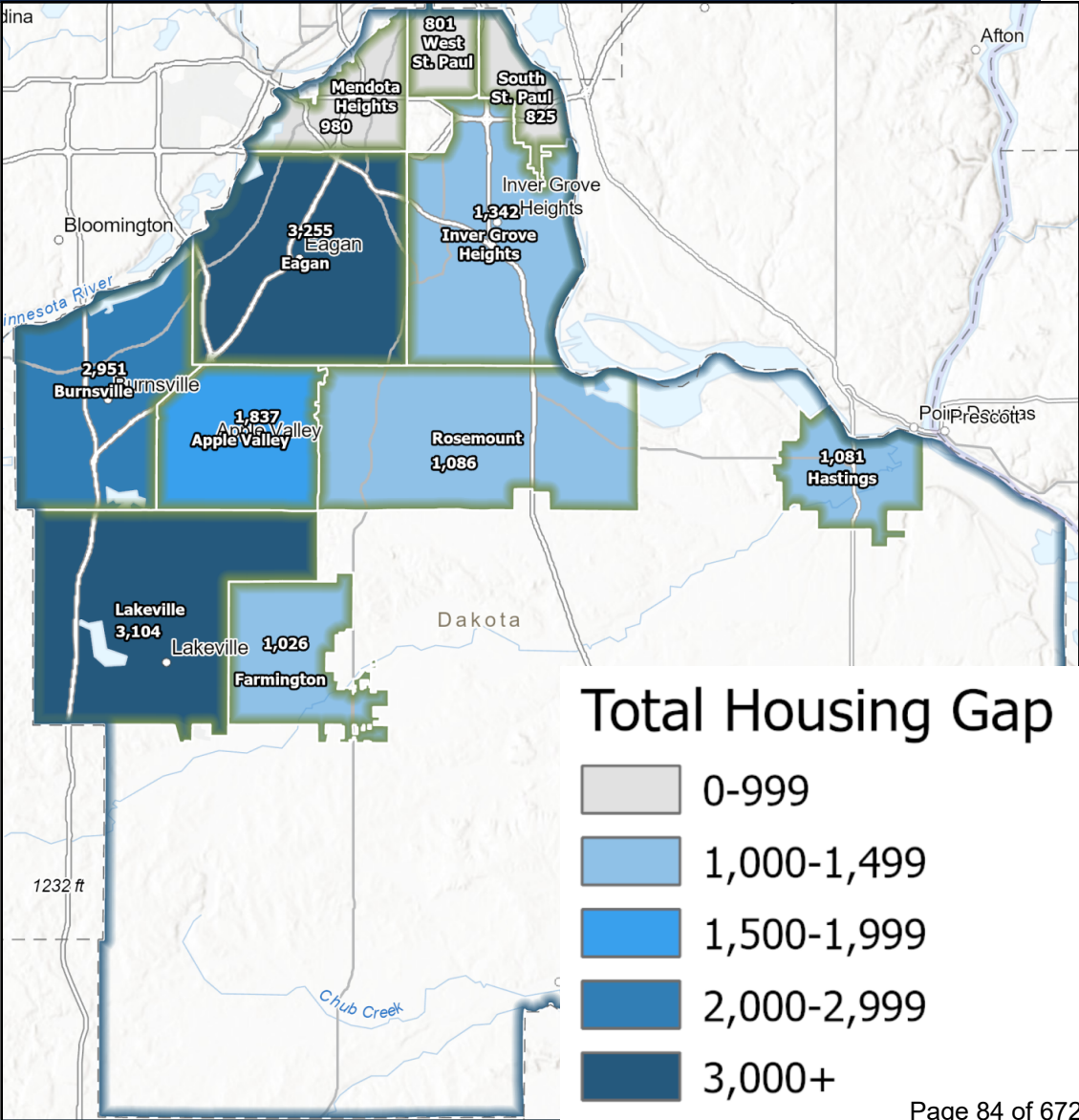
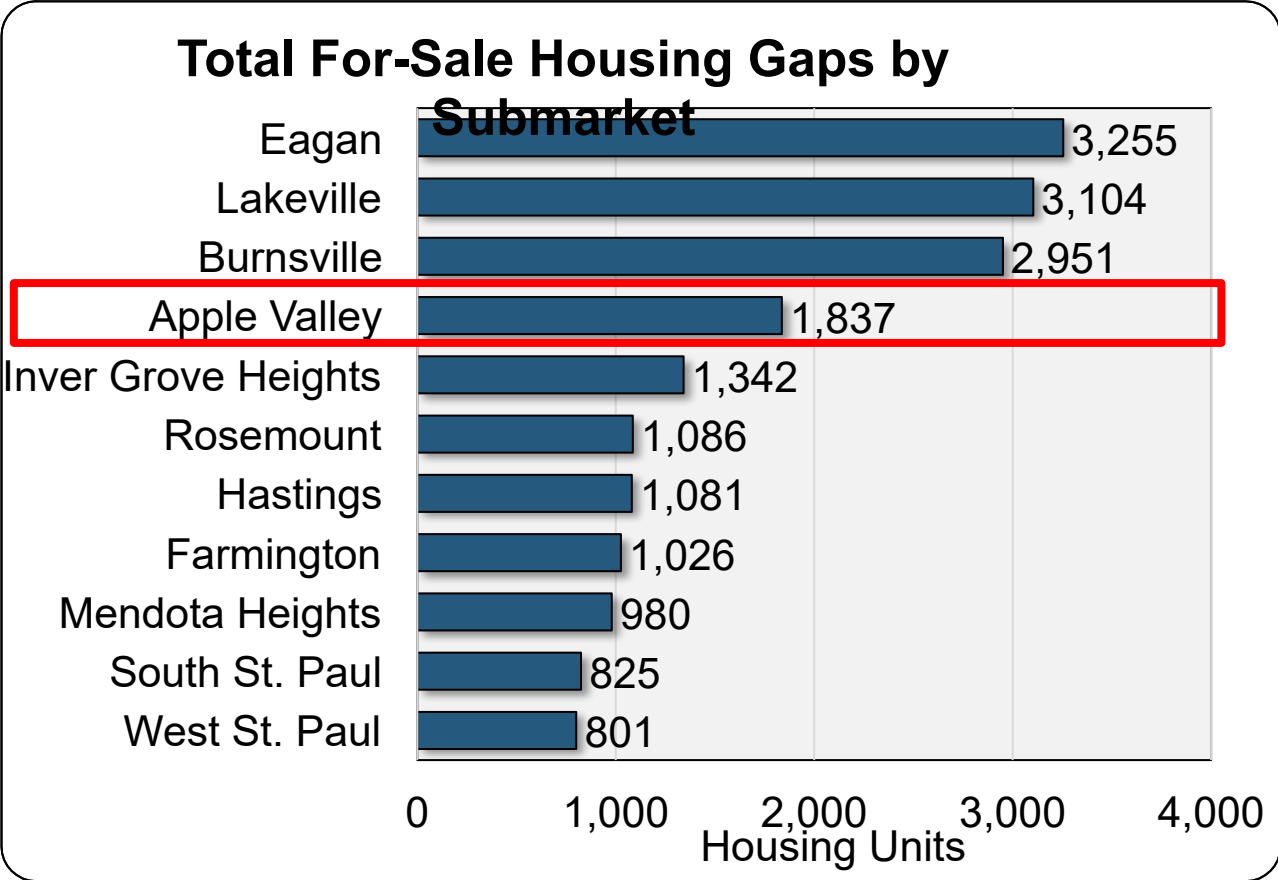
Housing Gap Estimates by Submarket 2024-2029 (Rental)

Dakota County has an overall rental housing gap of 8,339 units



Housing Gap Estimates by Submarket 2024-2029 (For-Sale)

Dakota County has an overall for-sale housing gap of 20,113 units



Apple Valley – Housing Gap Estimates 2024-2029

All housing gaps are broken out by household income levels and housing affordability (rent or prices) for both rental and for-sale housing.

	Apple Valley Housing Gap Estimates					
Percent AMHI*	≤30%	31%-60%	61%-80%	81%-115%	116%+	Total Housing Gap
Household Income	≤ \$37,260	\$37,261-\$74,520	\$74,521-\$99,360	\$99,361-\$142,830	\$142,831+	
Rent Range	≤ \$931	\$932-\$1,863	\$1,864-\$2,484	\$2,485-\$3,570	\$3,571+	
Price Range	≤ \$124,200	\$124,201-\$248,400	\$248,401-\$331,200	\$331,201-\$476,100	\$476,101+	
Five-Year Estimates (2024-2029)						
Rental Housing Gap	245	162	172	204	97	880
For-Sale Housing Gap	0	176	290	968	403	1,837

AMHI – Area Median Household Income

The largest rental housing gaps are generally for product with rents below \$932 and between \$2,485 and \$3,570, affordable to a variety of household incomes.

The largest for-sale housing gaps are generally for product with prices of \$331k and higher, affordable to households earning generally above \$99,000.

Recommended Housing Strategies



WHAT'S
NEXT?

- **CAPACITY BUILDING** - Consider Capacity Building that will Expand the Base of Participants and Resources that can be Utilized to Address Housing Issues and Consider Identifying a “Housing Champion”
- **GOAL SETTING** - Set Realistic and Attainable Short-Term Housing Goals, Outline Long-Term Objectives, and Monitor Progress
- **ENCOURAGE COLLABORATION** - The Dakota County Community Development Agency (CDA) and Individual Communities Should Continue to Work Collaboratively to Address Housing Issues
- **REGULATORY CONSIDERATIONS** - Consider Implementing or Modifying Policies to Encourage and Support the Development of New Housing and the Preservation of Existing Housing

Recommended Housing Strategies

- **SUPPORT SENIOR HOUSING** - Explore Efforts to Encourage the Development of Senior-Oriented Housing to Enable Seniors to Transition into More Maintenance-Free Housing
- **SUPPORT WORKFORCE HOUSING** - Support Efforts to Encourage the Development and Preservation of Workforce Housing
- **EDUCATION & OUTREACH** - Support and Expand Education and Outreach Campaign to Help Support Housing Initiatives
- **DEVELOPMENT PARTNERSHIPS** - Explore and Encourage Development Partnerships Between Various Public & Private Sector Groups, Including Employers
- **MARKETING** - Market Dakota County's Housing Needs and Opportunities to Potential Residential Development Partners and Promote Existing Housing Resource Center

Questions?

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614-833-9300

www.bowennational.com





ITEM:
COUNCIL MEETING DATE:
SECTION:

3.
June 12, 2025
Informal Agenda

Description: Natural gas franchise fee discussion (15 min.)	
Staff Contact: Matt Saam, Public Works Director	Department / Division: Public Works

Action Requested:

N/A

Summary:

As Council was previously informed at the Goal Setting Workshop in April, the City has not been able to move forward with implementation of the new natural gas franchise fee with CenterPoint (CP). This is because of CP's limitations with their current billing system which they have said cannot effectively compute the City Council approved monthly franchise fee of 3% consumption/account with a maximum cap of \$25 for residential and \$75 for commercial accounts. CP staff have said that they would need until early next year to update their billing software to effectively compute the City's current franchise fee.

City staff have met with the CP staff to try and come up with an alternative franchise fee that the CP billing system can compute and implement in 2025. Any alternative franchise fee that the City would approve could be changed back to the original fee once the CP billing software changes are completed next year. Staff will discuss the proposed alternative franchise fee with the Council at the June 12, 2025 Informal Meeting.

Background:

At the April 11, 2025, Goal Setting Session, the City Council briefly discussed the natural gas franchise fee implementation delay.

On December 26, 2024, the City Council approved Franchise Ordinances and Franchise Fee Ordinances with Dakota Electric Association and CenterPoint Energy Resources Corp.

Budget Impact:

Based on the past two years' worth of usage data from CP, the City could expect to receive approximately \$580,000 to \$740,000 annually from the natural gas franchise fee. Continued delay of the natural gas franchise fee could impact the City budget regarding funds for the Street Improvement Program.

Attachments:

1. Presentation

Natural Gas Franchise Fee Discussion

City Council Informal Meeting – June 12, 2025



Matt Saam, Public Works Director

Natural Gas Franchise Fee

- December 2024 – Council Approved Fee
 - Residential Properties = 3% of consumption/account with max of \$25
 - Commercial Properties = 3% of consumption/account with max of \$75
- 1/9/25 – CP Signed Franchise Ordinance
- 2/4/25 – CP Contacted City about billing issue
 - CP billing system can't do % usage and max cap
 - CP said would need till 2026 to reprogram billing system



Natural Gas Franchise Fee

- According to CP, billing issue only affects the largest commercial accounts ~ 300
 - Examples: ISD, Cassia/Augustana, City, Walmart
 - Accounts with Monthly bill > \$2500
- In an effort to get FF going in 2025, City could approve an alternate FF
- Any alternate could be changed back in 2026 once CP completes billing changes
- Continued delay could impact usage of FF for Street Improvement Program



Natural Gas Franchise Fee

- Estimated Franchise Fee Revenue
 - Based on 2023 usage data ~ \$740,000
 - Based on 2024 usage data ~ \$580,000
- Alternative Franchise Fee that CP billing could do
 - Keep 3% for all accounts but have a flat fee for largest commercial accounts
 - 3% with \$25 flat rate for largest accounts ~ \$553,000
 - 3% with \$30 flat rate for largest accounts ~ \$570,000
 - 3% with \$35 flat rate for largest accounts ~ \$590,000

Required Actions For Alternate Fee

1. Hold Public Hearing on an amendment to the Natural Gas Utility Franchise Fee Ordinance.
2. Pass Ordinance Amending Section 119.61 of City Code, Entitled "Franchise Fee" Regarding a Natural Gas Utility Franchise Fee (Recommend waiving second reading.)

Questions?





ITEM:
COUNCIL MEETING DATE:
SECTION:

4.
June 12, 2025
Informal Agenda

Description: Discuss packet delivery options (10 min.)	
Staff Contact: Christina Scipioni, City Clerk	Department / Division: Administration/City Clerk's Office

Action Requested:

N/A

Summary:

The City recently transitioned to a new agenda management software, which is used to create Council agendas and packets. The software allows greater flexibility in online viewing of packets and printing paper copies. City Clerk Scipioni will provide an overview of the Council's options for receiving their meeting agendas and packets.

Background:

N/A

Budget Impact:

N/A

Attachments:

1. Presentation

Packet Delivery Options

June 12, 2025



New Agenda Software

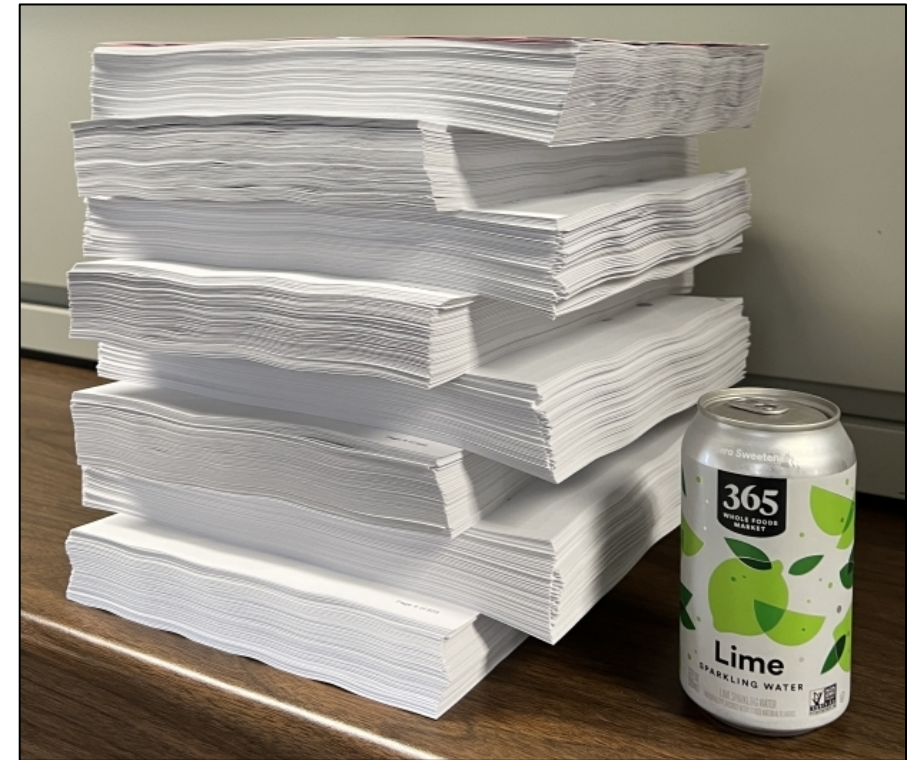


- New opportunities
 - Easy-to-navigate online packets
 - Tablet and mobile-friendly packets
 - Online Councilmember portal
 - Additional printing options for staff
- Good time for a check-in

A screenshot of the Apple Valley Agendas & Minutes website. The interface is clean and modern, with a white background and red accents. At the top, the Apple Valley logo is on the left, the title "Agendas & Minutes" is in the center, and a "SIGN IN" button is on the right. Below the header, there's a navigation bar with a calendar icon and a dropdown menu for "June 2025". The main content area is divided into two columns. The left column contains a calendar grid for June 2025, with dates 1 through 30. The right column contains a search bar, a "VIEW TODAY" button, and a list of events. The events are categorized into "Past Events" and "Coming Up". The "Coming Up" section lists two events: "City Council Meeting" on Thursday, June 12, 2025, at 5:30 PM CST, and "Planning Commission Meeting" on Wednesday, June 18, 2025, at 7:00 PM CST. Both events are held at the Apple Valley Municipal Center, 7100 147th Street West, City of Apple Valley, MN 55124. The interface includes various icons for navigation and functionality, such as a magnifying glass for search and a printer icon for printing.

Current Distribution

- Twice monthly paper meeting packet delivery
- Paper packets averaged 384 pages each meeting in 2024
 - 44,140 pages printed for distribution in 2024
- Approximately 4-5 hours of staff time per meeting to print and prepare paper packets
- Police officers deliver paper packets Monday evening



Potential Distribution Options



Option	Agenda	Informal – Memos & Attachments	Consent – Memos	Consent - Attachments	Regular – Memos & Attachments	Estimated Annual Page Savings per Person
1. Paper packets	Paper	Paper	Paper	Paper	Paper	None
2. Electronic Consent Agenda Attachments	Paper	Paper	Paper	Electronic	Paper	5,000
3. Electronic Consent Agenda	Paper	Paper	Electronic	Electronic	Paper	6,600
4. Electronic Only	Electronic (paper provided on Wednesday)	Electronic	Electronic	Electronic	Electronic	8,800

Electronic Packets



- Email will be sent when online packet is ready to view
 - Usually by noon on Monday
- One-on-one training will be provided on accessing the online packet
 - Options are available for making electronic notes
- Memos and attachments will be printed and provided upon request
 - Delivered on Wednesday
- Councilmembers can each choose a different option

Thank you!



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.A.
June 12, 2025
Consent Agenda

Description: Approve Minutes of the regular meeting of May 22, 2025	
Staff Contact: Christina Scipioni, City Clerk	Department / Division: Administration/City Clerk's Office

Action Requested:
Approve Minutes of the regular meeting of May 22, 2025

Summary:
The minutes from the last regular City Council meeting are attached for review and approval.

Background:
State statute requires the creation and preservation of meeting minutes which document the official actions and proceedings of public governing bodies.

Budget Impact:
N/A

Attachments:

1. Minutes

CITY OF APPLE VALLEY
Dakota County, Minnesota
May 22, 2025

Minutes of the regular meeting of the City Council of Apple Valley, Dakota County, Minnesota, held May 22, 2025, at 7:00 p.m.

PRESENT: Mayor Hooppaw; Councilmembers, Bergman, Grendahl, Hiebert, and Melander.

ABSENT: None.

City staff members present were: City Administrator Lawell, City Clerk Scipioni, City Attorney Hills, City Engineer Anderson, Community Development Director Benetti, Parks and Recreation Director Carlson, Deputy Police Chief Dahlstrom, Police Chief Francis, Assistant City Administrator Grawe, Human Resources Manager Haefner, Fire Chief Nelson, Public Works Director Saam, and Associate Planner Stroeing.

Mayor Hooppaw called the meeting to order at 7:00 p.m. Everyone took part in the Pledge of Allegiance to the flag.

Approval of the Agenda

Mr. Lawell noted the applicant for item 5.E. requested the item be moved to the June 12, 2025, regular City Council meeting.

MOTION: of Grendahl, seconded by Hiebert, approving the agenda for tonight's meeting, removing Item 5.E Cannabis Microbusiness Text Amendments, which will be considered at the June 12, 2025, meeting. Ayes - 5 - Nays - 0.

Audience

Mayor Hooppaw asked if anyone was present to address the Council, at this time, on any item not on this meeting's agenda.

Michael Bogerd announced he will be opening a new restaurant in Apple Valley called Chicken Salad Chick.

Consent Agenda

Mayor Hooppaw asked if the Council or anyone in the audience wished to pull any item from the consent agenda. There were no requests.

MOTION: of Melander, seconded by Grendahl, approving all items on the consent agenda with no exceptions. Ayes - 5 - Nays - 0.

Consent Agenda Items

- A. Approve the minutes of the regular meeting of May 8, 2025.

- B. Adopt **Resolution No. 2025-79** setting public hearing at 7:00 p.m. on June 12, 2025, to consider On-Sale Wine and 3.2 Percent Malt Liquor License application from Spice Village, LLC, 7520 149th Street W.
- C. Adopt **Resolution No. 2025-80** approving State Gambling Premises Permit for Eastview Hockey Association to conduct lawful gambling at Revolve Hall/Whiskey Inferno/Minnesota Burger Company, 14889 Florence Trail.
- D. Approve 2025 Fuel Dispensing Facility Permit for Holiday Stationstores, LLC, d/b/a Holiday Stationstore #2746584, 15550 Cedar Avenue.
- E. Approve appointment of City Representatives to the Minnesota Valley Transit Authority (MVTA) Board of Commissioners and Technical Work Group.
- F. Receive 2024 Police Department Annual Report.
- G. Surplus Parks Equipment
 - 1. Declare miscellaneous City property and unclaimed property to be surplus.
 - 2. Approve agreement with SLA Auctions, LLC, to hold an online auction.
- H. Adopt **Resolution No. 2025-81** receiving Feasibility Study for PFAS Removal Project 2024-137, PFAS Treatment Facility Study.
- I. Adopt **Resolution No. 2025-82** approving plans and specifications for Project 2024-102, Utility Improvements (Hayes Trail/Longridge Park), and authorizing advertisement for receipt of bids on June 17, 2025, at 2:00 p.m. (2023 Parks Bond Referendum).
- J. Adopt **Resolution No. 2025-83** approving plans and specifications for Project 2025-154, Neighborhood Parks Improvements, and authorizing advertisement for receipt of bids on June 12, 2025, at 2:00 p.m. (2023 Parks Bond Referendum).
- K. Approve grant agreement with the Board of Water and Soil Resources for two Watershed Based Implementation Fund Projects: FY25 EVR-P55 Zoo Blvd. Pond and FY25 Black Dog WMO Targeted Pretreatment Sumps.
- L. Adopt **Resolution No. 2025-84** awarding agreement for Project 2025-104, Johnny Cake Ridge Road (147th to 140th Street) Improvements, to McNamara Contracting, Inc.
- M. Approve purchase of Traffic Signal Controller Cabinet for Project 2025-104, Johnny Cake Ridge Road (147th to 140th Street) Improvements.
- N. Approve First Amendment to Joint Powers Agreement with Dakota County for Bike and Pedestrian Plan Update.
- O. Approve Change Order No. 1 to agreement with Kusske Construction Co, LLC, for Project 2025-127, 140th Street (Pilot Knob to Erickson Park) SS Improvements, and approve acceptance and final payment.
- P. Approve acceptance and final payment on purchase order with Webber Recreational Design, Inc., for branding and play features for Project 2024-187, Family Aquatic Center Improvements (2023 Parks Bond Referendum).
- Q. Approve claims and bills.
- R. Approve the personnel report.

End of Consent Agenda

Regular Agenda

A. Music in Kelley Park

Apple Valley Arts Foundation representatives Mary Hamann-Roland, Nicole Junker, and Shelli Ricci provided information about the 2025 Music in Kelley Park concert series.

Mayor Hooppaw read the proclamation. The Council thanked the Apple Valley Arts Foundation for providing this great community event and the MVTA for providing transportation.

MOTION: of Hiebert, seconded by Grendahl, proclaiming "Music in Kelley Park" on June 20 and 27; July 11, 18, and 25; August 1, 8, 15, and 22; and September 6 and 13, 2025, and declaring it a community festival. Ayes - 5 - Nays - 0.

B. Poppy Days Proclamation

Ms. Gina Dierfeldt, 1st Vice President of the Apple Valley American Legion Auxiliary, Unit 1776, was present and read the proclamation.

MOTION: of Grendahl, seconded by Bergman, proclaiming May 23, 2025, as "Poppy Day" and May 2025 as "Poppy Month" and asking citizens to pay tribute to those who have died in war in the name of freedom. Ayes - 5 - Nays - 0.

C. Memorial Day Proclamation

Mr. Bernie Baumann, Post Commander of the Apple Valley American Legion, Post 1776, introduced this item, discussed the importance of Memorial Day, and read the poem *In Flanders Fields* by John McCrae. Mayor Hooppaw read the proclamation proclaiming May 26, 2025, "Memorial Day" and invited everyone to the Memorial Day ceremonies at 8 a.m. at Lebanon Cemetery and 10:00 a.m. at the Apple Valley American Legion Memorial.

MOTION: of Grendahl, seconded by Hiebert, acknowledging the Federal Proclamation of May 26, 2025, as "Memorial Day" and asking citizens to remember those who were casualties and injured in the various wars and police actions of the United States. Ayes - 5 - Nays - 0.

D. Planned Development No. 975 (PD-975) Impervious Surface Amendment

Ms. Stroeing stated Erik and Amy Edstrom, 6085 158th Court West, have requested a zoning code text amendment to "PD-975", Zone 1 (Planned Development No. 975). The request is to consider amending the impervious surface coverage requirements for lots that are 9,999 sq. ft. or less in area to allow an additional 10% impervious surface coverage if an on-site stormwater management facility is approved and utilized to mitigate the additional impervious surface. A public hearing for the requested amendment was held at the May 7, 2025, Planning Commission meeting. All public

comments received have been in support of the amendment. The Planning Commission had no comments or concerns and recommended approval of the amendment as drafted by a 4-0 vote.

MOTION: of Melander, seconded by Bergman, to pass an Ordinance amending Article 32, Planned Development No. 975 of the City Code by amending impervious surface requirements. Ayes - 5 - Nays - 0.

E. Cannabis Microbusiness Text Amendments

At the request of the applicant, this item was moved to the June 12, 2025, regular City Council meeting.

Communications

Mayor Hooppaw and Councilmember Grendahl thanked the Chamber of Commerce, staff, and attendees of the State of the City Address.

Ms. Scipioni provided an overview of the City's new agenda, minutes, and packets website.

In honor of Public Works Week, Mr. Lawell highlighted the responsibilities of the Public Works Department and thanked them for their valued service to the community.

Calendar of Upcoming Events

MOTION: of Grendahl, seconded by Melander, approving the calendar of upcoming events as included in the Deputy City Clerk's memo, and noting that each event listed is hereby deemed a Special Meeting of the City Council. Ayes - 5 - Nays - 0.

Adjourn

MOTION: of Grendahl, seconded by Melander, to adjourn. Ayes - 5 - Nays - 0.

The meeting was adjourned at 7:40 p.m.

Respectfully Submitted,

Christina M. Scipioni, City Clerk

Approved by the Apple Valley City Council
on June 12, 2025.

Clint Hooppaw, Mayor



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.B.
June 12, 2025
Consent Agenda

Description:

Set a Special City Council Meeting on June 24, 2025 at 1:00 p.m. to conduct Finance Director interviews

Staff Contact:

Tom Lawell, City Administrator

Department / Division:

Administration

Action Requested:

Set a Special City Council Meeting on June 24, 2025, at 1:00 p.m. at the Apple Valley Municipal Center to interview semi-finalist candidates for Finance Director

Summary:

Staff recommends that the City Council set a Special City Council Meeting on June 24, 2025, at 1:00 p.m. to interview semi-finalist candidates for Finance Director.

Background:

As you are aware, Finance Director Ron Hedberg has announced his intent to retire. The City has been actively recruiting candidates to fill the upcoming vacancy, and we would now like to set the date for interviews with the City Council. The meeting will be held at the Apple Valley Municipal Center in the Regent Conference Room.

Budget Impact:

N/A

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.C.
June 12, 2025
Consent Agenda

Description:

Adopt Resolution accepting a donation from the Apple Valley Community Crime Prevention Association for use by Police Department

Staff Contact:

Nick Francis, Police Chief

Department / Division:

Police

Action Requested:

Adopt Resolution accepting a donation from the Apple Valley Community Crime Prevention Association for use by Police Department

Summary:

The Apple Valley Community Crime Prevention, with the assistance of Nitti Sanitation, has donated four electric bicycles, headlights, and spare accessories, valued at \$11,200 to the police department. The police department bike patrol unit will use this equipment starting immediately.

Background:

The Police Department has had a bike patrol program for several decades. Bike patrol officers receive training on how to safely operate and conduct police patrols from a bicycle rather than a squad car. Bike patrol officers also conduct community outreach at events such as Freedom Days, Music in Kelley Park, and while patrolling the downtown area late at night.

Electric bicycles have become popular in recent years, offering a unique opportunity to extend the patrol area of a bike patrol officer and decrease response time to calls for service. Four bicycles were purchased with these funds. Select officers will receive training in operating the bicycles and will then be authorized to use them on patrol. The bikes currently used by the department are over 10 years old.

Budget Impact:

NA

Attachments:

1. Resolution

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION ACCEPTING DONATION

WHEREAS, the City Council of Apple Valley encourages public donations to help defray costs and improve the quality of life in Apple Valley; and

WHEREAS, the Apple Valley Community Crime Prevention Association, with assistance of Nitti Sanitation, has donated four electric bicycles, headlights, and spare accessories valued at \$11,200 to the Police Department; and

WHEREAS, Minnesota Statutes 465.03 requires that all gifts and donations of real or personal property be accepted only with the adoption of a resolution approved by two-thirds of the members of the City Council.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that this donation is hereby accepted for use by the City.

BE IT FURTHER RESOLVED that the City sincerely thanks these donors for the gracious and generous donation and their support of the Police Department's efforts in the community.

ADOPTED this 12th day of June, 2025

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.D.
June 12, 2025
Consent Agenda

Description: Proclaim July 2025 as "Park and Recreation Month"	
Staff Contact: Eric Carlson, Parks and Recreation Director	Department / Division: Parks and Recreation

Action Requested:
Proclaim July 2025 as "Park and Recreation Month"

Summary:
Attached is a Park and Recreation Month proclamation for the City Council's consideration. Nationally, July is designated as Park and Recreation month to emphasize the importance of parks, community gathering spaces, and recreation programs, and to recognize the dedicated professionals who work to maintain these spaces and provide these resources to their community. This year's theme of "Build Together, Play Together" is especially significant to Apple Valley's Parks and Recreation staff, who have been working tirelessly to deliver exciting construction projects on both a large and small scale that will transform the way our community interacts with nature.

We extend our appreciation to Apple Valley residents for choosing to invest in our City's parks, trails, natural resources, and recreation facilities. We also extend our gratitude to our Parks and Recreation staff for the wonderful job they do to maintain and improve all the amenities within the Apple Valley parks system. Together we are committed to enhancing the vitality of our community and our natural areas.

Background:
The National Recreation and Park Association (NRPA) has declared July 2025 as Park and Recreation Month. This year marks the 40th anniversary of this designation, and the NRPA eloquently describes why we celebrate Park and Recreation Month:

"Each July, we celebrate park and recreation professionals and how they improve the lives of tens of millions of people, making a lasting impact in communities across the country. Park and recreation programs are essential to community health and well-being and help cultivate lifelong friendships, memories, and family bonds that people hold dear decades later.

Together, we're building and maintaining sustainable parks and green spaces for current and future generations. Together, we're building thriving communities focused on health and well-being. Together, we're building high-quality programs and spaces accessible and inclusive for all. Together,

we help people play and connect. This year's theme, "Build Together, Play Together," reminds us of the contributions of more than 160,000 full-time park and recreation professionals—along with hundreds of thousands of part-time and seasonal workers and volunteers—who maintain our country's close-to-home parks."

Budget Impact:

N/A

Attachments:

1. Proclamation

**CITY OF APPLE VALLEY
PROCLAMATION**

WHEREAS, parks and recreation programs are an integral part of communities throughout this country, including Apple Valley; and

WHEREAS, our parks and recreation facilities and programs are vitally important to establishing and maintaining the quality of life in Apple Valley, improving the physical, mental, and emotional health of all citizens, and contributing to the economic and environmental well-being of our community; and

WHEREAS, parks and recreation programs increase our community's economic prosperity through increased property values, expansion of the local tax base, increased tourism, the attraction and retention of business, and crime reduction; and

WHEREAS, parks and recreation areas are fundamental to the environmental well-being of our community because they improve water quality, protect groundwater, prevent flooding, improve air quality, provide vegetative buffers to development, and produce habitats for wildlife; and

WHEREAS, parks and recreation areas ensure the ecological beauty of our community and provide a place for all citizens to connect with nature and recreate outdoors; and

WHEREAS, the National Recreation and Park Association has celebrated the annual Park and Recreation Month since 1985, and the City of Apple Valley recognizes the benefits derived from parks and recreation resources.

NOW, THEREFORE, the City Council of the City of Apple Valley, Dakota County, Minnesota, does hereby proclaim the month of July 2025 as:

PARK AND RECREATION MONTH

PROCLAIMED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.E.
June 12, 2025
Consent Agenda

Description:

Adopt Resolution establishing parking restrictions and road closures for Freedom Days celebration events

Staff Contact:

Jeff Lathrop, Streets Superintendent

Department / Division:

Public Works/Streets & Cemetery

Action Requested:

Adopt Resolution establishing parking restrictions and road closures for Freedom Days celebration events

Summary:

The Public Works Department is requesting the establishment of temporary parking restrictions and road closures for the 2025 Freedom Days celebration events. The requested parking restrictions and road closures provide for an unrestricted parade route, staging area, Fun Run Route, and support for the public fireworks display.

In addition, Public Works is requesting the temporary street closure of Upper 145th Street W. and a portion of Granada Avenue for the Freedom Days kick-off event featuring classic cars and music.

Should Council adopt the attached resolution, the Public Works Department will schedule the installation of appropriate "No Parking" signs and post road closures to provide advance notice to the public.

Background:

Parking restrictions have been established for the Freedom Days celebration for the past several years.

Budget Impact:

N/A

Attachments:

1. Resolution

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION RESTRICTING PARKING AND CLOSING ROADS FOR THE FREEDOM
DAYS CELEBRATION EVENTS

WHEREAS, the Apple Valley City Code, Section 71.19, authorizes the City Council to restrict parking and close roads by ordering the erection of appropriate signs; and

WHEREAS, it is necessary to restrict parking and close certain City streets to provide for Freedom Days events, parade route, staging area, and Fun Run route.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that Road Closures are hereby established on the following streets from 3:00 p.m. on June 27, 2025 to 12:00 a.m. June 28, 2025:

- Upper 145th Street West between Granada Drive and Glenda Drive
- 146th Street West from 150' West of Granada Dr. to 125' East of Granada Dr.
- Granada Drive from 40' South of Upper 145th Street West to 220' North of Upper 145th Street West; and

No Parking zones are hereby established on the following streets from 11:00 a.m. on July 3, 2025, to 4:00 p.m. on July 4, 2025:

- North side of Jonathan Drive from McIntosh Drive to Pennock Avenue
- Whitney Drive from Cedar Avenue to Harmony Way
- Pennock Avenue from Whitney Drive to 153rd Street West
- Pennock Avenue from 147th Street West to 145th Street West
- 145th Street West from Pennock Avenue to Hayes Road
- Hayes Road from 145th Street West to 140th Street West
- North side of 143rd Street West from Hayes Road to Garden View Drive; and

Road Closures are hereby established on the following streets from 11:00 a.m. until 4:00 p.m. on July 4, 2025:

- Whitney Drive from Cedar Avenue to Cortland Drive
- Pennock Avenue from Whitney Drive to 145th Street West
- 145th Street West from Pennock Avenue to Hayes Road
- Hayes Road from 145th Street West to 143rd Street West

Road Closures are hereby established on the following street from 4:30 p.m. until 11:59 p.m. on July 4, 2025:

- Johnny Cake Ridge Road between 140th Street West and 142nd Street West

BE IT FURTHER RESOLVED that appropriate No Parking and Road Closure signage on said street segments are hereby ordered installed.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Chrisina M. Scipioni, City Clerk



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.F.
June 12, 2025
Consent Agenda

Description:

Approve issuance of Temporary Event License in connection with a Community Festival, "Apple Valley Freedom Days Celebration", for on-sale intoxicating liquor sales to AV Hospitality SBC d/b/a Patriots Restaurant & Bar

Staff Contact:

Christina Scipioni, City Clerk
Stephanie Marschall, Deputy City Clerk

Department / Division:

Administration/City Clerk's Office

Action Requested:

Approve issuance of Temporary Event License in connection with a Community Festival, "Apple Valley Freedom Days Celebration", for on-sale intoxicating liquor sales to AV Hospitality SBC d/b/a Patriots Restaurant & Bar

Summary:

AV Hospitality SBC d/b/a Patriots Restaurant & Bar has filed an application for a Temporary Event License for on-sale intoxicating liquor sales in connection with a community festival for use outdoors at 14521 Granada Drive. The event is called Dancin' and Cruisin' and will be held on June 27, 2025, from 4-10 p.m. This event is being planned in conjunction with the Fourth of July Celebration and coordinated with the Apple Valley Freedom Days Committee.

The area where liquor will be served will be fenced off and security will be provided. Music will be played on the patio from 6:00 p.m. to 9:00 p.m. Upper 145th Street and a portion of Granada Drive and 146th Street will be closed to accommodate the show cars. Maps showing the setup and street closures are attached.

A certificate of insurance showing there is liquor liability insurance coverage for this event has been provided.

Background:

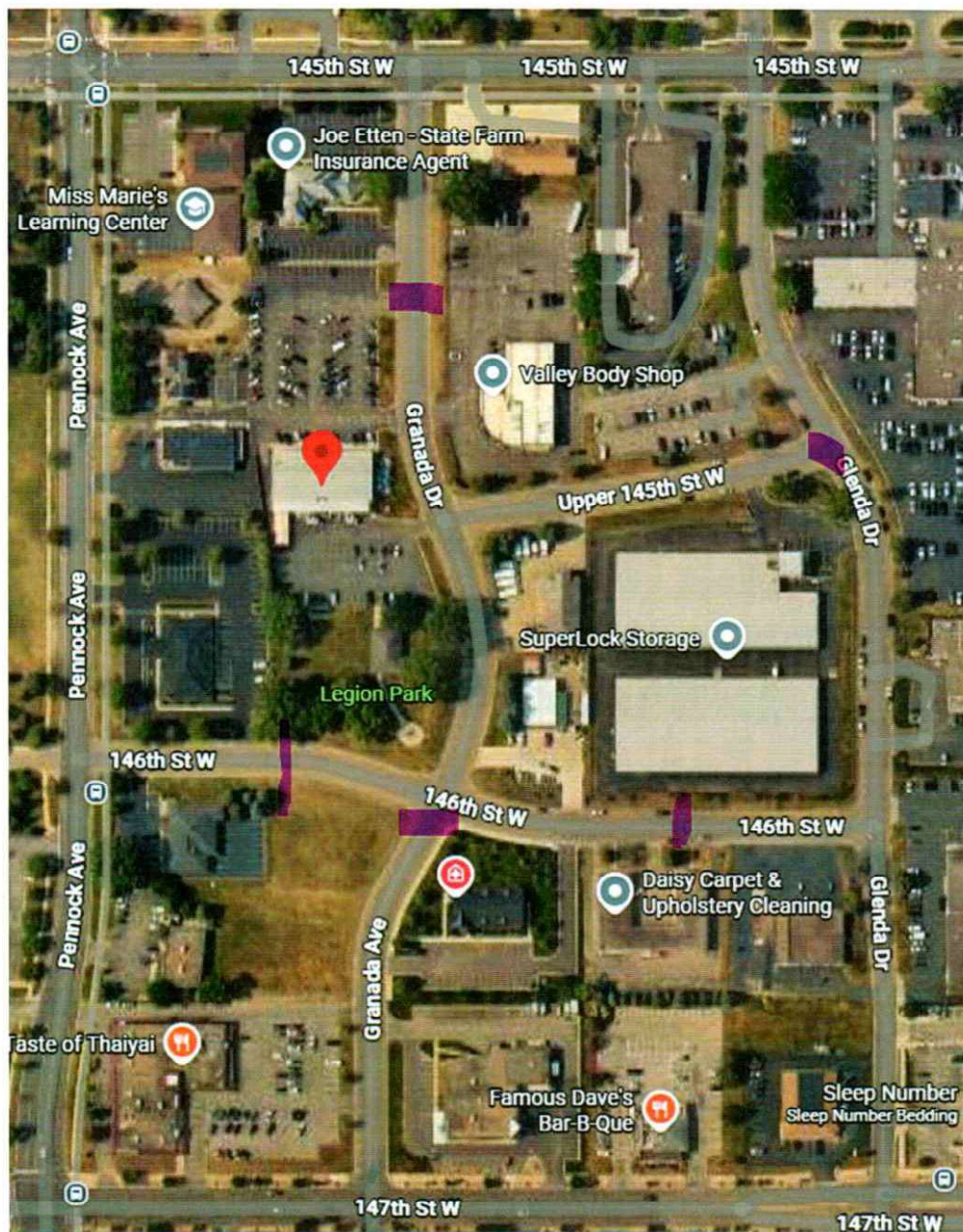
Minn. Stat. 340A.404, subd. 4, allows the governing body of a municipality to authorize a holder of a retail on-sale intoxicating liquor license issued by the municipality to dispense intoxicating liquor off premises at a community festival held within the municipality.

Budget Impact:

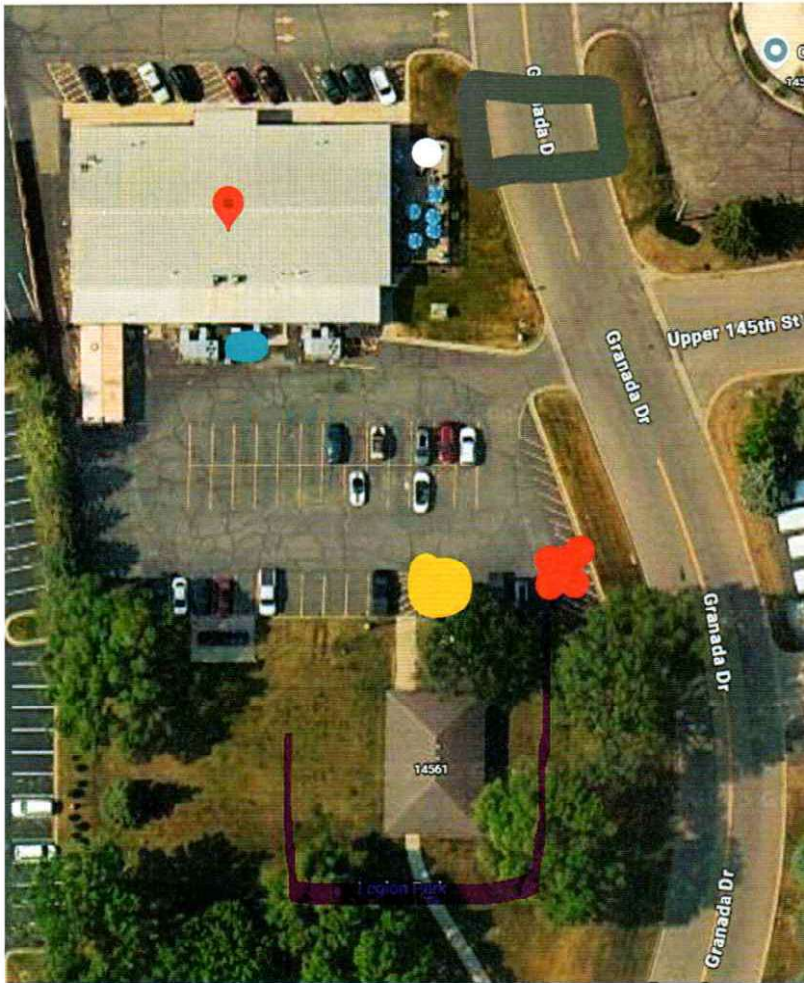
N/A

Attachments:

1. Site Plans



Pink is where Apple Valley Freedom Days put roadblocks, in pink.



Grey box is registration for the event

Red X is porta pottys

Yellow circle is beer wagon

Purple outline is fencing.

White dot is where the music will be played on our patio.

Teal dot is where we do sell food for event outside as well as inside out of the kitchen.



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.G.
June 12, 2025
Consent Agenda

Description:

Approve issuance of Temporary Event License in Connection with a Community Festival, "Music in Kelley Park", for on-sale intoxicating liquor sales to Loko Bowling, Inc., d/b/a Bogart's Entertainment Center

Staff Contact:

Christina Scipioni, City Clerk
Stephanie Marschall, Deputy City Clerk

Department / Division:

Administration/City Clerk's Office

Action Requested:

Approve issuance of Temporary Event License in Connection with a Community Festival, "Music in Kelley Park", for on-sale intoxicating liquor sales to Loko Bowling, Inc., d/b/a Bogart's Entertainment Center

Summary:

Loko Bowling, Inc., d/b/a Bogart's Entertainment Center, has filed an application for a Temporary Event License for on-sale intoxicating liquor sales in connection with a community festival.

The event is "Music in Kelley Park" and will be held on Friday evenings, June 20 and 27; July 11, 18, and 25; and August 1, 8, 15, and 22, 2025, from 6:30–8:30 p.m., and Saturday afternoons, September 6 (from 1:30–3:30 p.m.) and 13, 2025, from noon–6:30 p.m. The June, July, and August concerts will take place at Kelley Park, and the September concerts will be moved to Quarry Point Park due to construction at Kelley Park. This event is being planned by the Apple Valley Parks & Recreation Department and coordinated with the Apple Valley Arts Foundation. The site plans depicting the liquor sales area at both parks are attached.

A certificate of insurance showing there is liquor liability insurance coverage for this event has been provided.

Background:

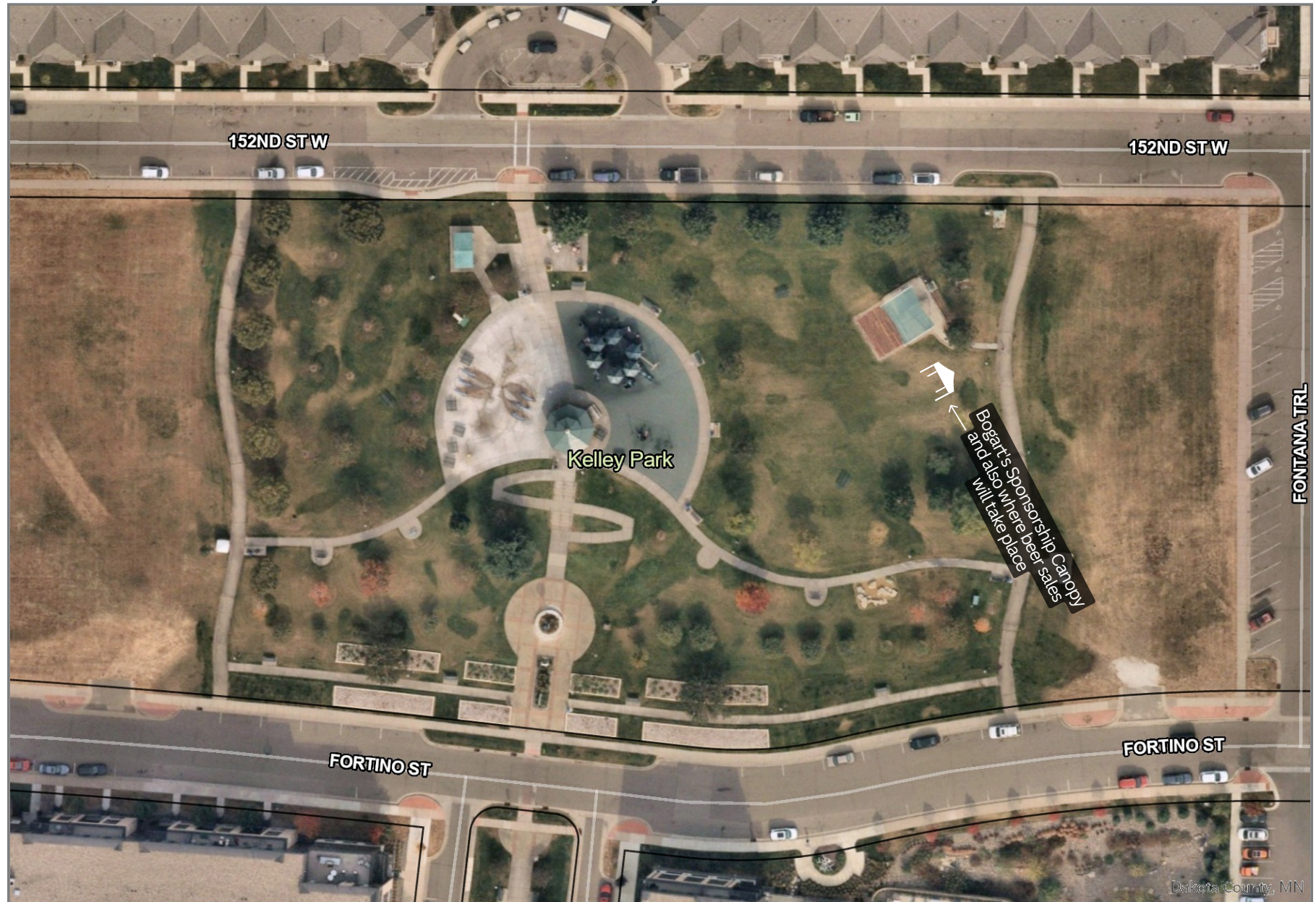
Minn. Stat. 340A.404, subd. 4, allows the governing body of a municipality to authorize a holder of a retail on-sale intoxicating liquor license issued by the municipality to dispense intoxicating liquor off premises at a community festival held within the municipality.

Budget Impact:

N/A

Attachments:

1. Kelley Park Site Plan
2. Quarry Point Park Site Plan

Kelley Park

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
 1 inch = 75 feet
 5/22/2025

Quarry Point Park



Street Address	15725 PILOT KNOB RD	Unit	
Comments	Fixed transposed numbers (15275) on 7/16/18.	Postal City	APPLE VALLEY
Municipality	APPLE VALLEY	Zip Code	55124
Street	PILOT KNOB		



Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 150 feet
5/22/2025



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.H.
June 12, 2025
Consent Agenda

Description:

LoKo Bowling, Inc., d/b/a Bogart's Entertainment Center, 14917 Garrett Avenue, outdoor event on September 20, 2025

1. Approve Special Event Permit
2. Approve temporary extension to On-Sale Liquor License premises

Staff Contact:

Carter Hayes, Planner
Christina Scipioni, City Clerk
Stephanie Marschall, Deputy City Clerk

Department / Division:

Community Development

Action Requested:

LoKo Bowling, Inc., d/b/a Bogart's Entertainment Center, 14917 Garrett Avenue, outdoor event on September 20, 2025

1. Approve Special Event Permit
2. Approve temporary extension to On-Sale Liquor License premises

Summary:

Bogart's Entertainment Center is planning a 50th Anniversary Celebration concert on Saturday, September 20, 2025, from 5 to 10 p.m. in their north parking lot and FIT Academy's lot. Setup will occur between 7 a.m. and 5 p.m. The event is ticketed (21+ only), expecting about 1,500 attendees, and will feature Rival 5, The Fabulous Armadillos, and possibly a third act. The site plan includes controlled fencing, emergency access, food and beer vendors, stage and sound setup, 25 portable restrooms, and designated ADA areas. Coordination is underway with the Apple Valley Police Department for safety, and neighboring lots have been secured for parking.

Special Event Permit

Events meeting any of the following criteria require City Council approval: an expected attendance of 2,000 or more; more than three vendors or activity types; use of amplified music; an event end time after 10:00 p.m.; planned closure of major (collector-class) streets; or inclusion of fireworks.

Council approval will be required to issue the permit, as this event meets two of the criteria: it will feature more than three vendors and amplified music is planned.

All Temporary Outdoor Event Permits approved by the City Council and subsequently issued by staff

are subject to the following standard conditions, as well as any additional conditions specified at the time of permit issuance:

1. The permittee shall comply with and conduct the event in compliance with all conditions imposed with the issuance of a temporary outdoor event permit. The permittee, or an authorized designee, shall establish in advance of the event and maintain at all times during the event means to have immediate contact with and access by city staff.
2. The permittee/sponsoring organization of the event shall be responsible for the conduct of all employees, agents, or volunteers working in the event and shall take all steps necessary to ensure the employees, agents, or volunteers working in the event comply with the permit conditions set forth in this section and all conditions set forth in the permit.
3. The event shall have an emergency medical first response team on site specifically assigned to the event if deemed necessary by the police chief or fire chief due to the nature of the event.
4. The permittee shall comply with all city, county, state and federal laws and regulations relevant to the event, including any animal protection laws and regulations.
5. No electronic sound system or audio equipment or any other device designed to produce or reproduce audio sound shall be used unless specifically approved under the permit and all use shall be in accordance with permit terms.
6. No sale or furnishing of food or non-alcoholic beverages shall occur at the temporary outdoor event, unless the vendor is a registered vendor under the event permit. The vendor possesses all required licenses from the State of Minnesota and the vendor complies with the vending cart and mobile food unit regulations elsewhere in this chapter.
7. No sale or furnishing of alcoholic beverages shall occur at the event unless a license is first obtained from the city. Provided the appropriate license has been issued for the sale or furnishing of alcoholic beverages at the event, the sale shall be subject to all city and state laws relative to the sale or furnishing of alcoholic beverages and shall be conducted in accordance with the licensed conditions.
8. No sale of any goods, products or merchandise shall be sold at the event unless the vendor is a registered vendor under the event permit.
9. No signs or banners shall be posted unless specifically approved under the permit.
10. No public rights-of-way, including sidewalks, trails and paths, shall be written upon or otherwise marked with any permanent substance. A fee, the amount of which shall be duly adopted by Council resolution, will be charged to the event organizer if this provision is violated.
11. All tents and temporary membrane structures in excess of 200 square feet and canopies in excess of 400 square feet shall be subject to a building permit.

Temporary Extension to On-Sale Liquor License Premises

One of the conditions of an On-Sale Liquor License is that it is effective only for the area defined in the approved license. The licensee has submitted an application for a temporary extension to their on-sale liquor license premises for this one-day outdoor event.

The area is confined and contiguous as required by state law. The site plan depicting the temporary outdoor alcohol area is attached.

A Certificate of Insurance showing there is liquor liability insurance coverage for this event has been provided.

Background:

Staff met with representatives from Bogart's Entertainment Center on May 19, 2025, to discuss the event. Bogart's and City staff have maintained contact through the permit application and review process, and have worked collaboratively to ensure the event meets all applicable City requirements. The application is ready for Council consideration and will be subject to the above conditions and any other applicable conditions specified at time of issuance.

Budget Impact:

N/A

Attachments:

1. Application Narrative
2. Site Plan
3. Parking Plan

Bogart's 50th Anniversary/Birthday Celebration – Site Plan Narrative

Submitted Thursday May 22, 2025

Host: Bogart's Entertainment Center

Event: 50th Anniversary/Birthday Celebration Concert

Date: Saturday, September 20, 2025

Setup Time: 7:00 AM – 5:00 PM

Event Time: 5:00 PM – 10:00 PM

Event Entertainment: Rival 5 and Fabulous Armadillos, and possibly a third act, TBD (not public yet, bands on hold pending permit approval)

Location: North Parking Lot of Bogart's plus FIT Academy's parking lot, see site plans

Expected Attendance: ~1,500 attendees (21+ only)

Event Brief: Bogart's is turning 50 this fall and we are in the process of planning a weeklong celebration to show appreciation for the community and guests who have supported us for so long. The festivities will culminate in an outdoor concert on the evening of Saturday, September 20, 2025, taking place in our north parking lot and in FIT Academy's parking lot. This will be a ticketed and controlled event where attendees will purchase tickets in advance through our website or at the door.

As you can imagine, there are a lot of other fall activities planned in the community each year and we have spent well over a month working with agents to find the best combination of entertainment who were all available at the same time and also on a date where there were minimal community conflicts. We have targeted in on September 20th and have Rival 5 (<https://rival5band.com/home>) and The Fabulous Armadillos (<https://www.fabulousarmadillos.com/>) on hold pending permit approval, along with the potential of adding a third act down the road.

We understand the importance of a thorough and comprehensive examination of our event, diagrams, and site plan narratives by the necessary departments to ensure a safe and successful event. While we are not asking for anything to be overlooked, we are requesting that the review process be completed in the most timely manner possible. To help facilitate that, we have spent significant time and effort working on the attached site plan diagrams and this accompanying narrative, hoping to submit something that is as complete and thorough as possible. Given City Council only meets once in June, if we are unable to get this in front of them for hopeful approval at that meeting, I do not believe our entertainment will continue to hold those dates for us while we wait for subsequent approval at the July 12 meeting, which could mean that this event does not take place.

During the review process, if there are any questions or concerns, please reach out immediately to myself or our Director of Operations, Josh Clark (262-672-8577 or jclark@BogartsEntertainmentCenter.com) and we will make ourselves available for whatever is needed.

Thanks for your time and effort in reviewing this request for our special event permit.

Respectfully,

Chris Loth
Co-Owner, Bogart's Entertainment Center
612-269-4625
chris@BogartsEntertainmentCenter.com

Special Event Site Plan Details

1. Location & Boundaries of the Event Area

- a. Attached you will find a parking and pedestrian/traffic flow site plan diagram along with a detailed event plan diagram. There you will see the perimeter fencing boundary (also the alcohol containment area) along with pedestrian entry gates. Pedestrian entry gates will also serve as emergency entrances in the unlikely event that would be necessary, maintaining at least 14 to 20 feet of clearance in these areas.
 - i. We have a great relationship with our closest neighbor, FIT Academy, and have met with Claud Allaire, Superintendent, and have gotten his approval to utilize their space for this event. Should you need to get in touch with him, he can be reached at callaire@fitacademymn.org or at 952-847-3798.
- b. Perimeter fencing will be constructed with crowd control barrier fencing (aka bike rack) which is 36-48 inches tall. If we deem necessary, 6 foot temporary chain-link fencing could be used for the outside perimeter fencing.
- c. Pedestrian gates will be closely monitored and beverages will not be allowed to be brought outside the alcohol containment area and attendees will not be allowed to bring any beverages inside the alcohol containment area.
- d. Once attendees have entered, they will not be allowed to leave and re-enter.
- e. Attendees will not be permitted to access the event area through Bogart's
- f. Attendees in the VIP patio area will have access to our on-site bar and indoor facilities.

- g. Attendees will be permitted to bring their own chairs which can be placed to the west of the pink dotted-line. Area to the right of the line will be standing room only, as noted on the detailed site plan diagram.
 - h. There will be a dedicated area as indicated on the detailed site plan diagram for any attendees who require a wheelchair and to accommodate those with special needs who may want to attend the event.
2. Vendor & Booth Locations
- a. In the attached detailed site plan diagram you will see the proposed location of many integral components of this event including:
 - i. Three food trucks (outside vendors, TBD)
 - ii. Three draught beer trucks & three canned beer/seltzer tubs
 - 1. Bogart's will be selling draught beer, canned beer, and canned seltzers pending approval of the temporary extension of our on-sale license, submitted 5-22-25).
 - iii. The stage includes two speaker towers positioned at the front corners of the stage as depicted in our detailed site plan diagram. Below you will find a picture of the stage:



- iv. Sound/lighting area approximately 75 feet in front of the stage
 - 1. This would be the only area that would potentially have a canopy over it to protect sensitive equipment.
 - v. Other items including where band equipment will be located, extra dumpster, and generator.
3. Traffic & Access Circulation

- a. Attached you will find the traffic and pedestrian flow site plan diagram. We are not anticipating closing down any streets for this event to take place.
 - i. On the site plan diagram you will find the entry and exit points for attendees.
 - ii. As mentioned above, pedestrian entry gates will also serve as emergency entrances in the unlikely event that would be necessary, maintaining at least 14 to 20 feet of clearance in these areas.
 - iii. Temporary directional signage will be used to help direct traffic to approved parking areas.
 - 1. Approved parking areas will also be communicated during the ticket-purchasing process and electronic reminders about the event.
- 4. Pedestrian Routes & Event Flow
 - a. Attached you will find the traffic and pedestrian flow site plan diagram showing the designated walking paths and pedestrian circulation to and from the event.
 - i. We will have personnel in place to help direct pedestrian traffic to and from the event using controlled crossing points to ensure safety and also to maintain traffic flow.
- 5. Public Safety
 - a. We are currently working with Lieutenant Spillers with the Apple Valley Police Department, who is in charge of off-duty work assignments. We have been advised that pending permit approval, AVPD will do a site survey to determine the recommended number of officers needed and where they will be positioned.
 - b. We will have an EMT on-site during this event as indicated on the detailed site plan diagram to administer any first-aid that might be necessary.
 - c. As mentioned above, pedestrian entry gates will also serve as emergency entrances in the unlikely event that would be necessary, maintaining at least 14 to 20 feet of clearance in these areas.
- 6. Utilities & Sanitary Facilities
 - a. The detailed site plan diagram shows where we will place 23 standard and 2 handicap portable restrooms. This should more than cover the estimated attendance of around 1500 people.
 - i. There will also be a portable restroom positioned at the bottom right of the diagram for use by entertainment and road crews.
 - b. In the detailed site plan diagram you will also see the location of handwashing stations.

- c. We plan to have 30 trash receptacles and 20 recycling receptacles strategically placed throughout the event space.
 - d. As detailed in the site plan diagram, a generator will be positioned at the south-east corner of the event space to provide electricity for the sound and lighting equipment. Food and beer trucks will have their own generators.
7. Stage, Performance, & Sound Equipment
- a. The detailed site plan diagram represents where the stage and speakers will be placed. Speaker stacks will be hung off the stage as indicated in the picture included in section 2.
 - b. Below is a picture of the stage before it is opened up:



- c. The purple block in the diagram represents where the sound and lighting control will take place.
8. Parking Areas
- a. See parking and pedestrian flow site plan diagram for details.
 - i. On Wednesday May 21, 2025, we received approval from Tom Schuenke, Vice President Real Estate & Administration with Wings Credit Union, to use their lot at their facility located at 15025 Glazier Avenue. Mr Schuenke can be reached at Thomas.Schuenke@wingsfinancial.com or at 952-997-8116 (work) or 612-599-2958 (cell), should the need arise.

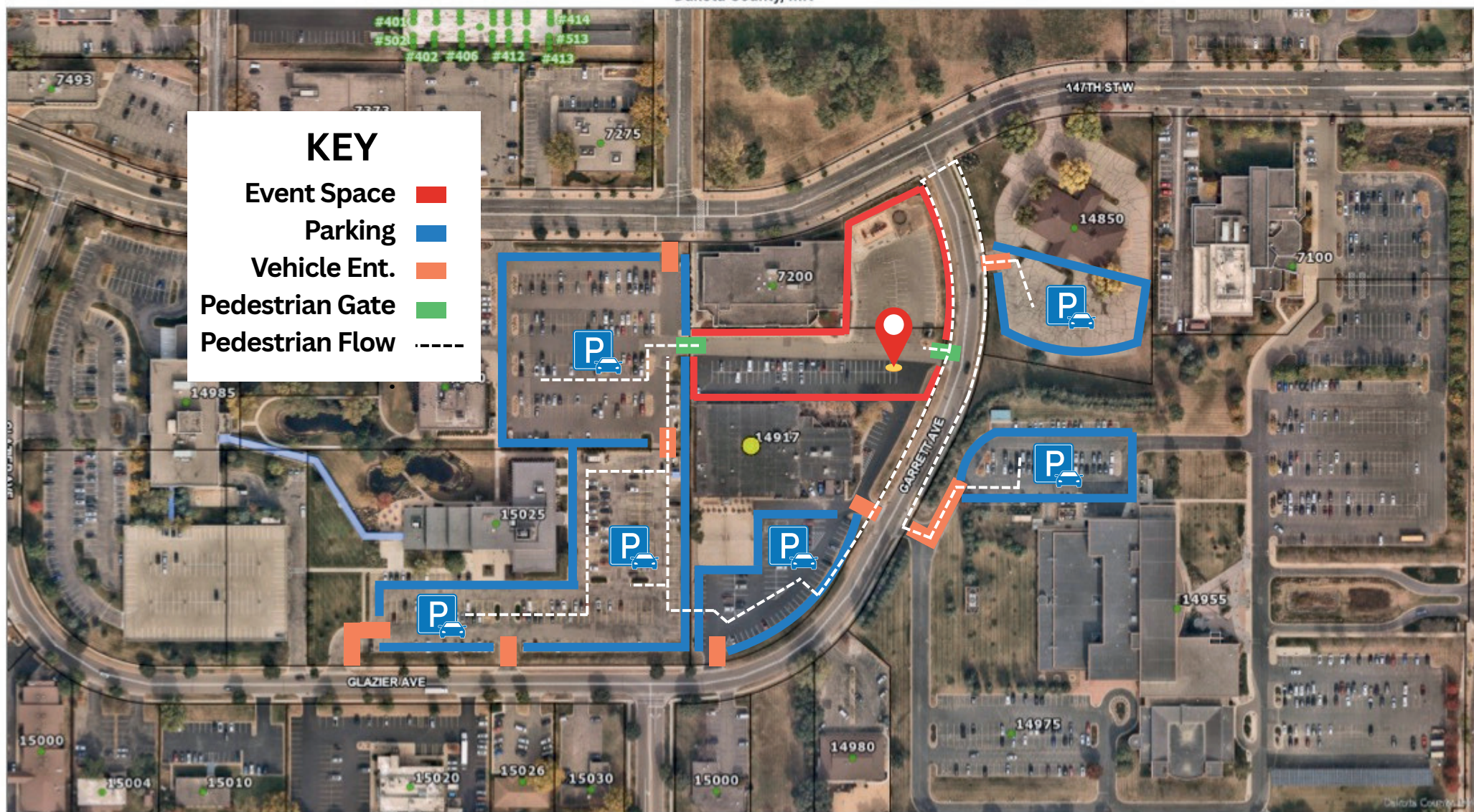
- ii. Claud Allaire (FIT Academy) is facilitating a meeting with Bogart's and Mr. Wu, who owns Apple Valley Commons (7300 147th St W, Apple Valley, MN 55124) and we are confident that we will get their approval as well to utilize their lot for parking for this event.
 - iii. In the coming weeks we will be connecting with our neighbors at The Starkson Family ~ Anderson Funeral home to request permission to utilize their lot, assuming they do not have a funeral that day, along with our neighbors at the Dakota County Government Center, for utilization of their lot for overflow.
 - b. Temporary directional signage and personnel will be used to help direct traffic to approved parking areas.
9. Lighting
- a. The only temporary lighting that will be used is what will be included with the stage as shown by the pictures which were previously included. Our parking lot and building lights will supply enough ambient lighting.

Dakota County, MN



Street Address	14917 GARRETT AVE	Unit	
Comments	Point moved to building per 2010 imagery.	Postal City	APPLE VALLEY
Municipality	APPLE VALLEY	Zip Code	55124
Street	GARRETT		

Dakota County, MN



Street Address	14917 GARRETT AVE	Unit	
Comments	Point moved to building per 2010 imagery.	Postal City	APPLE VALLEY
Municipality	APPLE VALLEY	Zip Code	55124
Street	GARRETT		



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.I.
June 12, 2025
Consent Agenda

Description: Adopt Resolution revoking Lilong, Inc.'s Massage Therapy Business License	
Staff Contact: Christina Scipioni, City Clerk	Department / Division: Administration/City Clerk's Office

Action Requested:

Adopt Resolution revoking Lilong, Inc.'s Massage Therapy Business License

Summary:

Lilong, Inc., located at 14050 Pilot Knob Road, Suite 144, holds a Massage Therapy Business License (License MB-2024-21), effective July 1, 2024 to June 30, 2025. Lihua Chen is the sole owner and operator of the business, as well as the only licensed massage therapist at the establishment.

Due to reports of suspected illegal activity and license violations, the Apple Valley Police Department conducted an undercover operation at Lilong, Inc. During the investigation, several City Code violations were encountered:

- On March 27, 2025, therapeutic massage services were provided by Lihua Chen that violated the regulations relating to Lilong, Inc.'s Massage Therapy Business License issued under Chapter 123 of the City Code. Specifically, Ms. Chen removed the towel covering an undercover Apple Valley Detective's buttock, thereby exposing his anus, intergluteal cleft (buttocks crease), and genitals. Furthermore, Ms. Chen touched/massaged or offered to touch the detective's penis. (Apple Valley City Code, Chapter 123.06 (C) and (E))
- On March 27, 2025, therapeutic massage services were provided at Lilong, Inc.'s licensed premises by Caxia Tong, an individual who does not hold a valid massage therapy license as required by City Ordinance. (Apple Valley City Code, Chapter 123.06 (H))
- The license holder's sole owner, Lihua Chen, resides in Davenport, Iowa. This is a violation of Chapter 123 of City Code, which requires the license holder or its registered agent to reside in Minnesota or the following Wisconsin counties: Pierce, St. Croix, Pepin, Dunn, or Polk. (Apple Valley City Code, Chapter 123.04 (A))

Based on the Police Department's findings, on May 1, 2025, the City Clerk issued a Notice of Action Against the Massage Therapy Business License held by Lilong, Inc. Ms. Chen had until May 12, 2025, to submit a written request for a hearing regarding action against the license. On May 9, 2025, Ms. Chen notified the City via email that she had closed Lilong, Inc. A request for a hearing was not submitted.

Although Ms. Chen had advised the business is closed, it is the advice of the City Attorney to officially act on the Massage Therapy Business License violations. Pursuant to Apple Valley City Code, Section 123.06 (Q), a Massage Therapy Business license may be suspended or revoked, as determined by the City Council, for any violation of any law or regulation relating to a license issued under Chapter 123. It is the recommendation of the Police Department and City Clerk's Office that the City Council immediately revoke the Massage Therapy Business License issued to Lilong, Inc., (License MB-2024-21) and declare no subsequent license shall be issued to Lilong, Inc., or other massage therapy businesses owned or operated by Lihua Chen.

Background:

Apple Valley City Code Chapter 123 regulates massage therapy businesses and therapists.

Budget Impact:

N/A

Attachments:

1. Resolution
2. Notice to License Holder
3. Correspondence from License Holder

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION REVOKING LILONG, INC.'S
MASSAGE THERAPY BUSINESS LICENSE

WHEREAS, pursuant to Minnesota Statutes, Section 412.221, the City of Apple Valley ("City") adopted licensing controls and regulations for massage therapy businesses and massage therapists operating within the City as set forth in Chapter 123 of the Apple Valley City Code of Ordinances ("Code"); and

WHEREAS, Section 123.06 of the Code provides that a violation of any law or regulation related to the license issued under Chapter 123 shall be grounds for the suspension or revocation of the license, as determined by City Council; and

WHEREAS, Lilong, Inc., held a Massage Therapy Business license (License MB-2024-21), effective July 1, 2024, to June 30, 2025; and

WHEREAS, Ms. Lihua Chen is the sole owner and operator of Lilong, Inc., as declared by Ms. Chen in the Massage Therapy Business license application on file for the subject license; and

WHEREAS, on March 27, 2025, Apple Valley Police Department police officers conducted an undercover investigation at Lilong, Inc.'s licensed premises based on received reports of suspected illegal acts and license violations. During the undercover operation, Ms. Chen removed the towel covering an undercover Apple Valley Detective's buttock, thereby exposing his anus, intergluteal cleft (buttocks crease), and genitals. Additionally, Ms. Chen touched/massaged or offered to touch the detective's penis; and

WHEREAS, on March 27, 2025, during the Apple Valley Police Department's undercover investigation at Lilong, Inc., therapeutic massage services were provided to a third party at Lilong, Inc.'s licensed premises by Caxia Tong, an individual who does not hold a valid massage therapy license as required by City Ordinance; and

WHEREAS, through its investigation, the Apple Valley Police Department determined Lihua Chen, the sole owner and operator of Lilong, Inc., resides in Davenport, Iowa; and

WHEREAS, the City Clerk issued a NOTICE OF ACTION AGAINST MASSAGE THERAPY BUSINESS LICENSE, dated May 1, 2025, to Lihua Chen at the mailing address provided in the license application. The Notice advised Ms. Chen that the City Council will consider action against Lilong, Inc.'s license at its June 12, 2025, Council meeting based upon violations of Apple Valley City Code, Chapter 123, that occurred on or about March 27, 2025. The Notice further advised Ms. Chen of her right to a hearing to appeal the Notice of Violation and license action; and

WHEREAS, a request for a hearing/appeal relative to the license action was required to be filed with the City Clerk within 10 days from the date of the Notice (June 12, 2025); and

WHEREAS, no request for hearing was filed with or received by the City Clerk's office on or before 4:30 p.m. June 12, 2025; and

WHEREAS, the matter is now properly before the Council to consider the record, files, and materials accepted and made a part of its consideration of its action against the Lilong, Inc., Massage Therapy Business license (License MB-2024-21).

NOW THEREFORE, the Council makes the following Findings:

1. Lilong, Inc., holds a Massage Therapy Business license (License MB-2024-21), effective July 1, 2024, to June 30, 2025.
2. Lihua Chen is the sole owner and operator of Lilong, Inc., as declared by Ms. Chen in the Massage Therapy Business License application on file for the subject license.
3. Lilong, Inc., and Lihua Chen was served with a notice from the City of the City's intent to take action against its Massage Therapy Business license and the grounds/facts upon which the action is based.
4. Lilong, Inc., and Lihua Chen had the right to request a hearing/appeal and the request for hearing was to be filed with the City Clerk within 10 days from the date of the Notice. The deadline to file the request for a hearing was 4:30 p.m. June 12, 2025.
5. No request for hearing was filed with or received by the City Clerk's office on or before 4:30 p.m. June 12, 2025.
6. On March 27, 2025, therapeutic massage services were provided by Lihua Chen that violated the regulations relating to Lilong, Inc.'s Massage Therapy Business License issued under Chapter 123 of the City Code. Specifically, Ms. Chen removed the towel covering an undercover Apple Valley Detective's buttock, thereby exposing his anus, intergluteal cleft (buttocks crease), and genitals. Furthermore, Ms. Chen touched/massaged or offered to touch the detective's penis. These actions violated Apple Valley City Code, Chapter 123.06 (C) and (E).
7. On March 27, 2025, therapeutic massage services were provided at Lilong, Inc.'s licensed premises by Caxia Tong, an individual who does not hold a valid Apple Valley massage therapy license. These actions violated Apple Valley City Code, Chapter 123.06 (H).
8. Lilong, Inc.'s designated on-site manager or agent, as designated under its current massage therapy business license application is Lihua Chen. Lihua Chen resides in Davenport, Iowa. This is a violation of Apple Valley City Code, Chapter 123.04 (A),

which requires the license holder or its registered agent to reside in Minnesota or the following Wisconsin counties: Pierce, St. Croix, Pepin, Dunn, or Polk.

8. Lilong, Inc., as a Massage Therapy Business licensee and Lihua Chen as the owner and designated operator and on-site manager of the licensee violated regulations relative to its license pursuant to Chapter 123 of the Code.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that Lilong, Inc.'s, Massage Therapy Business License (License MB-2024-21), is hereby revoked immediately and no subsequent Massage Therapy Business License shall be issued to Lilong, Inc., or any other massage business owned or operated by Lihua Chen.

BE IT FURTHER RESOLVED, no Massage Therapist License shall be issued hereafter to Lihua Chen on the grounds that Lilong, Inc.'s, Massage Therapy Business license is revoked, and Ms. Chen is the sole owner/operator of that licensed business.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

CERTIFICATE

I, the undersigned, being the duly qualified and acting City Clerk of the City of Apple Valley, Dakota County, Minnesota, hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of Apple Valley on June 12, 2025. Witness my hand officially as City Clerk this __ day of _____, 2025.

Christina M. Scipioni, City Clerk



7100 147th Street W
Apple Valley, MN 55124-9016

Telephone (952) 953-2500
Fax (952) 953-2515
www.cityofapplevalley.org

May 1, 2025

Ms. Lihua Chen
Lilong, Inc.
14050 Pilot Knob Road, Suite 144
Apple Valley, MN 55124

**NOTICE OF ACTION AGAINST
MESSAGE THERAPY BUSINESS LICENSE
FOR LILONG, INC.**

Re: Licensed Premises: 14050 Pilot Knob Road, Suite 144, Apple Valley, MN

Dear Ms. Chen:

You are hereby notified that the Apple Valley City Council will consider taking action against Lilong, Inc.'s Massage Therapy Business License (MB-2024-21), which may be suspension or revocation thereof, at its regular meeting on **June 12, 2025, at 7:00 p.m. at the Apple Valley Municipal Center located at 7100 147th Street W., Apple Valley, MN.** The City Council will not consider any testimony or evidence from you at the meeting.

You are hereby further notified that the action against the above-identified license is based upon the violations of Apple Valley City Code, Chapter 123, which regulates massage therapy businesses, as follows:

1. On March 27, 2025, therapeutic massage services were provided by Lihua Chen that violated the regulations relating to Lilong, Inc.'s Massage Therapy Business License issued under Chapter 123 of the City Code. Specifically, Ms. Chen removed the towel covering an undercover Apple Valley Detective's buttock, thereby exposing his anus, intergluteal cleft (buttocks crease), and genitals. Furthermore, Ms. Chen touched/massaged or offered to touch the detective's penis. (Apple Valley City Code, Chapter 123.06 (C) and (E))
2. On March 27, 2025, therapeutic massage services were provided at Lilong, Inc.'s licensed premises by Caxia Tong, an individual who does not hold a valid massage therapy license as required by City Ordinance. (Apple Valley City Code, Chapter 123.06 (H))
3. Through its investigation, the Apple Valley Police Department determined the license holder's sole owner, Lihua Chen, resides in Davenport, Iowa. This is a violation of Chapter 123 of City Code, which requires the license holder or its registered agent to reside in Minnesota or the following Wisconsin counties: Pierce, St. Croix, Pepin, Dunn, or Polk. (Apple Valley City Code, Chapter 123.04 (A))

May 1, 2025

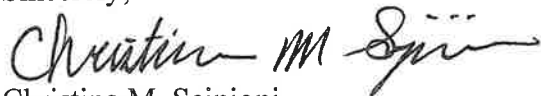
Page Two

You are hereby further notified that Lilong, Inc. has a right to a hearing to appeal this Notice of License Action. Should you desire to have a hearing, you are required to file with the City Clerk's office a request for a hearing, in writing, **no later than May 12, 2025** (ten business days of the date of this Notice). Upon receipt of your request for a hearing, a hearing will be set before a hearing officer. The hearing is your sole opportunity to present testimony or evidence concerning the unlawful activities constituting violations of the license as set forth above in this Notice. City Council consideration will be stayed pending receipt of written Findings and Recommendation from the hearing officer. If the hearing officer determines that a violation has occurred upon the conclusion of the hearing, a recommendation for action against the license, which may be suspension or revocation, will be presented to the City Council at a regularly scheduled City Council meeting.

Please be advised that if you do not file a timely request for a hearing, the City Council will consider either suspension or revocation of Lilong, Inc.'s Massage Therapy Business License at its meeting on June 12, 2025. The Council will not consider any testimony or other evidence from you at the meeting. The hearing to appeal, as noted above, is your sole opportunity to be heard and to present any evidence or testimony you may have on the violations supporting the consideration of the license revocations.

If you have any questions, please contact me at 952-953-2506.

Sincerely,

A handwritten signature in black ink, appearing to read "Christina M. Scipioni". The signature is fluid and cursive, with the first name being the most prominent.

Christina M. Scipioni
City Clerk

From: [Chen Lihua](#)
To: [Christina M. Scipioni](#)
Subject: 14050 Pilot Knob Rd (Li Massage)
Date: Friday, May 9, 2025 1:07:51 PM

You don't often get email from lihuachen7707@gmail.com. [Learn why this is important](#)

Hi

Good afternoon! I hope this email find you as well.I am Li massage owner, I have closed 14050 Pilot Knob Rd, Li massage. And I have also closed the business.



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.J.
June 12, 2025
Consent Agenda

Description:

Appoint Councilmember John Bergman as Apple Valley representative to Minneapolis/St. Paul International Airport Noise Oversight Committee At-Large Community Group

Staff Contact:

Tom Lawell, City Administrator

Department / Division:

Administration

Action Requested:

Appoint Councilmember John Bergman as Apple Valley representative to Minneapolis/St. Paul International Airport Noise Oversight Committee At-Large Community Group

Summary:

Since 2006, Councilmember John Bergman has served as the City's representative on the Minneapolis/St. Paul International Airport Noise Oversight Committee (NOC) At-Large Community Group. From time to time, the MAC asks each At-Large Community (Apple Valley, Burnsville, Edina, Inver Grove Heights, Sunfish Lake, St. Paul and St. Louis Park) to formally appoint a representative to the NOC At-Large Group (see attached letter).

The City Council should consider a motion to appoint Councilmember John Bergman to serve as the City's official representative to the Minneapolis/St. Paul International Airport Noise Oversight Committee At-Large Community Group to participate in the At-Large Community Representative election process and to act as the primary contact on behalf of the City with the Airport Noise Oversight Committee At-Large Community Group.

Background:

Councilmember Bergman has done an excellent job monitoring the airport noise issue on our City's behalf and he is interested in being re-appointed as Apple Valley's representative on the NOC At-Large Community Group.

Budget Impact:

N/A

Attachments:

1. MSP Noise Oversight Committee Letter



6040 28th Avenue South, Minneapolis, MN 55450 • 612-467-0741

May 23, 2025

Tom Lawell, City Administrator
City of Apple Valley
7100 147th Street West
Apple Valley, MN 55124

Re: Appointment of an Apple Valley Representative to the MSP NOC At-Large Community Group

Dear Tom Lawell,

The Minneapolis-St. Paul International Airport (MSP) Noise Oversight Committee (NOC) is a 12-member committee comprised of six airport user representatives and six community representatives. The NOC makes airport noise – related recommendations to the Metropolitan Airports Commission (MAC).

In addition to five community seats, there is an at-large community seat. The at-large seat represents the cities of Apple Valley, Burnsville, Edina, Inver Grove Heights, Sunfish Lake, St. Paul, and St. Louis Park. Individuals appointed to the at-large group elect a Primary and Alternate At-Large Community Representatives to the NOC for a term of two years. The City of Apple Valley is currently represented by John Bergman. At this time, all NOC positions are up for reappointment. Appointed representatives will serve from June 26, 2025 through June 25, 2027.

I am requesting the City of Apple Valley appoint a representative to the at-large community group to participate in the At-Large Community Representative election process, and to act as the primary contact on behalf of Apple Valley with the NOC At-Large Community Representative group. Once the appointments have been made, please submit a letter to that effect, including the representative's and alternate's name, mailing addresses, telephone number(s), and email address. The letter should be submitted prior to July 1, 2025 to:

Kris Martin, NOC Secretary
MSP Noise Oversight Committee
6040 28th Ave S
Minneapolis, MN 55450

Thank you for Apple Valley's continuing participation on the MSP NOC. We appreciate your willingness to work together toward possible solutions for reducing noise impacts on residents. I look forward to working with your appointed representative over the next two years.

Sincerely,

A handwritten signature in black ink, appearing to read "Ryan Anderson", is located below the "Sincerely," text.

Ryan Anderson
MSP NOC Technical Advisor



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.K.
June 12, 2025
Consent Agenda

Description: Receive Parks and Recreation Advisory Committee 2024 Annual Report	
Staff Contact: Eric Carlson, Parks and Recreation Director	Department / Division: Parks and Recreation

Action Requested:

Receive Parks and Recreation Advisory Committee 2024 Annual Report

Summary:

The Parks and Recreation Advisory Committee's 2024 year-end annual report is presented for Council review. The report covers the organization, members and their roles on the advisory committee, and items discussed at their meetings during 2024.

Background:

The Parks and Recreation Advisory Committee (PRAC) is an appointed committee of the City Council of volunteer citizens. The purpose of the PRAC is to advise and make recommendations to the City Council concerning parks, recreation, open space, and trail issues. In addition, the PRAC provides input to City staff, acting as an advisory board on community interests concerning recreation and parks. The Parks and Recreation Advisory Committee's 2024 year-end annual report is presented for Council review.

Budget Impact:

N/A

Attachments:

1. 2024 PRAC Annual Report



Apple Valley
Parks & Recreation



2024

PARKS & RECREATION ADVISORY COMMITTEE ANNUAL REPORT

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PARKS & RECREATION ADVISORY COMMITTEE

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The PRAC consists of seven members who are appointed by City Council for three-year terms. The Chair and Secretary are elected annually by the committee at an organizational meeting that is typically held in March.

2024 COMMITTEE MEMBERS

NAME	TERM BEGAN	TERM ENDS
Randy Bailey	2024	2027
Dave Freed	2020	2024
Noel Hammill	2013	2025
Lisa Hiebert (Chair)	2019	2026
Craig Long	2022	2025
Mark Schori (Secretary)	2019	2025
Jess Smith	2024	2026

MEMBERS' ROLE

The PRAC's work covers a broad range of issues that must be acted upon in a timely manner. Occasionally, the formation of a "task force" or "study group" becomes necessary to look into or work further on more complex issues. Participation in these groups is voluntary. In 2024, PRAC members focused on design concepts for signature Parks Referendum projects and gathering community feedback for the Parks Amenity Plan.

PARK DEDICATION

The City has enacted an ordinance under Minnesota law that grants a community the authority to receive land or cash (in lieu of land) for purposes of parks from residential and commercial developers. This dedication is set depending on the size of the proposed development and whether it is a residential or commercial development. If the amount of land is not sufficient to support a park, a cash dedication is accepted. The amount of the cash dedication is based on the type of residential or commercial unit. The cash collected goes into a fund for purchase and/or development of parks throughout the city. The PRAC reviews dedication funds when appropriate.

COMPREHENSIVE PLAN GUIDE

Required by the Metropolitan Council, the City of Apple Valley maintains a "Comprehensive Guide Plan" for the City. Neighborhood service areas are defined to help determine park needs for each portion of the City. A complete copy of the Plan is available on the City's website at www.applevalleymn.gov.

VOLUNTEER RECOGNITION

The City is fortunate to have many citizens who step forward and volunteer to help in the community. One prime example can be found on our various advisory committees and commissions, where we currently have over 40 active citizens dedicating their time and talents to the betterment of our community. National Volunteer Recognition Week was observed April 21–27, 2024, and the City extended thanks to all our volunteers. In addition to our City committee/commission volunteer members, the Parks & Recreation Department was extremely fortunate to have 813 individuals volunteer over 4,000 hours in our parks system in 2024. We are grateful for their dedication to keeping our parks clean and beautiful.

2024 MEETINGS

City Resolution 2010-39 outlines that Parks and Recreation Advisory Committee meetings are held the first Thursday of January, March, May, September, and November. The resolution also permits the Committee Chair to call special meetings as needed. Due to the volume of projects resulting from the successful 2023 Parks Referendum, the Committee scheduled meetings for the first Thursday of every month in 2024. Staff cancelled unnecessary meetings when there were no business items to discuss.

Meetings were held on Feb. 1, March 7, April 4, May 2, June 6, July 18 (park tour), Aug. 1, Sept. 5, Oct. 3, and Nov. 21. Regular meetings were held in the Municipal Center's Council Chambers and broadcast on Charter Communication Cable Channel 180 starting at 7 p.m. Recordings of Regular meetings were also made available on YouTube. Informal meetings were held at 6 p.m. in a Municipal Center conference room prior to each Regular meeting.

Items of Discussion at Meetings Included:

- ❖ Alimagnet Park NRMP
- ❖ Aquatic Center renaming
- ❖ Department staff changes
- ❖ Division updates
- ❖ Naming rights of parks facilities
- ❖ North Creek Region Greenway plans
- ❖ Parks Amenity Plan
- ❖ Park sign master plan
- ❖ Parks referendum projects

BUS TOUR OF THE PARK SYSTEM (July 18, 2024)

On this year's annual tour, staff and the PRAC visited parks located close together to discuss the concentration of similar amenities in the park system and prepare for conversations with the community about an amenity replacement plan. These parks included Keller, Duchess, Greening, Pennock, Newell, Wallace, Heritage, Belmont, Chaparral, Palomino, Cedar Knolls, Nordic, Findlay, Faith, and Greenleaf Parks. Stops at Alimagnet Park and Hayes Arena also occurred for updates on projects at those locations.



The Parks and Recreation Advisory Committee dedicated most of 2024 to projects from the 2023 Parks Referendum. They reviewed concepts and designs, analyzed budgets, and helped select colors, themes, and playground equipment. This year, the PRAC focused on the following projects:



- ❖ **Pickleball Court Complex Addition at Johnny Cake Ridge Park**
- ❖ **Concrete Skate Park Construction**
- ❖ **Cobblestone Trail Reconstruction**
- ❖ **Splash Valley Water Park Improvements and Rebranding**
- ❖ **Redwood Park and Redwood Community Pool Reconstruction**





PARKS AMENITY PLAN

Of the \$73.25 million approved by Apple Valley residents in the 2023 Parks Referendum, \$18,750,000 is dedicated to making improvements in Apple Valley's neighborhood parks. The Parks and Recreation Advisory Committee spent several months assisting staff with the creation of the Parks Amenity Plan, which defines the type and schedule of improvements that will be made in each of Apple Valley's parks.

The City launched a strategic public engagement initiative to gather community input on the Parks Amenity Plan, focusing on residents' views on proposed park improvements. The PRAC participated in 50 public meetings (one in each park) from late July through August 2024, engaging with over 1,000 attendees. Dozens of citizens also spoke with the PRAC at their regular meetings to share their feedback on the Parks Amenity Plan.

The Parks Amenity Plan contains specific guidelines regarding the following park amenities:

- ❖ Playgrounds
- ❖ Tennis courts
- ❖ Pickleball courts
- ❖ Basketball courts
- ❖ Trails
- ❖ Ballfield backstops
- ❖ Stormwater retention basins

The Parks Amenity Plan was adopted by the PRAC on Nov. 21, 2024, and by the City Council on Dec. 26, 2024.





THANK YOU

Thank you to the Apple Valley City Council and the residents of Apple Valley for your continued support of the Parks & Recreation Department and the Parks & Recreation Advisory Committee in our efforts to provide opportunities for outstanding quality-of-life experiences.

Sincerely,
The Parks & Recreation Advisory Committee





ITEM:
COUNCIL MEETING DATE:
SECTION:

4.L.
June 12, 2025
Consent Agenda

Description: Receive Parks and Recreation Department 2024 Annual Report	
Staff Contact: Eric Carlson, Parks and Recreation Director	Department / Division: Parks and Recreation

Action Requested:
Receive Parks and Recreation Department 2024 Annual Report

Summary:
Attached please find the Apple Valley Parks and Recreation Department's 2024 year-end annual report. The report includes accomplishments, statistics, highlights, and photos of the Parks and Recreation activities from January 1 through December 31, 2024.

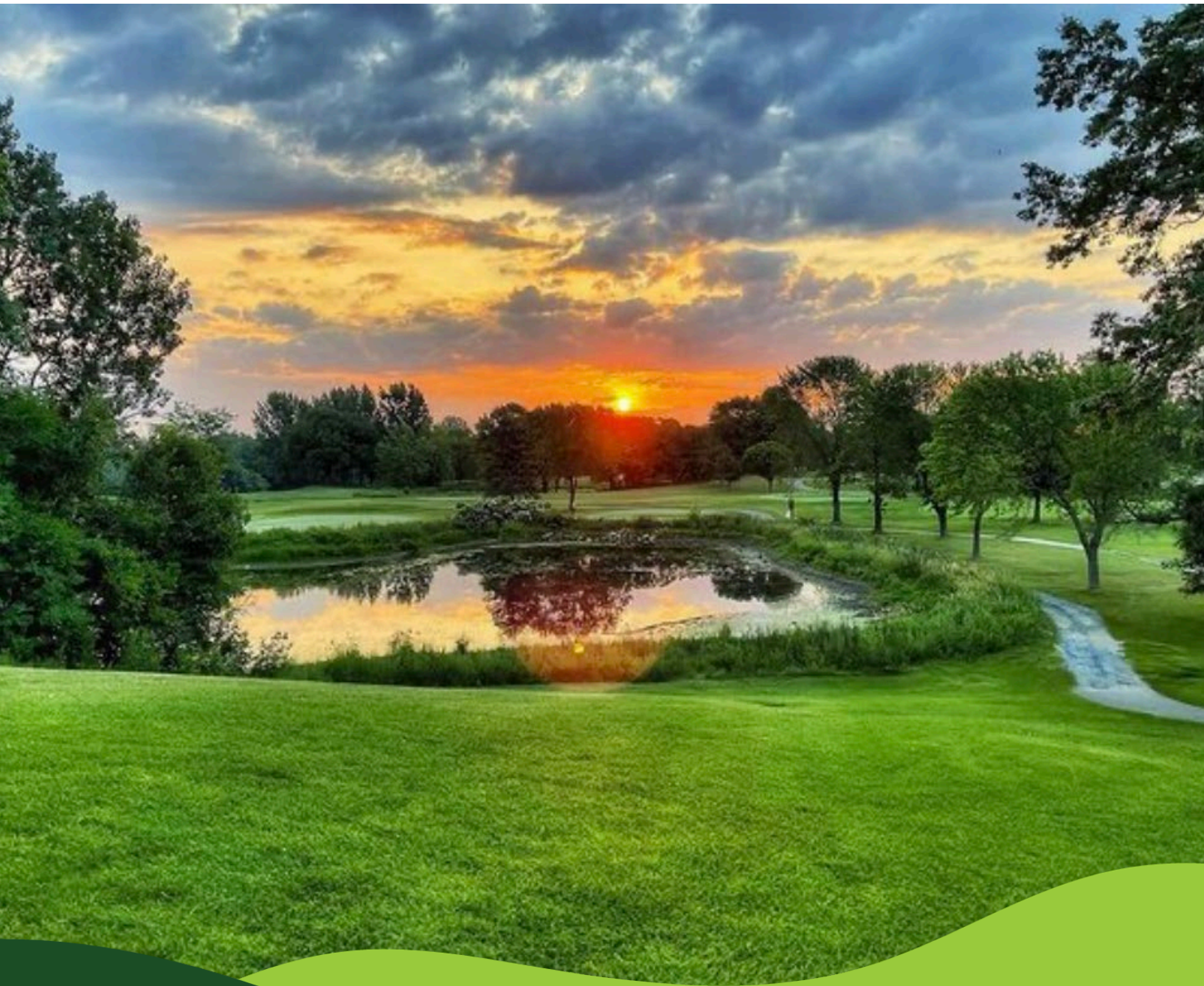
Background:
Parks and Recreation staff had a busy year in 2024, with the main focus being on beginning projects approved by Apple Valley residents with the passage of the 2023 Parks Referendum. Staff has compiled many of the highlights into the year-end report for Council review.

Budget Impact:
N/A

- Attachments:**
1. 2024 Parks & Rec Dept Annual Report



Apple Valley
Parks & Recreation



2024

ANNUAL REPORT

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15–16	Arenas
17–19	Valleywood Golf Course
20–22	Senior Center
23–24	Aquatics
25–26	Adult Athletics
27–29	Youth & Family Recreation Programs

DIRECTOR'S LETTER

Dear Apple Valley Community:

I'm excited to share highlights from a remarkable year in our 2024 Annual Report. Thanks to your continued support, we've strengthened our parks system, expanded recreation opportunities, and laid the groundwork for an even brighter future.

This year, community events like **Mid-Winter Fest**, **Freedom Days**, and our new **Fall Food Truck Festival** brought thousands together. At the **Senior & Event Center**, over **27,000 visits** were recorded by **804 active members**.



With your support of the **2023 Parks Referendum**, we made major progress on \$73.25 million in improvements, including:

- ❖ Renovating the newly rebranded **Splash Valley Water Park**
- ❖ Building **pickleball courts**, a **skate park**, and new **trails**
- ❖ Developing the **Hayes Park Youth Athletic Complex**
- ❖ Reconstructing **Redwood Park** and the **Redwood Community Pool**
- ❖ Upgrading **Kelley Park** and **Hayes Arena**

We also adopted the **Parks Amenity Plan**, which was shaped by your feedback from 50 public meetings and outlines \$18.75 million in neighborhood park improvements.

Thanks to **813 volunteers** and our hardworking staff, all **51 city parks** were adopted—an incredible milestone. **Valleywood Golf Course** and **Hayes Arena** saw major upgrades, while participation in programs across all ages continued to grow.

As we look ahead to 2025, we remain committed to innovation, inclusion, and building a stronger Apple Valley.

With Gratitude,
Eric Carlson, Parks & Recreation Director

DEMOGRAPHICS*



POPULATION

56,252



HOUSEHOLDS

21,927



EMPLOYMENT

15,549



HOUSEHOLD SIZE

2.53



**MEDIAN
HOUSEHOLD
INCOME**
\$99,300



**AVERAGE
WAGE**
\$49,768



ETHNICITY

White: 69%
Black: 10%
Other: 8%
Hispanic: 7%
Asian: 6%

Benchmark	Average	Apple Valley	Burnsville	Eagan	Lakeville	Rosemount
Population Estimate	57,971	55,673	64,522	68,889	73,828	26,943
Square Miles	30	18	27	33	38	35
Number of City Parks	58	51	76	60	67	36
Number of City Park Acres (excl. golf course)	1,024	701	1,106	1,396	1,214	705
Number of City Park Acres (incl. golf course)	1,067	891	1,127	1,396	1,214	705
Miles of Concrete Sidewalk	59	145	40	37	89	71
Miles of Bituminous Trails	87	74	57	112	142	51
Residents per Square Mile	2,189	3,283	2,599	2,209	2,044	810

*Data obtained from Met Council, 2022

DEPARTMENT STAFF INFORMATION



FULL-TIME EQUIVALENTS (FTEs)	FULL TIME/PART TIME (BENEFITTED)	SEASONAL (NON-BENEFITTED)	TOTAL
Parks & Recreation Administration	7.85	-	7.85
Park Maintenance	16.49	5.72	22.22
Recreation Programs	-	3.44	3.44
Apple Valley Community Center	1.00	2.75	3.75
Apple Valley Senior Center	3.15	0.53	3.68
Aquatics	-	13.53	13.53
Valleywood Golf Course	4.0	12.08	16.08
Arenas	2.0	3.32	5.32
Total FTEs	34.49	41.37	75.87
Number of People	36	400 +/-	

PARKS & REC EMPLOYEES	2020	2021	2022	2023	2024
Combined Years of Service	748	686	637	638	619

FOUR STAFF RETIRED IN 2024.

Thank you for your combined **118 years** of dedicated service,
Pat Casperson (36 years), Rich Wiggin (46 years), Mike Endres (24 years) &
Debby Shepard (12 years)!



PARKS & RECREATION ADVISORY COMMITTEE

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PARKS REFERENDUM PROJECTS

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- ❖ Kelley Park Reconstruction
- ❖ Hayes Youth Athletic Complex Construction
- ❖ Hayes Arena Refrigeration Replacement
- ❖ Park Sign Master Plan

For more information on the Parks Referendum projects and their progress, visit www.applevalleymn.gov/parksprojects.



PARKS REFERENDUM PROJECTS (CONT.)



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The Parks Amenity Plan was adopted by the PRAC on Nov. 21, 2024, and by the City Council on Dec. 26, 2024.



COMMUNITY EVENTS



Apple Valley Parks & Recreation hosts special events throughout the year to bring the community together in celebration. The two primary events held every year are Mid-Winter Fest in February and Freedom Days in July. This year's events also included the fourth annual Trunk-or-Treat, which was held in the parking lot of the Apple Valley Family Aquatic Center. The Apple Valley Police Department hosts this event, and Parks & Recreation assists. And new this year was the inaugural Fall Food Truck Festival, which took place at Kelley Park in September.



MID-WINTER FEST (Saturday, Feb. 3)

This year's mild weather brought nearly 1,500 people together to enjoy activities, entertainment, and refreshments at the annual Mid-Winter Fest at Johnny Cake Ridge Park West. The event kicked off with over 150 people participating in the annual Medallion Hunt. For the first time in Mid-Winter Fest history, the medallion was hidden in Greening Park! Due to a lack of snow and ice, the traditional Mites Hockey Jamboree and snowshoeing, sledding, and skating activities were replaced with a coloring contest and s'mores making around the six firepits. Families also enjoyed tasty food truck meals, horse-drawn wagon rides, and hours of garden-cart train rides pulled by the Police Department's UTV.

Entertainment included Kidsdance DJ and 90's music by cover band Flannel. The event concluded with a spectacular, newly designed fireworks show. The launch site of the show was repositioned and greatly improved the spectators' view. Thank you to our sponsors and the Police and Fire Departments for making the event a huge success!

COMMUNITY EVENTS (CONT.)

FREEDOM DAYS (Friday, June 28–Friday, July 5)

The annual July Fourth celebration, Freedom Days, has been coordinated by a committee of dedicated volunteers for many years. The Apple Valley Seniors were back for their second successful year serving root beer floats on Saturday, June 30. The Parks & Recreation Department hosted the annual two- and five-mile Fun Runs, which were held on the morning of Thursday, July 4. Unfortunately, storms rolled in right after the run, forcing the parade, carnival, and fireworks show to be postponed for the first time in the history of the 58-year celebration. However, a good time was had by all at the make-up fireworks show on Friday, July 5!

FALL FOOD TRUCK FESTIVAL (Saturday, Sept. 14)

An inaugural Food Truck Festival was held in Kelley Park and 10 food trucks with a wide variety of tasty fares participated. From egg rolls to 20 different kinds of brownies, roughly 500 attended the festivities. Live music and community groups offering family activities complemented the food vendor offerings. Staff look forward to making this an annual event.



TRUNK-OR-TREAT (Saturday, Oct. 26)

The fourth annual Trunk-or-Treat event was held on Saturday, October 26, in the Apple Valley Family Aquatic Center parking lot. Over 1,000 kids wearing costumes trick-or-treated their way through rows of 30+ decorated vehicles sponsored by local businesses and community groups. This event is organized by the Police Department with assistance from the Parks & Recreation Department.





PARK MAINTENANCE DIVISION

In 2024, the Park Maintenance Division continued to maintain more than 680 acres of parkland on a daily basis, which included plowing over 81 miles of trails and walkways during snow events. These efforts ensured our facilities, athletic fields, trails, and playgrounds remained clean, safe, and playable.



COMMUNITY SUPPORT

Volunteers from across the community provide invaluable assistance in maintaining our parks. Parks Maintenance staff routinely work with private individuals, boy scout troops, and local businesses and churches to tackle large projects such as pulling weeds, laying mulch, and removing invasive species. Thank you to the numerous volunteers who help keep our parks clean!

DID YOU KNOW?

In 2024—and for the first time in history—all 51 of Apple Valley's parks were adopted by the Adopt-a-Park program!

PARK MAINTENANCE (CONT.)

HIGHLIGHTS OF 2024:

- ❖ With help from a few City contracts, parks staff performed or oversaw the removal of all remaining non-treated ash trees (nearly 300) from maintained areas of the parks.
- ❖ In partnership with Tree Trust, three planting beds were replaced at Cobblestone Lake Park.
- ❖ Old siding at the Galaxie Park warming house was replaced with maintenance-free siding.
- ❖ Using a forestry mower, site lines were cleared in various parks.
- ❖ Parks staff worked with City engineers and Dakota County to complete a missing trail segment of the North Creek Regional Greenway from 155th Street W to 160th Street W. As part of the project, parks crews were able to correct some drainage issues within Quarry Point Park.
- ❖ Parks staff also facilitated the following volunteer projects:
 - ❖ Willow and weed removal around Cobblestone Lake and mulch replacement in flower beds and around trees with 200 Wings Financial volunteers.
 - ❖ Two “Buckthorn Busts” at Alimagnet Park.
 - ❖ Replanted a section of wooded area at Wildwood Park after buckthorn removal with the Eco Advocates.
 - ❖ Installation of two bat houses on the west side of Cobblestone Lake with a local boy scout.





HAYES ARENA

Big changes came to Hayes Arena in 2024. The refrigeration project as part of the 2023 Parks Referendum kicked off in early March, and the Hayes Arena was closed March through May for construction. The facility re-opened in time for the summer ice season to begin in mid-June. The first season with the new refrigeration system went incredibly well, and staff are already seeing reductions in both energy and water use thanks to the new equipment. While the mechanical aspects of the project are complete, we look forward to making additional cosmetic upgrades to the interior and exterior of Hayes Arena in the future.

The refrigeration replacement project included:

- ❖ New rink floor and dasher boards
- ❖ New refrigeration system
- ❖ Upgraded bleacher seating
- ❖ Garage door replacement
- ❖ New scoreboard
- ❖ Updated interior branding
- ❖ Laser level added to ice resurfacer



HAYES ARENA ENERGY	2022	2023	2024
Water Used (gallon)	1,207,000	1,403,000	707,000
Electricity Used (kWh)	695,616	670,656	561,083
Natural Gas Used (BTU)	30,260	31,391	27,125

SPORTS ARENA

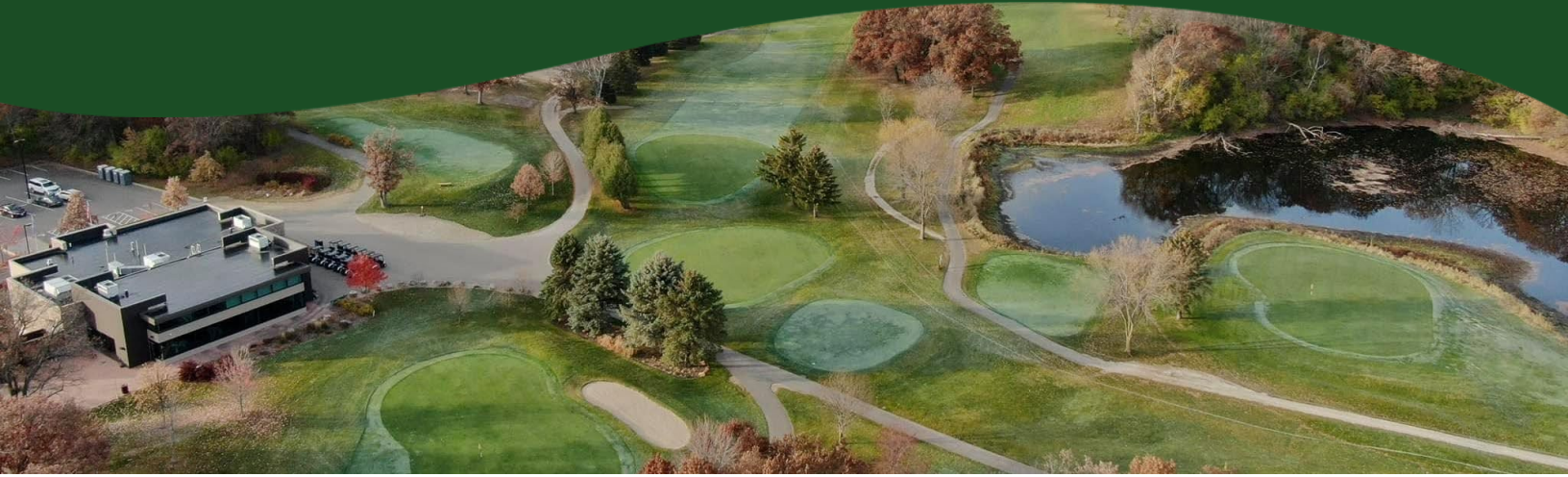
The ice season at the Sports Arena was extended one week to accommodate the ice needs of our user groups while allowing construction to start on time at Hayes Arena. In addition to the ice season, we hosted many dry floor events in 2024 including:

- ❖ Apple Valley High School boys’ and girls’ tennis seasons
- ❖ Community bounce house event
- ❖ Inaugural Dakota Valley Recycling furniture sway event
- ❖ Just Between Friends annual kids’ consignment sale
- ❖ San Francisco 49ers walk-through practice before playing the Vikings
- ❖ Two craft sales hosted by Perfectly Unique

The scoreboard at Hayes Arena was replaced this year, and the old scoreboard was installed in the Sports Arena at the other end of the ice. The feedback to having the second scoreboard has been fantastic.



SPORTS ARENA	2020	2021	2022	2023	2024
Hours of Ice Time Rented	908	954	1,178	1,189	1,236
Hours of Ice Time per JPA	347	456	565	611	628
Learn to Skate Participants	240	380	470	491	377
Dry Floor Hours Rented	70	110	105	147	160
Dry Floor Time Used per JPA	115	220	233	268	307



VALLEYWOOD GOLF COURSE

In 2024, Valleywood continued to see growth in annual rounds as well as revenue. The completion of the irrigation system replacement and on-course improvement projects received rave reviews from our patrons, and the new irrigation system worked flawlessly. As part of the improvement project, we added a new ball distribution machine on the driving range that accepts credit card transactions. By the end of the 2024 season, approximately 40% of all range ball purchases were made at the range machine. The automatic range ball machine and the new irrigation allowed golf shop and maintenance staff to provide better service to patrons and focus on improving course conditions. With nearly all leagues filled and the great word of mouth advertising our course improvements, Valleywood saw a healthy operational profit for the 2024 season.

NEW GOLF CART FLEET

Valleywood's fleet of 55 golf carts were due for replacement at the end of the 2024 season, and with an ever-increasing number of golfers choosing to ride in carts for their rounds, it was the perfect time to increase the fleet from 55 carts to 60. The operational profits Valleywood generated over the last few years allowed staff to purchase the new fleet of carts outright, which saved approximately \$40,000 in lease interest fees. By purchasing them before the end of the year, staff received an additional \$25,000 in rebates.



STRATEGIC BUSINESS PLAN

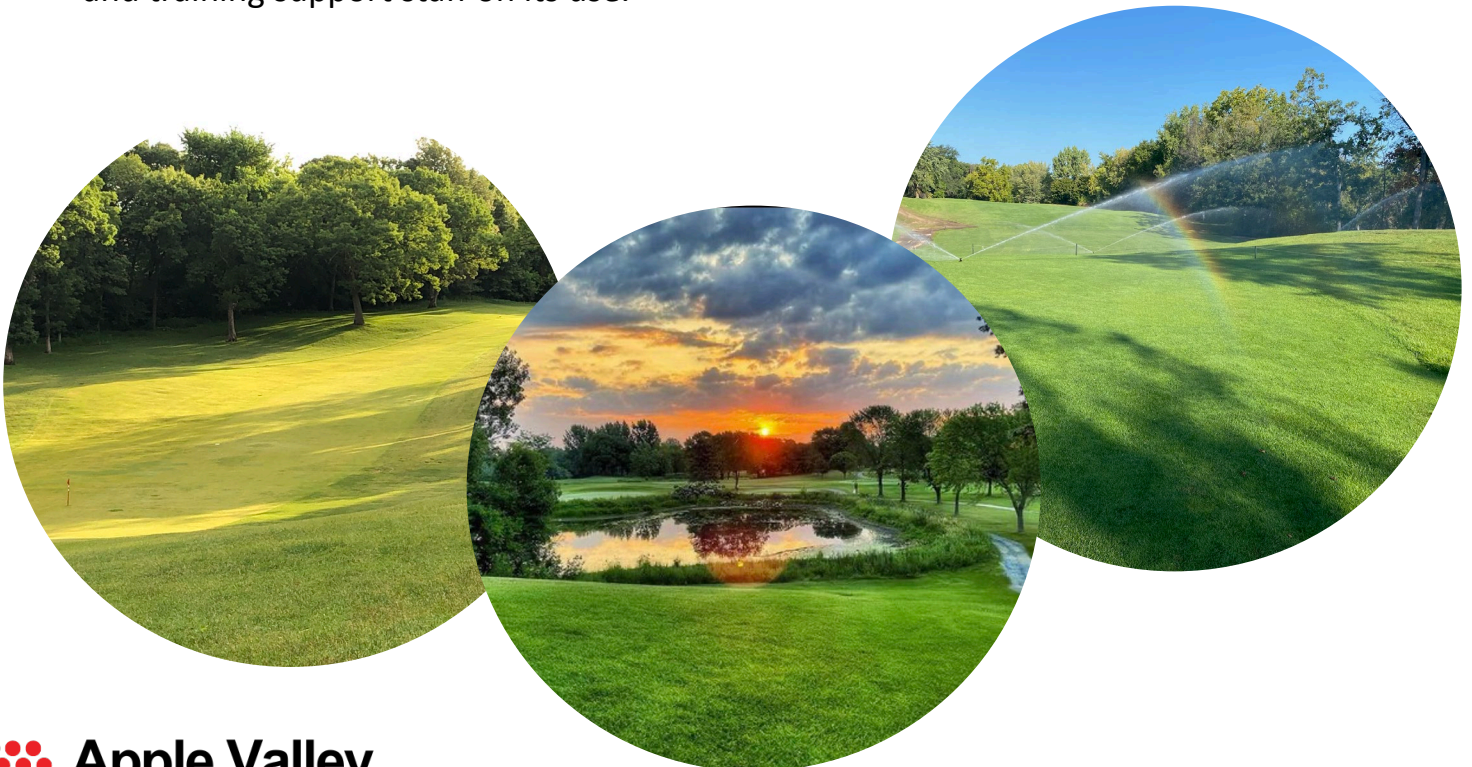
Valleywood continues to use the Valleywood Strategic Business Plan as an outline for growing business. Noteworthy highlights include:

- ❖ Implementing a deli-style food and beverage operation has been an absolute success.
- ❖ Event hosts appreciate being able to use a caterer of their choice, though many continue using popular Valleywood caterers such as Las Tortillas, Hy-Vee, and Rascals.
- ❖ Our now veteran food and beverage staff have grown their talents and now oversee most events. Staff working directly with event hosts ensures events are successful.
- ❖ Revenue per round of golf continues to grow, increasing by over \$2 per round in 2024.

VALLEYWOOD OPERATIONAL IMPROVEMENTS

Valleywood continues to find ways to improve our guest's experience.

- ❖ In 2023, staff launched the new Valleywood website (www.valleywoodgolf.com), and in 2024, staff expanded the website offerings to include a web store where customers can purchase patron cards and gifts cards as well as pay league dues.
- ❖ Late in fall 2024, Valleywood received approval to implement a new point-of-sale system, which will minimize technology glitches and reduce staff and customer frustration. Working closely with the City's Finance and IT departments, staff will spend the first few months of 2025 implementing the new point-of-sale system and training support staff on its use.



VALLEYWOOD EVENTS

We continue to see growth in our event business, with the number of events in 2024 surpassing pre-pandemic levels. Valleywood is open to hosting nearly any type of event, from golf outings and business meetings to family celebrations. Here is a snapshot of the most popular events hosted in 2024.

- ❖ Celebrations of life
- ❖ Chamber of Commerce Par-Tee outing
- ❖ Graduation parties
- ❖ Grand Fall Tasting Event and other wine tastings
- ❖ High school athletics banquets
- ❖ High school conference golf tournaments
- ❖ Police department SWAT training and banquet
- ❖ Weddings



VALLEYWOOD BY THE NUMBERS

	2020	2021	2022	2023	2024
Patron Card Holders	21	41	86	73	64
Senior Patron Card Holders	184	284	274	271	288
Members – Women’s League (18)	92	93	93	76	85
Members – Women’s League (9)	116	136	143	143	144
Members – Men’s League	72	104	120	116	124
Members – Senior League	96	110	105	98	100
Number of Rounds Played	32,910	38,959	34,465	32,747	34,579
Large Range Buckets Sold	6,874	7,003	8,705	7,133	4,548
Medium Range Buckets Sold	1,846	2,825	2,670	2,189	1,725
18-Hole Cart Rentals	11,877	14,391	13,514	13,412	14,144
9-Hole Cart Rentals	5,907	8,766	8,766	8,916	7,954

SENIOR & EVENT CENTER



APPLE VALLEY SENIOR & EVENT CENTER

The Apple Valley Senior & Event Center is a 21,000 square foot facility that provides space for senior recreation during weekdays and meeting/banquet space available for rent in the evening and on weekends. In the 2023–24 fiscal year, there were 917 members of the Apple Valley Seniors Organization (presently there are 804 members in the 2024–25 fiscal year). Senior programming focuses on education, recreation, arts and crafts, exercise, entertainment, games, and day trips.

REGULARLY SCHEDULED ACTIVITIES AT THE SENIOR & EVENT CENTER

Bicycle Groups

Billiards (Men's and Women's)

Bingo

Board Games

Book Clubs

Card Games

❖ 500

❖ Bridge

❖ Cribbage

❖ Euchre

❖ Hand & Foot

❖ Pinochle

Catered Lunch

Chair Pilates*

Coffee (Complimentary)

Color & Chat

Core & Cardio

Dinner Club

Dominoes

Donated Bread

Driver Improvement

Drum Fit

Feed My Starving Children

Friday Flicks

Gentle Yoga

Hardanger

Line Dancing

Lunch Bunch*

Knitting & Crocheting

Mah Jong

Painters

Pet Discussion

Puzzles

Quilting Bees

Re-Created Cards

Senior Jam

Senior Learning Zoom

Sing Along*

Stitchers

Story Telling

Table Tennis

Tai Chi

Wii Games

Xa Beat

***New in 2024!**

APPLE VALLEY SENIORS ORGANIZATION

The Senior & Event Center is home to the Apple Valley Seniors Organization, which is lead by a volunteer Executive Committee. Other volunteer committees include Education & Service, Finance, Historians, Membership, and Lettuce Do Lunch. Adults aged 55+ are eligible to become a member, and benefits of membership include a monthly newsletter, discounts on some activities, new member orientation of the Senior & Event Center, and participation in bingo, movies, and the Discounted Bread program. Senior Center staff also put on an annual holiday party for interested seniors, which includes a catered meal and entertainment. In 2024, there was a record turnout of 161 seniors at the holiday party!

OUR MEMBERS

There are currently 804 members, and new members continue to sign up daily. Our members come from 27 cities across the state (with five out-of-state members).

TRIPS & TOURS

Many Apple Valley Seniors enjoyed several trips and tours in 2024. Trips included The Jason Show, Pavek Broadcast Museum, Lacrosse Rotary Light Tour, Old Log Theater (“Million Dollar Quartet”), Chanhassen Dinner Theatres (White Christmas), and a Trolley Tour of Stillwater.

SENIOR ACTIVITY
PARTICIPANTS IN 2024

January	2,278
February	2,344
March	2,463
April	2,493
May	2,657
June	2,053
July	2,440
August	1,858
September	2,162
October	2,651
November	2,138
December	2,046
TOTAL	27,613



SENIOR & EVENT CENTER (CONT.)



RENTAL GROUPS

The Apple Valley Senior & Event Center is the ideal location for celebrations, events, banquets, and meetings. Groups as small as five or as large as 200 will find this facility a welcoming place to host their event.

ROOM	# OF RENTALS	HOURS RESERVED
1 Section of Yellowstone Room	80	249
2 Sections of Yellowstone Room	31	110
Full Yellowstone Room (3 Sections)	14	114
Glacier Room	5	23
Yosemite Room	60	154
TOTALS	190	650

FACILITY PROJECTS

Projects that occurred at the facility in 2024 include:

- ❖ Replaced fittings, lines, actuator, and electrical on cooling tower.
- ❖ Installed a new hot water pump and motor; prepared a refurbished backup pump to have on hand to swap in if needed.
- ❖ Had all carpet professionally cleaned in the facility.
- ❖ Cleaned and performed repairs on the fireplace.
- ❖ Rewired and replaced fire alarm.



APPLE VALLEY FAMILY AQUATIC CENTER

Although the season got off to a cold and rainy start, attendance climbed quickly once the weather improved in July, and the facility attracted over 700 people per day on average. The end of the 2024 swimming season meant the end of an era at the Family Aquatic Center; after undergoing extensive renovations and improvements in the off season, it will be reopening in 2025 under the new name of Splash Valley Water Park.



FAMILY AQUATIC CENTER	2020	2021	2022	2023	2024
Open Swim Attendance	-	53,950	57,330	67,909	47,487
Water Walking Attendance	-	8,770	6,333	8,430	5,561
Days Open	-	79	72	76	63
Days Closed	-	3	5	3	14
Average Daily Attendance	-	683	796	893	753

AQUATICS
(CONT.)



REDWOOD COMMUNITY POOL

In 2023, the community showed their love for the Redwood Community Pool by voting to build a new pool at Redwood Park as part of the 2023 Parks Referendum. In 2024, while designs for a new pool were underway, the community enjoyed the 60th and final season of Redwood Pool. A final farewell gathering was held at the end of the pool season, and many past patrons and employees returned to say goodbye to the original pool and building. Redwood Park will be under construction in 2025, and the new park and pool will open in summer 2026.

REDWOOD POOL	2020	2021	2022	2023	2024
Open Swim Attendance	-	5,021	5,441	5,544	5,233
Swim Lesson Participants	-	240	340	355	339
Private Pool Reservations	-	77	74	67	42
Days Open	-	67	72	73	60
Days Closed	-	12	7	6	17
Average Daily Attendance	-	75	101	91	87

ADULT ATHLETICS



ADULT ATHLETIC LEAGUES & OPEN GYMS

The Parks & Recreation Department offers adult leagues in the following sports: volleyball, bean bags, softball, basketball, and kickball. Open gym time for adults is also offered for badminton, basketball, pickleball, and volleyball at the Apple Valley Community Center. Adult open gym numbers soared in 2024 with 19,218 total participants, which represents a 27.2% increase over participation in 2023.

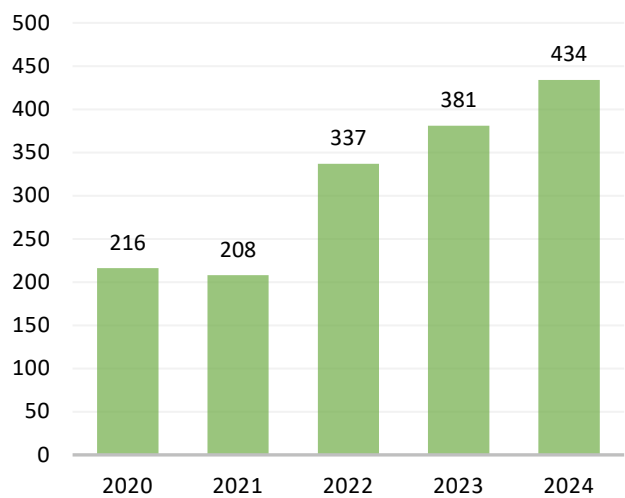
FIELD RENTALS

When fields are not in use by City programs or local youth athletic organizations, they are rented out to private groups and clubs for games and tournaments. Field rentals were heavy again in 2024: they were up 11.5% from 2023 and brought in \$151,811 of revenue.

VOLLEYBALL LEAGUES

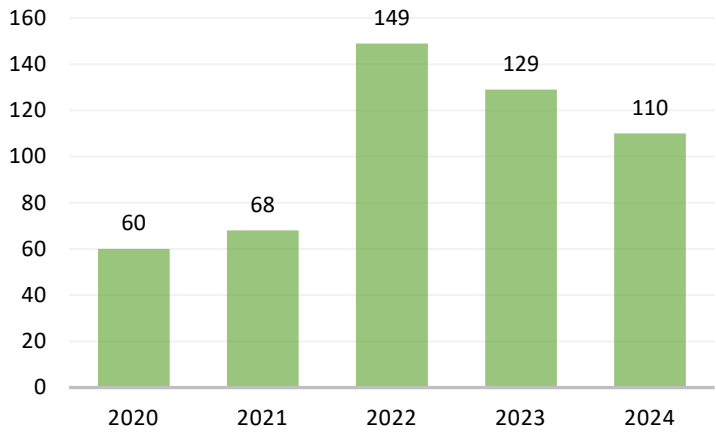
2024 was another banner year for the adult volleyball program with 434 total volleyball teams participating in leagues and an annual tournament, which is a 13% increase over 2023. Leagues are offered year-round, and a tournament is held during Mid-Winter Fest. Indoor leagues at the Apple Valley Community Center include women’s officiated, women’s self-officiated, open self-officiated, co-rec self-officiated, and a new Reverse 4’s league. Summer outdoor sand volleyball leagues are also offered at Johnny Cake Ridge Park East. This year, 13 skills clinics were also offered and had 181 participants.

Adult Volleyball Team Registrations



ADULT ATHLETICS (CONT.)

Bean Bag League Registrations



BEAN BAG LEAGUES

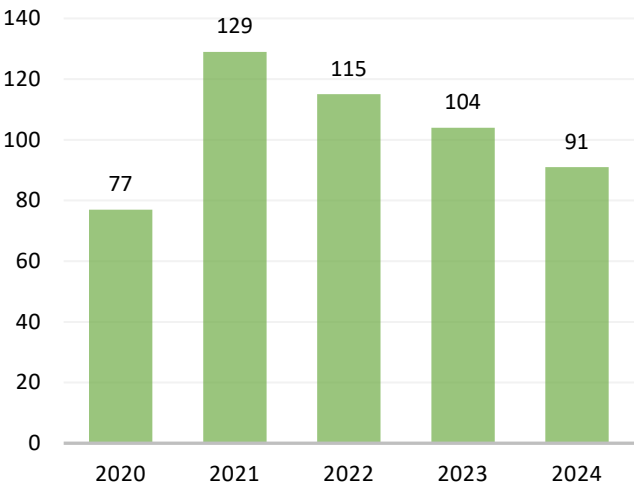
Bean bags leagues peaked in 2022 and have leveled off over the past two years. Indoor leagues are offered in the winter, spring, and late fall at the Apple Valley Community Center, and outdoor leagues are offered in the summer and early fall at Johnny Cake Ridge Park East. A total of 110 teams participated in bean bags leagues in 2024.



SOFTBALL LEAGUES

Softball numbers continue to trend down state-wide, and Apple Valley’s softball program has mirrored those trends with a 12.5% decrease in teams in 2024 from 2023. Even so, 91 teams participated in the summer and fall seasons. While team numbers and associated registration revenue have dropped, much of that revenue has been replaced with expanded field rentals. Private groups and local baseball clubs are happy to have available fields.

Softball League Registrations



RECREATION PROGRAMS



RECREATION PROGRAMS FOR YOUTH AND FAMILIES

The Parks & Recreation Department offers many recreation programs for youth and families that emphasize all different kinds of learning and fun. These programs include the Little Orchard Preschool, preschool classes, the summer playground program and puppet wagon, holiday programming, open gyms, outdoor ice skating, and contracted programs such as Music Together and Soccer Shots.

LITTLE ORCHARD PRESCHOOL & PRESCHOOL CLASSES

Little Orchard Preschool is held on Mondays, Wednesdays, and Fridays at the Apple Valley Community Center from September through May. For children not enrolled in Little Orchard Preschool, we offer other preschool classes throughout the year.

MUSIC TOGETHER & SOCCER SHOTS

We continue to share successful partnerships with local programs Music in the Valley Together and Soccer Shots, which are both geared toward children up to five years of age. In 2023, we had 107 Music Together participants and 43 Soccer Shots participants.



RECREATION PROGRAMS (CONT.)

SUMMER PROGRAMS

SUMMER PLAYGROUND PROGRAM – 211 Total Participants in 2024

The Summer Playground Program—one of Apple Valley’s longest-running programs—keeps kids ages 6–11 active and engaged on summer mornings. In 2024, the program was held for six weeks Mondays through Thursdays at Wildwood and Cedar Isle Parks.

SUMMER CAMPS – 481 Total Campers in 2024

We expanded our camp offerings for children ages 6–11 to include more full-day opportunities. Camps included Summer Surge, Day Camp, Awesome Adventure Camp, Camp Quest, and a variety of afternoon camps.

PUPPET THEATER

The Apple Valley Puppet Theater, now in its 46th year, visited 20 parks per week from mid-June through mid-August. In addition to these regular shows, the Puppet Wagon made appearances at a July concert at Music in Kelley Park at two Night to Unite neighborhood locations. While many families have several generations of familiarity with the Puppet Theater and their performances, these after-hours events provided an opportunity for exposure to new families and groups of people.



JIGSAW PUZZLE CONTEST - NEW THIS YEAR!

In November, 12 teams battled it out in Apple Valley Parks & Recreation’s inaugural jigsaw puzzle competition, which are currently very popular in Minnesota. Each team consisted of up to four people and were given the same 500-piece puzzle. Puzzle assembly was timed, and the three teams with the fastest times were awarded prizes. Additional puzzle contests are planned for 2025!

RECREATION PROGRAMS (CONT.)

OUTDOOR SKATING

Due to an unseasonably warm winter, the 2024 outdoor skating season was very short. The rinks at the Community Center and Johnny Cake Activity Center were open for eight days, and the remaining sites were open for six days. While the outdoor skating season normally runs through mid-February, rinks were closed by end of January this year. The Parks Maintenance crew did a great job maintaining ice whenever possible, but we all hope to see better ice conditions next winter!



OPEN GYM PROGRAMS

Open gym time for youth and families is offered at the Apple Valley Community Center seven days a week and at no cost or a nominal fee. During the school year, additional days and times were added to all open gyms on non-school days, including during winter and spring breaks, MEA, and conference days. An overall 40% attendance increase occurred on these days in 2024, with a 50% increase during Thanksgiving week.

PRESCHOOL OPEN GYM – 170 Registered Families in 2024

Preschoolers ages five and under have full access to scooters, trikes, balls, and tumbling mats during this gym time, which is held on Mondays, Wednesdays, and Fridays during the school year and Wednesdays in the summer. This year, four special theme days added some excitement to Preschool Open Gym: Halloween Costumes, Princesses & Superheroes, Santa Stop, and a Mid-Winter Fest mascot visit.

YOUTH OPEN GYM – 648 Registered Participants in 2024

Youth open gym is designed for students in grades 6–12 to play basketball or volleyball Mondays through Fridays from 2:30–4:30 p.m. and weekends from noon–2 p.m. The program is free, and parents do not stay.

FAMILY OPEN GYM

Adults and children ages 17 and under play basketball and volleyball together during this free gym time. Family Open Gym is offered daily from noon–2 p.m.



THANK YOU

Thank you to the Apple Valley City Council, the Apple Valley Parks and Recreation Advisory Committee, and the residents of Apple Valley for your continued support of the Parks & Recreation Department in our efforts to provide opportunities for outstanding quality-of-life experiences.

Sincerely,





ITEM:
COUNCIL MEETING DATE:
SECTION:

4.M.
June 12, 2025
Consent Agenda

Description: Adopt Resolution amending the 2025 Budget for specific items	
Staff Contact: Ron Hedberg, Finance Director	Department / Division: Finance

Action Requested:

Adopt Resolution amending the 2025 Budget for specific items.

Summary:

The City Council is requested to consider a resolution amending the 2025 operating budget for items that are proposed to be funded by anticipated savings within the 2025 budget or by realigning other sources. By realigning these sources budget resources, these items will be completed during 2025. Upon the the resolution being adopted by the City Council the items identified will be ordered.

Background:

Please see the attached exhibit for additional information on each of the proposed items.

Budget Impact:

The items included in the budget amendment resolution would result in a net increase in budgeted revenues for the General Fund by \$54,000, budgeted revenues in the Vehicle and Equipment Replacement Fund (VERF) would increase by \$72,315, budgeted expenditures in the VERF fund would increase by \$93,915, budgeted expenditures in the Cable PEG fund would increase \$33,000 and budgeted expenditures in the Fire Facilities Fund would increase \$9,700.

Attachments:

1. Resolution
2. Exhibit

CITY OF APPLE VALLEY
RESOLUTION NO. 2025__

RESOLUTION AMENDING 2025 BUDGET FOR SPECIFIC ITEMS

WHEREAS, certain 2025 activities and purchases were not included in the original 2025 adopted budget; and

WHEREAS, funding exists to complete these projects from existing budget savings or additional resources, and

WHEREAS, certain 2025 program budget savings are requested to be reassigned; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley that the following budget adjustments be made to the 2025 budget.

Department / Fund	Description	Account Code	2025 Additional (reduced) Amount
Streets	Purchase 2013 John Deere Tractor from Parks VERF	1600.6745	44,315
Fleet	Salary Savings from Vacancies	1530.6110	(44,315)
Subtotal General Fund- Expenditures			<u>\$ 0</u>
Police	Add'l School Resource Funding Dakota Ridge	1001.4259	54,000
Subtotal General Fund - Revenues			<u>\$ 54,000</u>
Parks Maintenance VERF	Additional Sales proceeds	7431.8205	28,000
Streets VERF - Revenue	Additional VERF revenue from General Fund	7441.4225	44,315
Subtotal Other Funds - Revenues			<u>\$ 72,315</u>
Fire Facilities	Fire Station #1 – Replace Door & Concrete Pad	4832.6715	\$ 9,700
Parks Maintenance VERF	Purchase Bobcat w/ Mulching Attachment	7432.6715	49,600
Cable PEG Fund	Audio and Presentation System Replacement	4812.6740	33,000
Streets VERF	Purchase 2013 John Deere Tractor from Parks VERF	7442.6715	44,315
Subtotal Other Funds- Expenditures			<u>\$ 136,615</u>

ADOPTED this 12th day of June 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

BACKGROUND

Park Maintenance VERF - Purchase of Bobcat (7432.6715)	Amount
Parks is looking to replace their existing John Deere tractor with a Bobcat with a mulching attachment. The existing John Deere tractor is used for park maintenance and also for snow plowing and the Streets department would like to purchase the tractor for the price offered on trade-in.	\$ 49,600
The funding would come from the additional proceeds received in addition to existing funds in the Parks VERF account.	
Streets VERF – Purchase of John Deere Tractor from Parks VERF (7430.6715)	Amount
The Streets Department would like to purchase the existing tractor from the Parks VERF. The existing John Deere tractor is used for snow plowing of courts during a full plow event but is currently outfitted with turf tires. The price was determined by what was offered on trade-in. In addition, streets would add a set of tires at estimated cost of \$6,815.	\$ 44,315
The purchase becomes a fleet addition and funding would come from the operating budget in Fleet Department position vacancies.	
Police – School Resource Officer at Dakota Ridge (1001.4259)	Amount
The Police Department has been approached by ISD 196 to provide School Resource Officer services at Dakota Ridge for the coming school year. This amendment would provide additional funding of \$54,000 to cover the additional salaries for the 2025 portion of the school year.	\$ 54,000
Fire Facilities Fund – Replace Door and Concrete Pad Fire Station #1 (4822.6715)	Amount
The service door at Fire Station # 1 is in need of replacement and the concrete pad has heaved such that the door will not open fully. The Fire Department is requesting the replacement of the door and replacement of the concrete pad.	\$ 9,700
Funding would come from the balance in the Fire Facilities fund resulting from savings on the prior FS#1 HVAC replacement project.	
Cable PEG Fund –Council Chamber Audio & Presentation System (4812.6740)	Amount
The 2025 Cable PEG Fund budget included \$75,000 for the replacement of the Council chamber audio- visual and presentation systems. The project will include the replacement of the speakers, microphone, projector, touchscreens, and control room equipment. The current estimate is \$107,123, which results in additional funding needed.	\$33,000
The additional funding would come from current available restricted PEG funding which can only be used for cable equipment.	



ITEM:

4.N.

COUNCIL MEETING DATE:

June 12, 2025

SECTION:

Consent Agenda

Description:

Adopt Resolution adopting 2025 Performance Measures and approving participation in the Performance Measurement Program

Staff Contact:

Jacob Bosley, Accounting Supervisor
Ron Hedberg, Finance Director

Department / Division:

Finance

Action Requested:

Adopt Resolution adopting 2025 Performance Measures and approving participation in the Performance Measurement Program

Summary:

In 2010, the Minnesota State Legislature created the Council on Local Results and Innovation (CLRI). The CLRI created a standard set of ten performance measures for cities intended to aid residents, taxpayers, and state and local elected officials in determining the efficacy of cities in providing services and to measure residents' opinions on those services. In February of 2012, the CLRI created a comprehensive performance measurement system for cities and counties to implement. In 2013, the CLRI revised the performance measures and clarified the system requirements to increase participation in the program. The City of Apple Valley has participated in the program since the changes made in 2013.

The City Council is now being asked to continue its participation in the program for 2025.

Background:

Participation in the program is voluntary. However, participating cities are eligible for a reimbursement of \$0.14 per capita in local government aid and are exempt from levy limits under sections [275.70](#) to [275.74](#) for taxes payable in the following calendar year, if levy limits are in effect. The City of Apple Valley received \$7,875 in 2024 for participation in the 2024 year. The City is required to file a report on the collected measurements by July 1st.

Attached is a draft of the performance data that was collected in 2024, that staff intends to submit to the State Auditor. The first page is the summary scorecard, followed by a graphical presentation. The results need to be publicized and shared with the community. Staff proposes to publish the survey on the City's website and include the information in an upcoming newsletter. Attached is a draft report that would be used to share the data.

Staff recommends the City Council adopt the attached resolution adopting 2025 performance measures and approve participation in performance measurement program, as recommended by the CLRI.

Budget Impact:

Budget impact is estimated to be approximately \$7,500, and is dependent on the State continuing funding.

Attachments:

1. Resolution
2. Performance Measures

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION ADOPTING 2025 PERFORMANCE MEASURES AND APPROVE
PARTICIPATION IN PERFORMANCE MEASUREMENT PROGRAM

WHEREAS, benefits to the City of Apple Valley for participation in the Minnesota Council on Local Results and Innovation's comprehensive performance measurement program are outlined in MS 6.91 and include eligibility for a reimbursement as set by State statute; and

WHEREAS, any city or county participating in the comprehensive performance measurement program is also exempt from state levy limits for taxes, if levy limits are in effect; and

WHEREAS, the City Council of Apple Valley has adopted and implemented at least 10 of the performance measures, as developed by the Council on Local Results and Innovation, and a system to use this information to help plan, budget, manage and evaluate programs and processes for optimal future outcomes; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Apple Valley, Dakota County, Minnesota, that this Council does hereby approve the following Performance Measures and will publish the results of the Performance Measures on the City's website before the end of the following calendar year.

BE IT FURTHER RESOLVED, by the City Council of the City of Apple Valley, Dakota County, Minnesota, that this Council will submit to the Office of the State Auditor the actual results of the performance measures adopted by the City.

Performance Indicator

General

Percent change in the taxable property market value
Nuisance code enforcement cases per 1,000 population
Bond rating (Moody's and S&P)

Police

Group A and Group B Crime Rates
Group A and Group B Crime Clearance Rates

Fire

Insurance industry rating of fire services
Fire calls per 1,000 population
EMS call per 1,000 population

Streets

Average city street pavement condition rating
Expenditures for road rehabilitation per paved lane mile rehabilitated
Percentage of all jurisdiction lane miles rehabilitated in the year
Average hours to complete road system during snow event

Water

Operating cost per 1,000,000 gallons of water pumped/produced

Sanitary Sewer

Number of sewer blockages on city system per 100 connections

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina Scipioni, City Clerk

2024 City Performance Measurement Program Results

(Data from 2020-2024, Unless Otherwise Noted)

Background

In 2010, the Minnesota Legislature created the Council on Local Results and Innovation (CLRI). Currently, the CLRI has a standard set of 27 performance measurements for counties and 29 performance measurements for cities that they believe will aid residents, taxpayers, and state and local elected officials in determining the efficacy of counties and cities in providing services. Participation in the standard measures program by a city or a county is voluntary. Cities and counties that choose to participate in the standards measure program may be eligible for funding of 14 cent per capita from the State of MN.

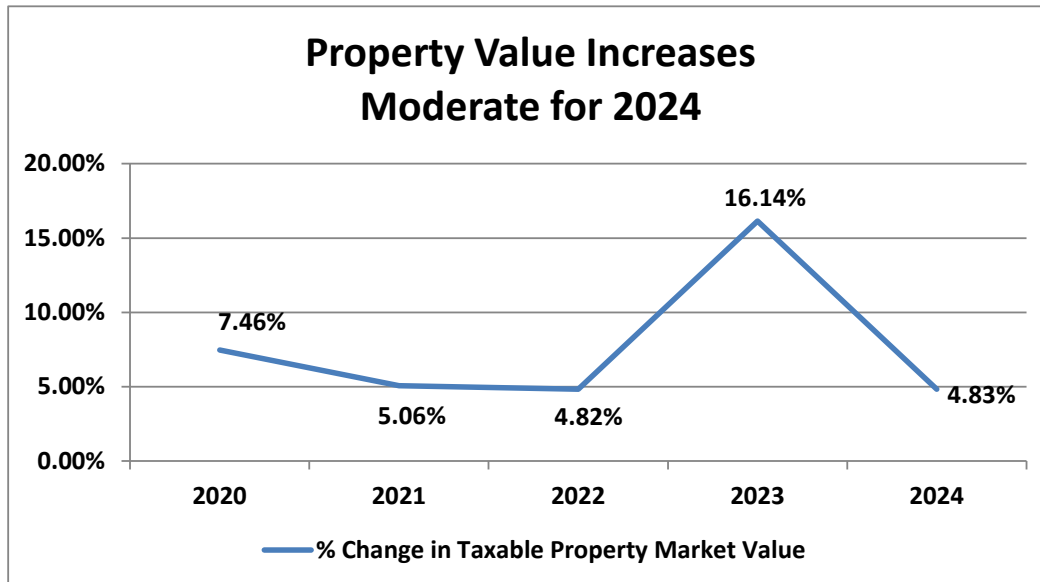
The Apple Valley City Council chose to participate in the program for the 2024 reporting year. In order to receive the per capita reimbursement for the following calendar year, cities must adopt and implement a minimum of ten performance measures from the CLRI's list of 29 measures and file a report with the Office of the State Auditor.

The measurements are divided into six different categories: General, Police Services, Fire & EMS Services, Streets, Water, and Sanitary Sewer. As part of this process, the City submitted five years of data (generally 2020 to 2024, sometimes 2020 to 2023) for 14 of the 29 standard performance measurements, which were selected from each of the six categories. Below are the data related to each of the measurements the City chose to track.

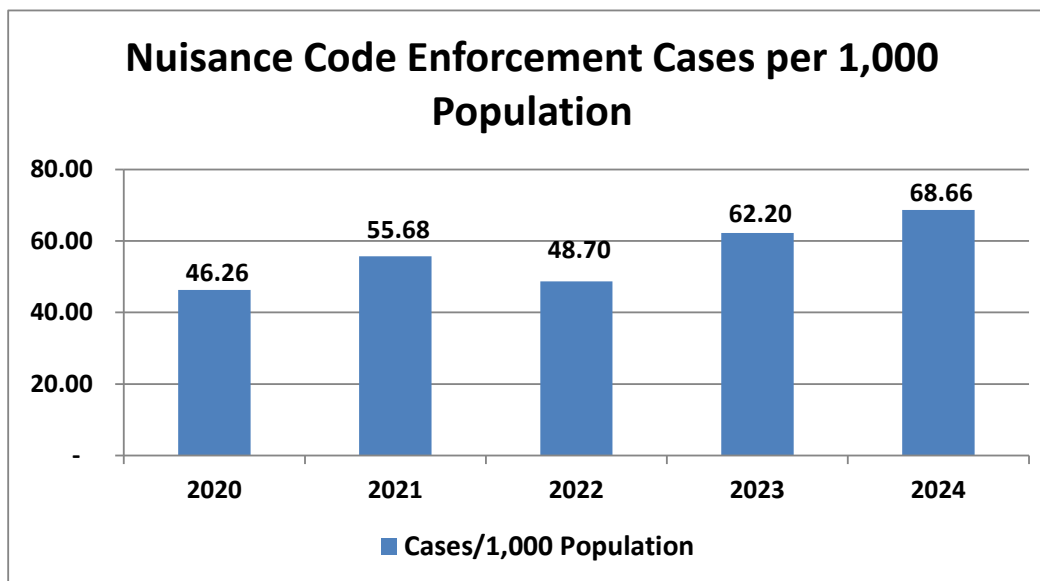
City of Apple Valley					
Performance Scorecard					
Performance Category	2020	2021	2022	2023	2024
General					
Percent change in the taxable property market value	7.46%	5.06%	4.82%	16.14%	4.83%
Nuisance code enforcement cases per 1,000 population	46.26	55.68	48.70	62.20	68.66
Bond rating (Moody's)	Aaa	Aaa	Aaa	Aaa	Aaa
Bond rating (S&P)	AAA	AAA	AAA	AAA	AAA
Police Services					
Part I and II Crime Rates - Part I	974	1202	N/A	N/A	N/A
Part I and II Crime Rates - Part II	1429	1225	N/A	N/A	N/A
Part I and II Crime Clearance Rates - Part I	21.56%	24.13%	N/A	N/A	N/A
Part I and II Crime Clearance Rates - Part II	45.56%	33.47%	N/A	N/A	N/A
Group A and B Crime Rates - Group A	N/A	N/A	2036	2103	1901
Group A and B Crime Rates - Group B	N/A	N/A	1119	1056	931
Group A and B Crime Clearance Rates - Group A	N/A	N/A	40.18%	39.66%	36.19%
Group A and B Crime Clearance Rates - Group B	N/A	N/A	75.34%	78.60%	76.80%
Fire & EMS Services					
Insurance industry rating of fire services	2	2	2	2	2
Fire calls per 1,000 population	11.58	13.05	13.90	13.80	16.80
EMS call per 1,000 population	25.56	27.91	28.70	28.11	26.63
Streets					
Average city street pavement condition rating	74	71	68	67	65
Expenditures for road rehabilitation per paved lane mile rehabilitated	543,034	686,019	629,689	400,042	660,629
Percentage of all jurisdiction lane miles rehabilitated in the year	4.82%	2.54%	4.23%	5.53%	2.75%
Average hours to complete road system during snow event	7.00	7.00	7.30	7.30	7.25
Water					
Operating cost per 1,000,000 gallons of water pumped/produced	\$ 1,835	\$ 1,618	\$ 2,083	\$ 2,353	\$ 2,523
Sanitary Sewer					
Number of sewer blockages on city system per 100 connections	0.050	0.075	0.019	0.012	0.037

GENERAL MEASURES

Percent Change in the Taxable Property Market Value:



Nuisance Code Enforcement Cases per 1,000 Population:



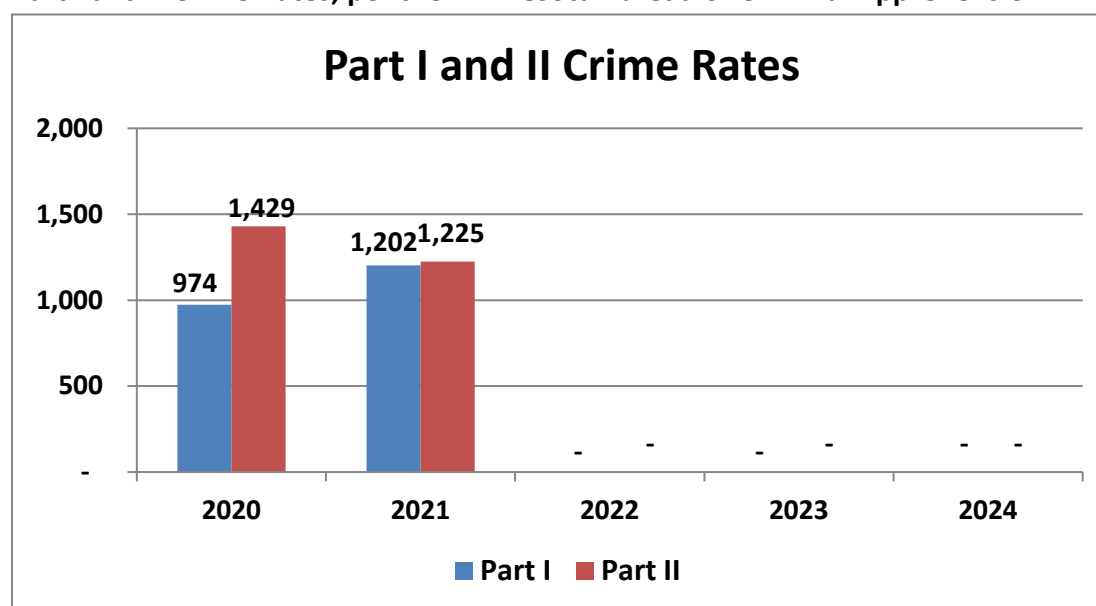
City of Apple Valley Bond Rating:

The City of Apple Valley maintains the highest possible credit rating from both Moody's and Standard & Poor's ratings agencies.

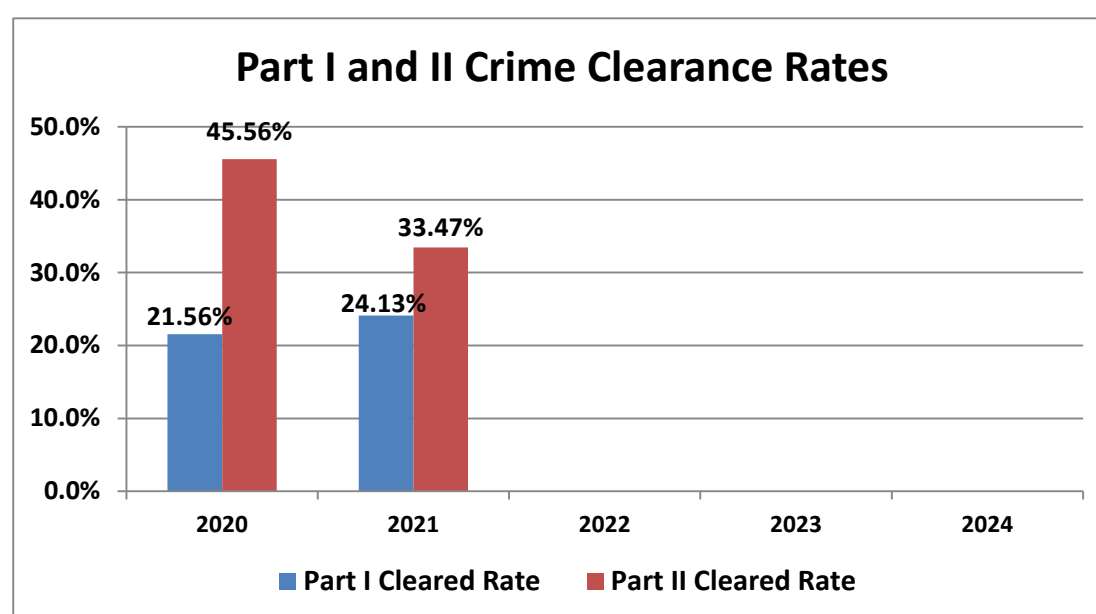
Agency	2020	2021	2022	2023	2024
Moody's	Aaa	Aaa	Aaa	Aaa	Aaa
S&P	AAA	AAA	AAA	AAA	AAA

POLICE SERVICES MEASURES

Part I and II Crime Rates, per the Minnesota Bureau of Criminal Apprehension:



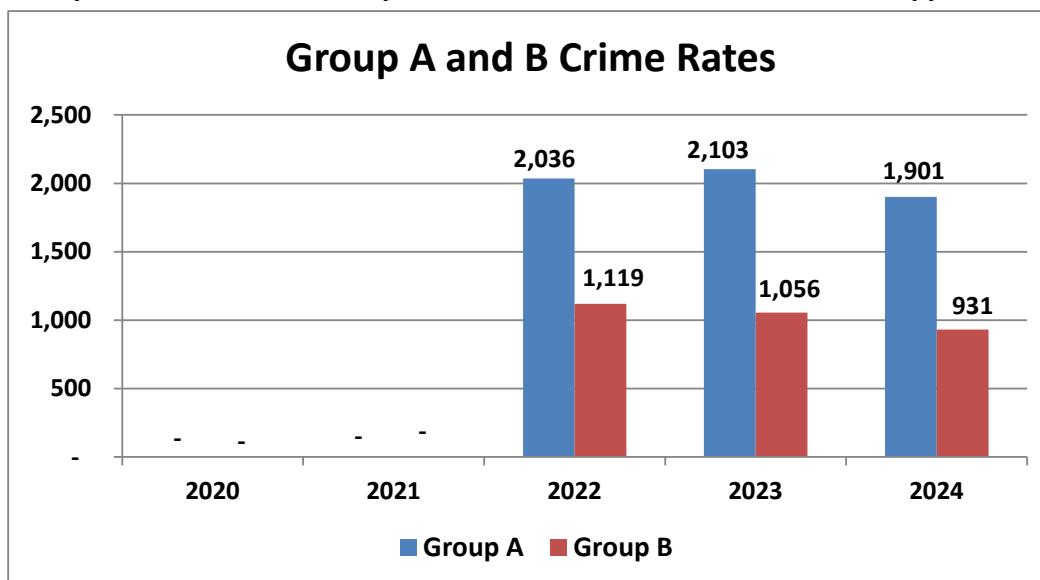
Part I and II Crime Clearance Rates, per the Minnesota Bureau of Criminal Apprehension:



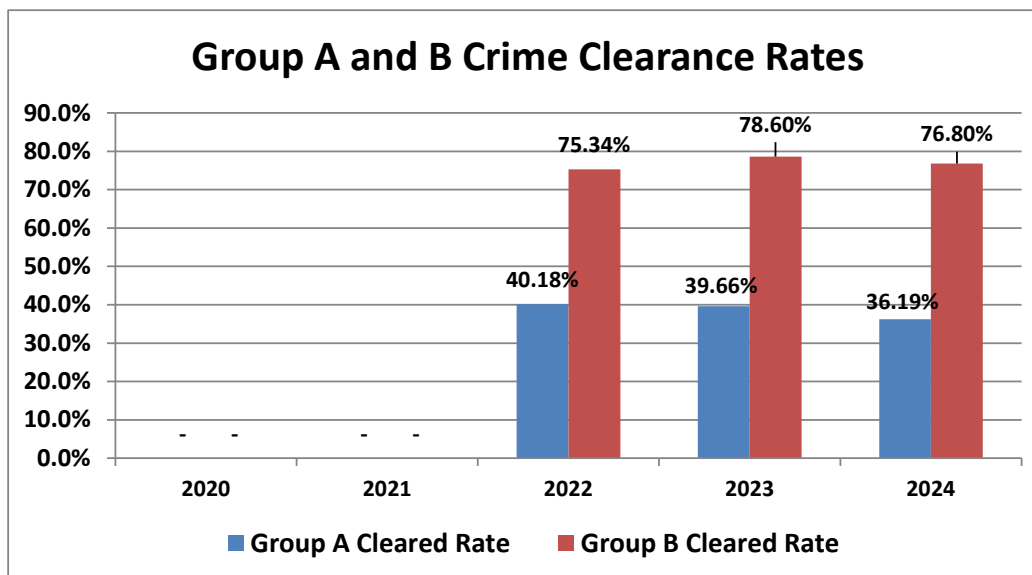
Part I crimes include murder, rape, aggravated assault, burglary, larceny, motor vehicle theft, arson, and human trafficking. Part II crimes include other assaults, forgery and counterfeiting, embezzlement, stolen property, vandalism, weapons, prostitution, other sex offenses, narcotics, gambling, family and children crime, DUI, liquor laws, disorderly conduct, and other offenses.

* The Minnesota Bureau of Criminal Apprehension transitioned to the NIBRS reporting system in 2021, which impacted crime statistics starting in 2022. See the next page for updated reporting statistics.

Group A and B Crime Rates, per the Minnesota Bureau of Criminal Apprehension:



Group A and B Crime Clearance Rates, per the Minnesota Bureau of Criminal Apprehension:



*The Minnesota Bureau of Criminal Apprehension transitioned to the NIBRS reporting system in 2021, which impacted crime statistics starting in 2022.

Group A crimes include murder, rape, aggravated assault, burglary, larceny, motor vehicle theft, arson, human trafficking, counterfeiting/forgery, embezzlement, sex offenses, stolen property, prostitution, gambling, vandalism, weapons, and narcotics.

Group B crimes include family offenses – non-violent, DUI, liquor laws, disorderly conduct, and all other offenses.

NIBRS offers more detailed incident information, resulting in higher numbers for Group A crimes and lower numbers for Group B crimes. Additionally, some offenses previously categorized as Group B may now fall under Group A in NIBRS, decreasing Group B crime numbers. This change in reporting standards offers a more accurate view of crime data trends without implying actual increases or decreases in crime rates in Minnesota.

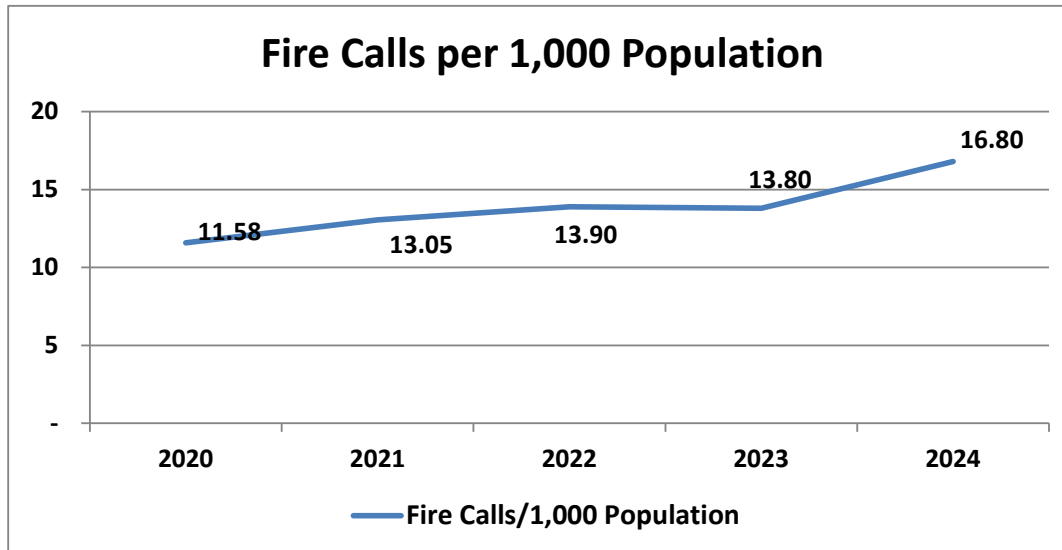
FIRE SERVICES MEASURES

Insurance Industry Rating of Fire Services:

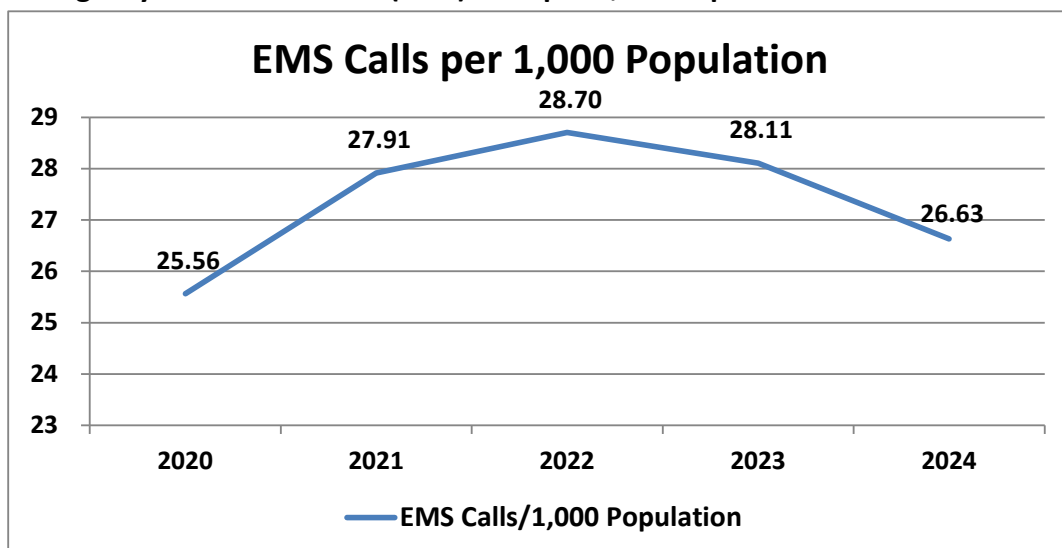
2020	2021	2022	2023	2024
2	2	2	2	2

The City of Apple Valley completed a Public Protection Classification (PPC™) survey evaluating the community's structural fire suppression capabilities in 2018 in which the City's overall score was improved to a Class 2 rating. Previously, Apple Valley held a Class 3 rating since 1998 (with some areas rated a Class 9 due to a recent revision in how the Insurance Service Office (ISO) rates certain properties located over 1,000 feet from a fire hydrant).

Fire Calls per 1,000 Population:



Emergency Medical Services (EMS) Calls per 1,000 Population:



NOTE: EMS services for the City of Apple Valley are provided by Allina Medical Transportation.

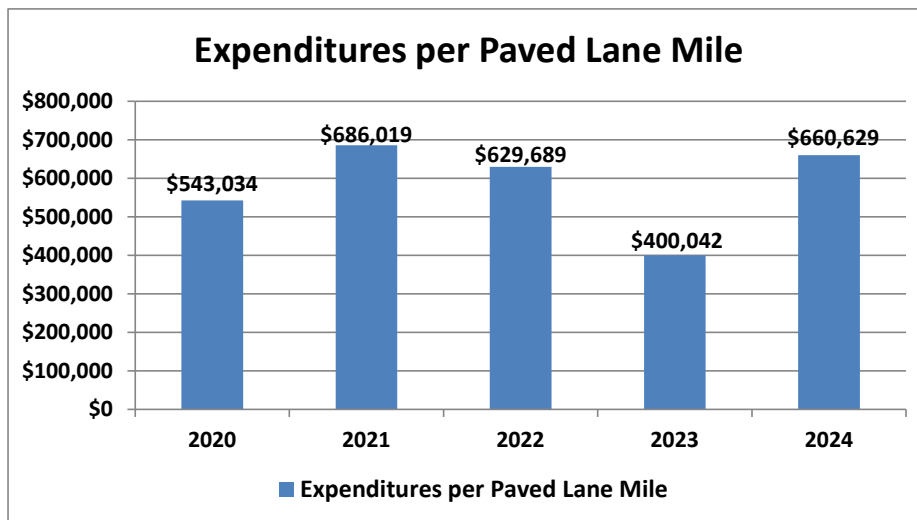
STREETS MEASURES

Average City Street Pavement Condition Rating:

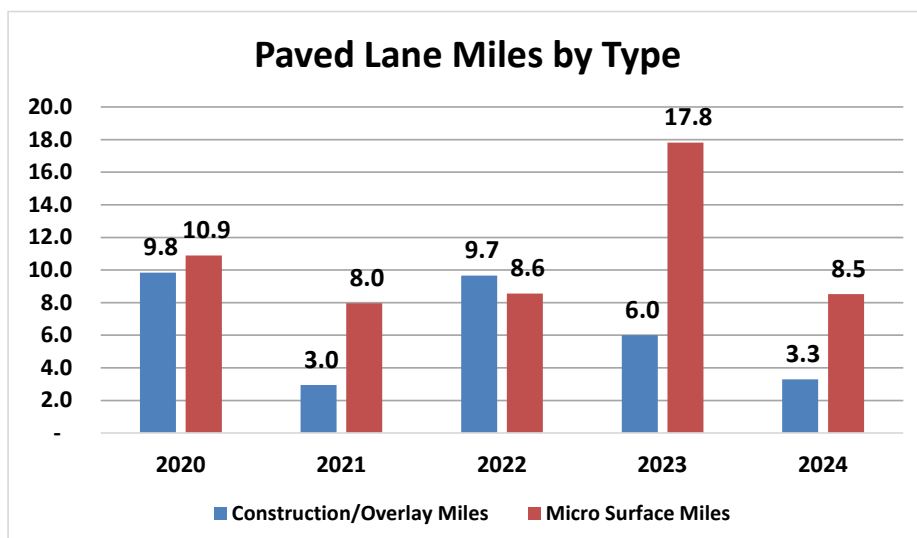
The implementation of the City's Pavement Management Program is resulting in improving street quality. The Pavement Condition Index target rating is 73.

2020	2021	2022	2023	2024
74	71	68	67	67

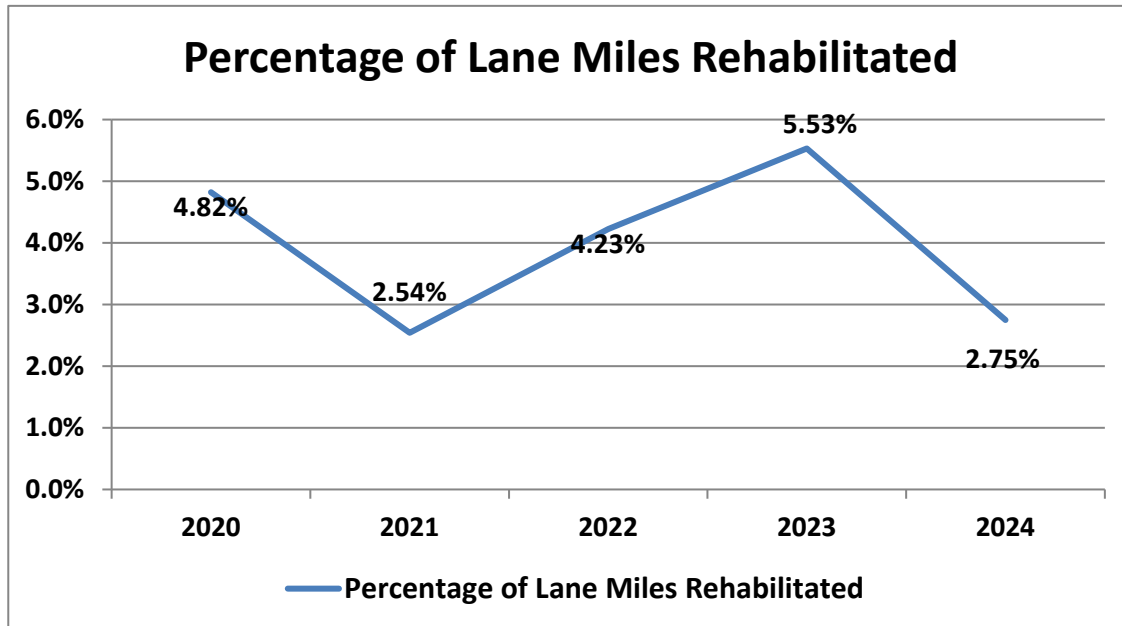
Expenditures for Road Rehabilitation per Paved Lane Mile Rehabilitated:



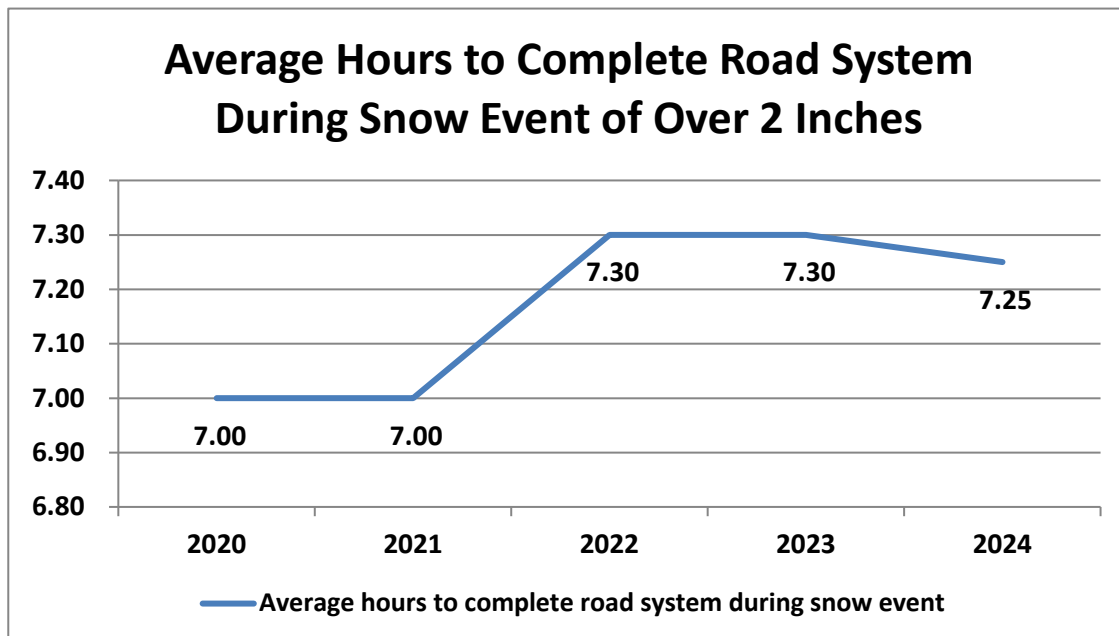
NOTE: Expenditures per Paved Lane Mile dropped in 2023 due to a higher percentage of mileage of micro surfacing and overlay projects, which are less costly per mile, when compared to full reconstruction projects



Percentage of all Jurisdiction Lane Miles Rehabilitated in the Year:

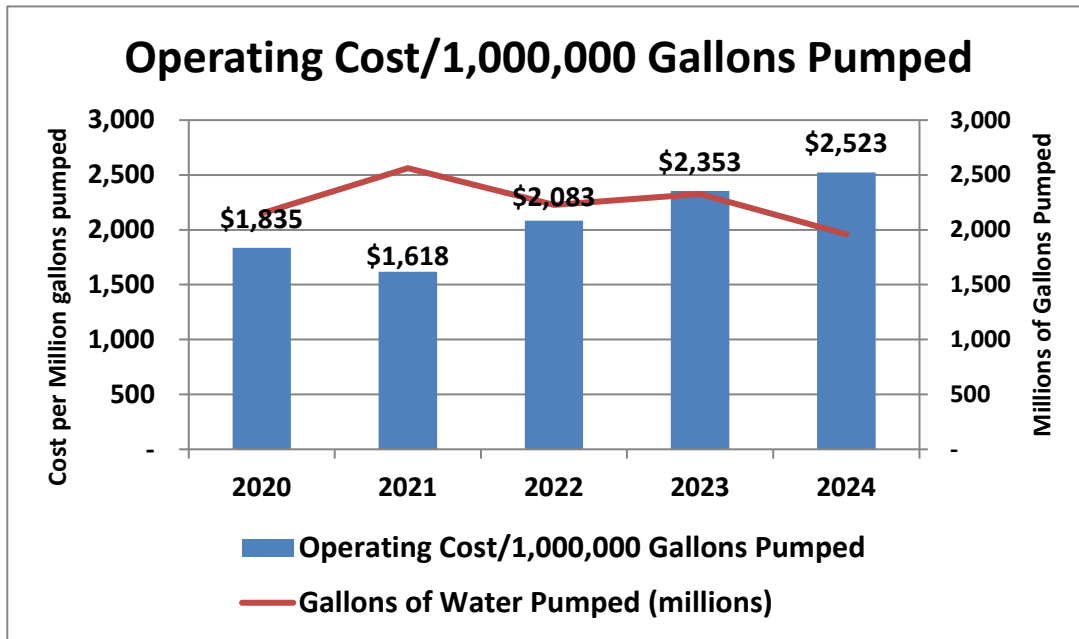


Average Hours to Complete Road System During Snow Event:

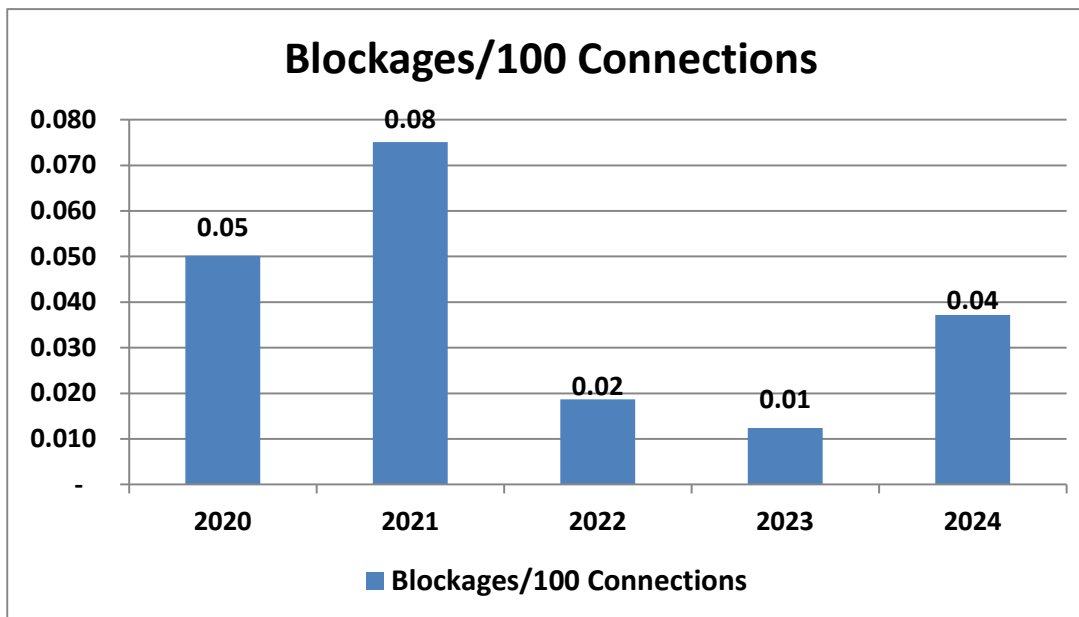


WATER & SANITARY SEWER MEASURES

Operating Cost per 1,000,000 Gallons of Water Pumped/Produced:



Number of Sewer Blockages on City System per 100 Connections:





ITEM:
COUNCIL MEETING DATE:
SECTION:

4.O.
June 12, 2025
Consent Agenda

Description: Approve 2026 ALF Ambulance Budget	
Staff Contact: Tom Lawell, City Administrator	Department / Division: Administration

Action Requested:
Approve 2026 ALF Ambulance Budget

Summary:
As you will recall, Allina Health Emergency Medical Services (Allina) began providing Advanced Life Support (ALS) ambulance service to the three cities and neighboring townships in early 2009. Allina operates under ALF's State of Minnesota license for this service territory and the ALF Board administers the contract with Allina. Councilmember John Bergman serves as our primary representative on the ALF Board and Mayor Hooppaw serves as our alternate representative.

Because the member cities no longer need to budget for operational costs, ALF budgets since 2010 have been greatly simplified. The attached ALF Ambulance 2026 Statement of Cash Flow, which serves as the ALF Ambulance 2026 Budget, identifies the minimal additions and deductions anticipated during the year. This budget was approved by the ALF Board on May 22, 2025.

Council should consider a motion to approve the attached 2026 ALF Ambulance Budget as recommended by the ALF Ambulance Board.

Background:
The Joint Powers Agreement states "On or before July 1 of each year, the annual operating budget for the following calendar year as recommended by the Board shall be submitted to each member City Council for approval or disapproval".

Budget Impact:
N/A

- Attachments:**
1. ALF Ambulance 2026 Budget Approval Resolution

**A.L.F. AMBULANCE BOARD
RESOLUTION 25-01**

RESOLUTION APPROVING THE 2026 BUDGET

WHEREAS, The A.L.F. Ambulance Joint Powers Agreement states “*On or before July 1 of each year, the annual operating budget for the following calendar year as recommended by the Board shall be submitted to each member City Council for approval or disapproval.*”

NOW, THEREFORE, BE IT RESOLVED by the A.L.F. Ambulance Board:

1. The 2026 A.L.F. Budget, a copy of which is attached hereto, is hereby approved.
2. The 2026 A.L.F. Budget is authorized to be transmitted to the member city councils for their approval or disapproval.

ADOPTED by the A.L.F. Ambulance Board this 22nd day of May 2025.

A.L.F. AMBULANCE BOARD

BY: 
A.L.F. Ambulance Board Chair

ATTEST:


Secretary

Statement of Cash Flows

	2024 <u>Actual</u>	2025 <u>Adopted</u>	2025 <u>Estimate</u>	2026 <u>Proposed</u>
Additions				
Townships / City	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,500
Interest on investments	7,211	4,000	4,000	5,000
Total additions	<u>8,711</u>	<u>5,500</u>	<u>5,500</u>	<u>6,500</u>
Deductions				
Expenses				
Other	670	500	500	500
Total deductions	<u>670</u>	<u>500</u>	<u>500</u>	<u>500</u>
Net changes in cash before distributions	8,041	5,000	5,000	6,000
Net changes in cash position	8,041	5,000	5,000	6,000
Cash balance, January 1	<u>214,050</u>	<u>216,531</u>	<u>222,091</u>	<u>227,091</u>
Cash balance, December 31	<u><u>\$ 222,091</u></u>	<u><u>\$ 221,531</u></u>	<u><u>\$ 227,091</u></u>	<u><u>\$ 233,091</u></u>



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.P.
June 12, 2025
Consent Agenda

Description:

Adopt Resolution approving the Deer Management Plan

Staff Contact:

Samantha Berger, Natural Resources Coordinator
Nick Francis, Police Chief
Eric Carlson, Parks and Recreation Director

Department / Division:

Public Works/Natural Resources

Action Requested:

Adopt Resolution approving the Deer Management Plan

Summary:

Staff from the City's Parks, Police, and Public Works Departments have researched information related to the management of deer in the community over the last few years. Initial discussions began in August 2023 with the Council directing staff to monitor deer collision reports and aerial surveys to determine if deer management was necessary for the future. Aerial survey information is collected through Dakota County and the Three Rivers Park District and requires adequate snow cover to be able to complete the deer count. The 2023 survey information did not warrant deer management control in the City, 2024 did not produce enough snow cover to complete the survey, and 2025 data showed populations high enough to warrant management. In addition, the City receives about a half dozen or so calls or communications each year from property owners regarding issues with deer in the City. In May 2025, Staff presented the findings of the 2025 aerial survey and the Draft plan to Council at their Informal meeting. See attached Deer Management Plan for additional information.

Staff have worked with the Minnesota Department of Natural Resources (DNR) and local partners to create a Deer Management Plan for the City. The Deer Management Plan will utilize the City's Police department to begin management as warranted by annual surveys. Through adopting the plan, this allows the City to obtain permits from the DNR for deer management. Utilizing the Police Department to complete a firearm hunt may require ordinance revisions allowing the use of firearms.

Background:

At the May 8, 2025, Informal Council meeting, Natural Resources staff presented a Draft Deer Management Plan.

In March 2025, City staff presented the Draft Plan to the Parks and Recreation Advisory Committee

at an Informal Committee Meeting.

At the August 10, 2023, Informal Council Meeting, Parks, Public Works and Police staff discussed Deer management strategies with council.

Budget Impact:

On-going costs for completing firearm management are estimated between \$18,500-27,500.

Police Department Overtime for Sharpshooting	\$6,000-\$9,000
General Supplies (sigs, bait, etc.)	\$2,500
Sharpshooting support (pick-up, processing, etc.)	\$10,000-\$14,000
Aerial Survey (if unable to partner)	\$0-\$2,000

Attachments:

1. Resolution
2. Deer Management Plan
3. Deer Surveys

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-____

A RESOLUTION APPROVING A CITY DEER MANAGEMENT PLAN

WHEREAS, the City of Apple Valley has interest in protecting natural vegetation, providing public safety, and monitoring deer populations; and

WHEREAS, the Public Works, Police, and Parks and Recreation Department proposes to adopt a Deer Management Plan for potential deer management control in the City.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the City's Deer Management Plan is hereby approved.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



City of Apple Valley

Deer Management Plan (Draft)

May 2025



© Hautman Brothers. Courtesy of MHS Licensing.

Whitetail Deer Management Plan

May 9, 2025

Table of Contents

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1.2 Purpose and Goals.....	3
1.3 Control Measures.....	4
1.4 Population Monitoring.....	4
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1.6 Reporting Process.....	5
1.7 Public Education.....	5
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Appendix A: City of Apple Valley Deer Management Activity Documentation Form.....	6

1. City of Apple Valley White-tailed Deer Management Concerns

White-tailed deer (*Odocoileus virginianus*) are highly adaptable animals and occupy a broad range of habitats in the Minneapolis/Saint Paul Metro and the surrounding suburban areas. The City of Apple Valley is comprised of public and private property interspersed with parks, athletic fields, forests, wetlands, and open areas that make suitable habitat to support a population of White-tailed deer.

The City of Apple Valley strives to maintain a sustainable population of deer within the city to allow for wildlife enjoyment by residents and to allow deer to co-exist in our ecosystem.

A sustainable population would be defined as one that minimizes vehicle/deer collisions, limits damage to property and protects natural areas from over-browse while still providing suitable habitat and opportunity for a limited number of deer to thrive.

Deer populations are monitored through recording of deer/vehicle collisions, aerial surveys, and citizen input. In the absence of deer management actions, the City of Apple Valley is likely to see an increase in negative human-deer interactions including deer damage to vegetation and increased deer-vehicle collisions.

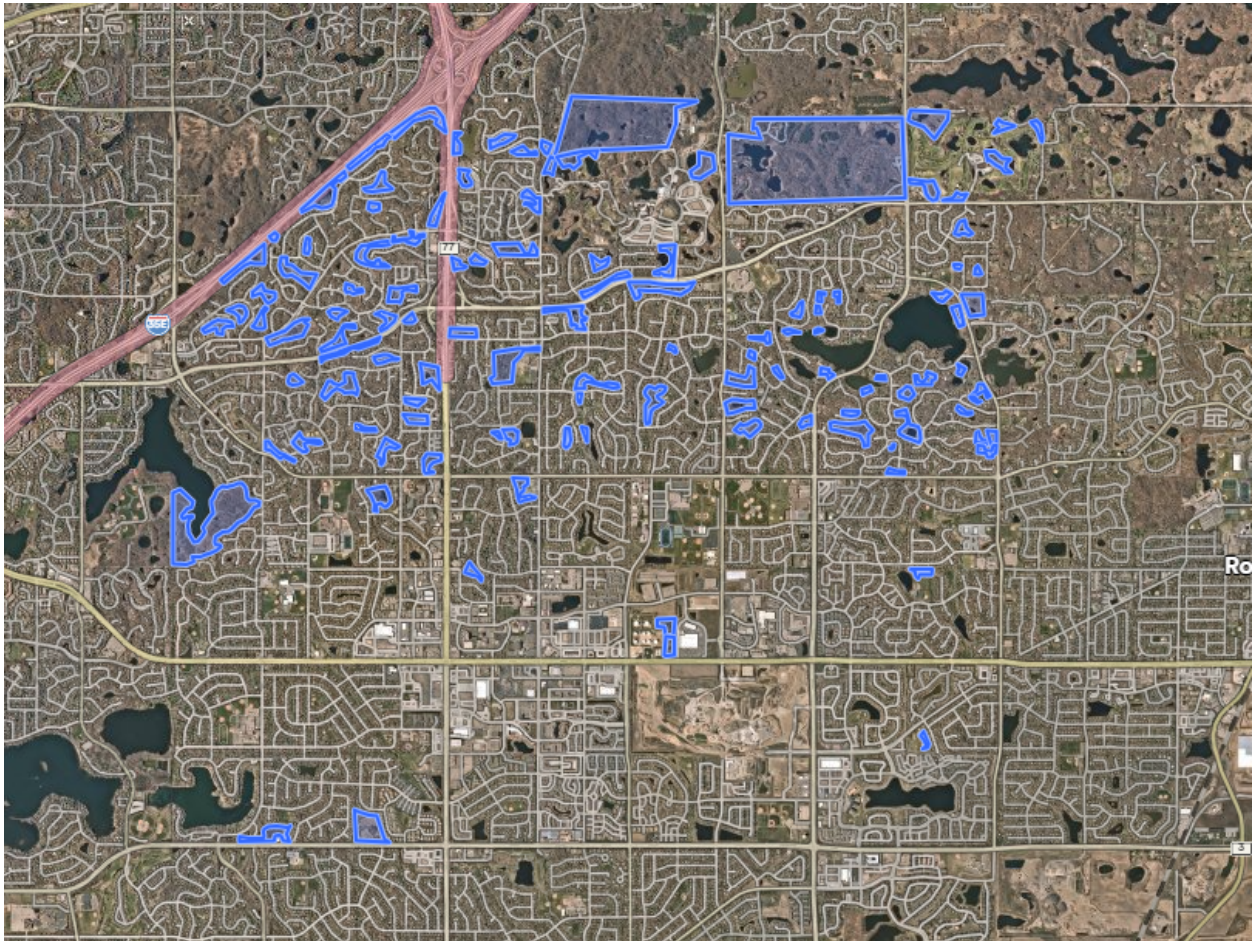
1.1 Deer Habitat and Population

The City of Apple Valley covers an area of approximately 16.87 square miles and 10,796 acres. The Minnesota Department of Natural Resources recommends a deer population of no more than 15-25 deer per square mile of suitable habitat. Generally, observed deer populations will be highly concentrated in areas of the city with forest cover and a natural water source such as Lebanon Hills Regional Park, Alimagnet Park, or any of the other city parks.

Deer population numbers are evaluated in terms of the wildlife management concept known as carrying capacity. Carrying capacity is considered the number of deer an area can support considering biological and social/cultural factors. Deer densities are most often expressed in deer/sq. mi. In general, when a deer population is exceeding its carrying capacity, incidents of vegetation damage, citizen complaints, and deer-vehicle collisions will increase.

Currently, the City of Apple Valley has roughly 1.3 square miles of suitable deer habitat. Most of southeastern Apple Valley will be less of a priority area due to the amount of residential and commercial presence and lack of suitable deer habitat. Lebanon Hills Regional Park and the MN Zoo are managed for deer by other entities. The City of Apple Valley operates the deer management program between the months of November and March of each year. See below Figure 1 for areas of suitable deer habitat within the City of Apple Valley:

Figure 1



1.2 Purpose and Goals

The purpose of this deer management plan is to develop tools and strategies for managing deer within the City of Apple Valley. The plan addresses damage and accidents associated with deer while acknowledging and respecting the non-consumptive benefits and appreciation of wildlife presence within the city.

The following are the goals of the City of Apple Valley deer management plan:

- To educate residents about White-tailed deer and foster an appreciation for the species and their role in a healthy natural or suburban environment.
- To reduce the number of citizen complaints related to deer which are often related to vegetation damage.
- To recommend, where possible, the use of non-lethal methods to minimize deer damage which may include vegetation management, exclusion/fencing, and repellents.
- To reduce the annual number of deer-vehicle collisions within the City of Apple Valley.
- To prevent damage to and maintain the health of native plant communities within Apple Valley's parks and natural areas.

- To actively monitor the Deer population within the City of Apple Valley through counts, citizen records, vehicle collisions, and annual aerial surveys.
- Work with other State or Federal entities to maintain deer population levels at the recommended 15-25 deer per any square mile of suitable habitat.
- Communicate annual deer survey and harvest numbers with neighboring cities and counties to ensure the most accurate and effective methods are being taken regarding deer management.

1.3 Control Measures

The City of Apple Valley will utilize Apple Valley's Police Department for deer herd management. Deer are baited and eliminated by trained sharpshooters within the Police Department who use noise suppression and night vision technologies. The City of Apple Valley will use a professional wildlife control contractor for deer removal from site, field dressing, deer storage, and deer carcass transportation to a meat processor.

Deer herd management activities will be held on City of Apple Valley property unless advance consent has been received by private landowners to authorize population control, including the discharge of firearms, on their property.

All the deer harvested will be tested for CWD (Chronic Wasting Disease) prior to the meat processor handling them. All deer that do not test positive for CWD will be processed and donated to local food shelves. Deer hides will be donated to the [Minnesota Deer Hunters Association Hides for Habitat Program](#).

The City of Apple Valley retains the right to utilize lethal control measures at its discretion for deer that have been severely injured or poses a risk to public safety.

1.4 Population Monitoring

The City of Apple Valley will continue to track the number of deer-vehicle collisions and citizen complaints concerning deer. The city will also endeavor to conduct annual winter deer population aerial surveys to monitor the herd.

1.5 Approval Process

When aerial surveys, collision reports, or citizen monitoring data show trends indicating higher than recommended population levels:

1. City staff will make a recommendation to the City Administrator that population control measures are appropriate and recommend locations for management.
2. With City Administrator approval, city staff will draft a memo detailing the population reporting and recommended management areas to be presented to the Apple Valley City Council for review/consent at a public meeting.
3. If approved, city staff will apply for the necessary permits from the Minnesota Department of Natural Resources. If the permit application from the MN DNR is approved, the City of Apple Valley will proceed with contract negotiations with a professional wildlife control contractor and scheduling with the City of Apple Valley Police Department. Permits are typically issued for management activities to occur between the fall/winter months of November through March.

4. The City of Apple Valley will coordinate with the Apple Valley Police Department and the contracted agency to ensure that management activities are held in approved and appropriate areas and will not impact the safety of Apple Valley residents.
5. If written permission has been received from a landowner to conduct management activities on their property, written notification will be provided to neighboring property owners.
6. The City will notify homeowners and residents of Apple Valley regarding the day(s) and times of when deer management activities will be underway, along with locations.

1.6 Reporting Process

1. A written report will be attained from the contracted agency including a summary of management activities to include the number of deer removed from each location, the cost for management activities, and reports of any incidents that may have impacted residents or neighboring property.
2. A summary of management activities will be presented to the City Council on the consent agenda within one month of the conclusion of management activities and final billing/reporting.
3. City of Apple Valley staff will be available to answer any questions or provide a verbal summary of the management activities if requested.

1.7 Public Education

When feasible and/or applicable, City staff will provide public education of:

1. White-tailed deer habitat and management (See education material on City website and in City newsletters).
2. Chronic Wasting Disease (CWD) education ([MN DNR CWD Page](#))
3. Deer feeding and attractant bans and our “collaboration” with MN DNR Conservation Officers ([MN DNR Deer Feeding Ban Page](#))
4. Vegetation protection education ([MN DNR Wildlife Control Techniques Page](#))

1.8 Staff Contact

Any questions regarding the wildlife management plan can be directed to the following:

Natural Resources Coordinator, Samantha Berger –

Samantha.berger@applevalleymn.gov (952-953-2462)

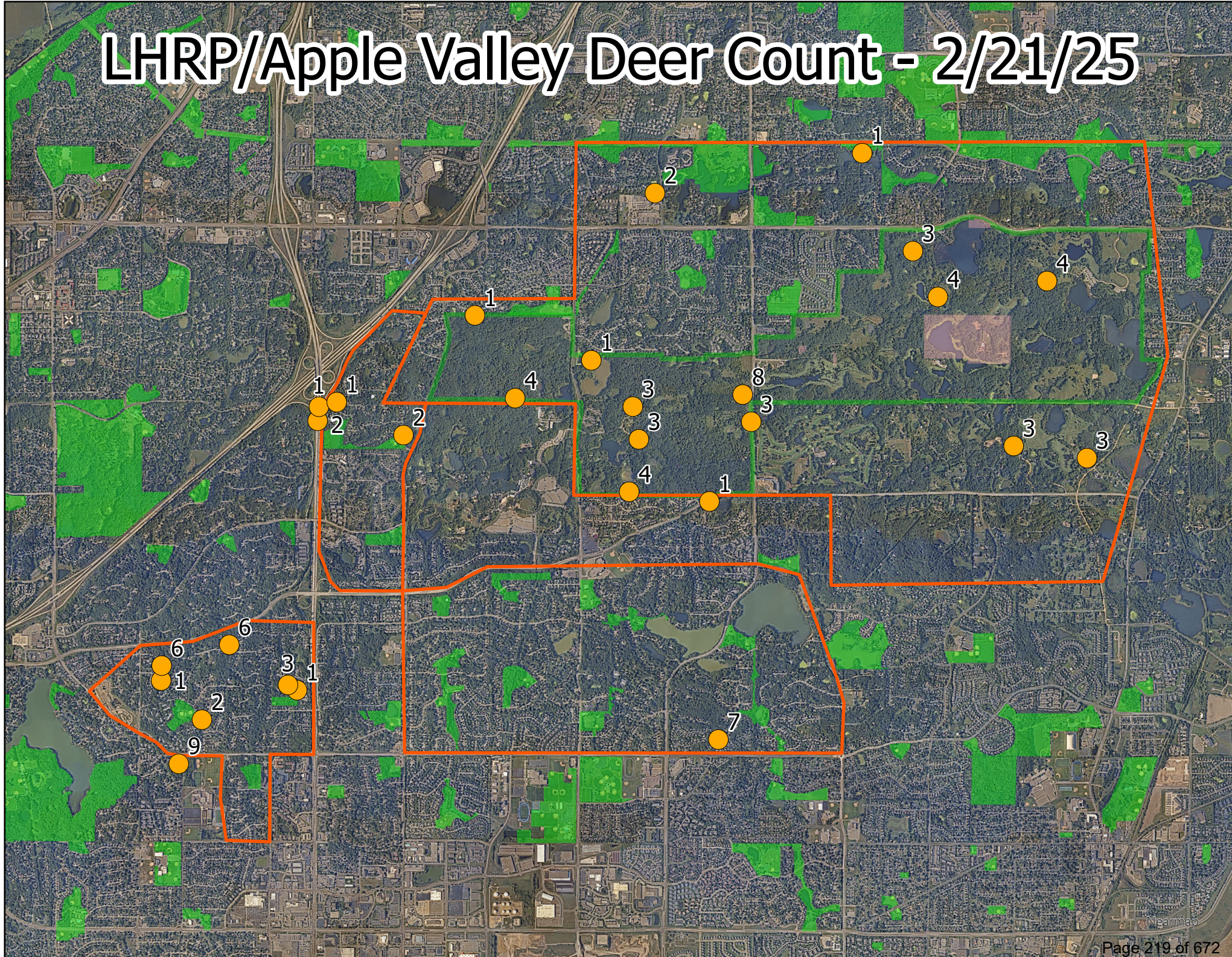
Water Resources Specialist, Brian Hartman –

Brian.hartman@applevalleymn.gov (952-953-2461)

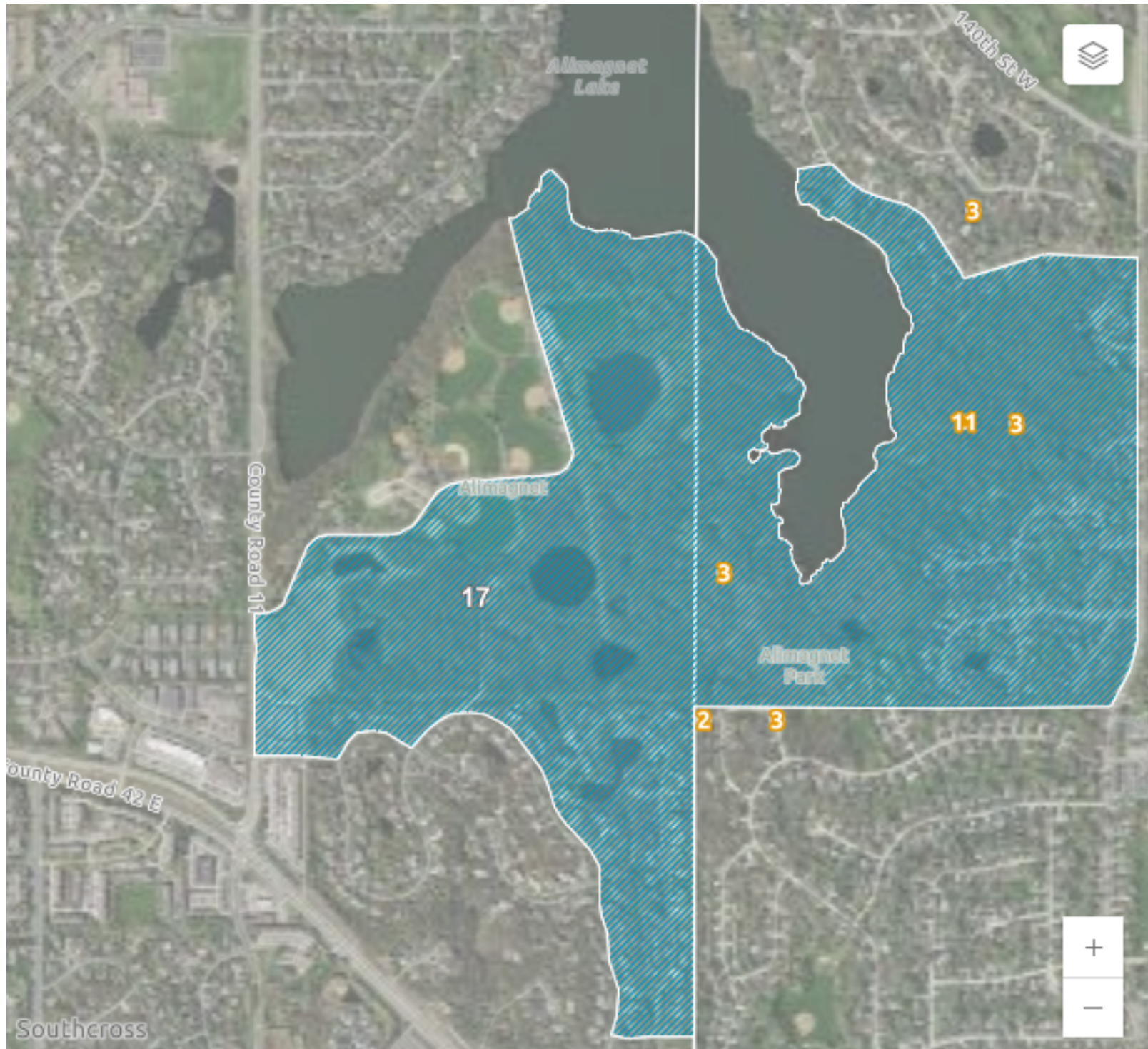
Appendix A: City of Apple Valley Deer Management Activity Documentation Form

[illegible]

LHRP/Apple Valley Deer Count - 2/21/25



Three River's Park District Deer Survey (Alimagnet Park)



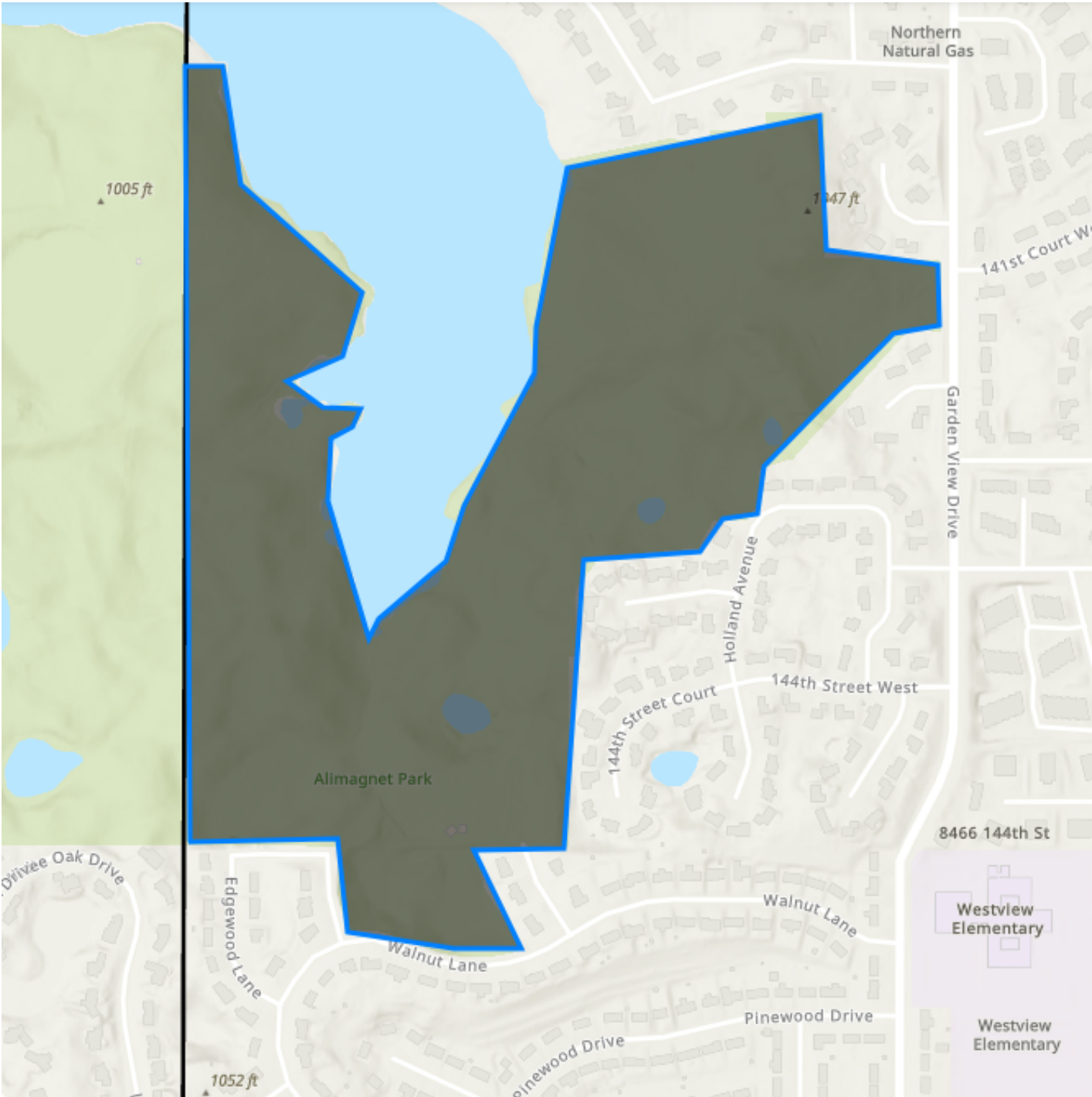
Apple Valley Deer Harvest Calculator 2025 (North Half of City)

Dakota County Deer Count (Excluding LHRP)	41
Three Rivers Park (Alimagnet Park) Deer Count	25
Total Deer Count in Apple Valley North Half	66
Subtract Dakota County/Three Rivers Park Overlap Counts in Alimagnet Park	7*
Subtract Apple Valley Carrying Capacity	33*
Total Deer Harvest 2025	26

- Apple Valley carrying capacity could be higher as not every little nook of deer habitat was taken into account. (MN DNR said to do it this way)
- Dakota County/Three River's Park District overlap counts could be higher as they did not fly the same day.
- If we want to lower our annual deer harvest in Apple Valley, the above are two options we can use as reasonings.

Alimagnet Park Deer Harvest 2025

Alimagnet Park Deer Survey (Three Rivers)	17
Alimagnet Park Deer Carrying Capacity	4
Alimagnet Park Deer Harvest 2025	13



0.13Sq Miles



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.Q.
June 12, 2025
Consent Agenda

Description: Approve release of Natural Resources Management Permit financial guarantee	
Staff Contact: Taylor Stockert, Natural Resources Technician	Department / Division: Public Works/Natural Resources

Action Requested:

Approve release of Natural Resources Management Permit financial guarantee

Summary:

The following project has been inspected and is compliant according to City requirements:

Applewood Pointe

Permit No. AV104460

Amount \$15,000.00

Reduce now to \$0.00

Guarantee Type: LOC

The City retains Natural Resources Management Permit (NRMP) financial securities to ensure the protection of natural resources during land-disturbing activities. Please note, after completing NRMP requirements, this is the third and final financial security reduction for Applewood Pointe.

Background:

N/A

Budget Impact:

N/A

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.R.
June 12, 2025
Consent Agenda

Description:

Orchard Place 5th Addition

1. Adopt Resolution approving Final Plat and Development Agreements for Orchard Place 5th Addition
2. Approve Planned Development Agreement with Rockport, LLC

Staff Contact:

Tim Benetti, Community Development Director
Sydney Stroeing, Associate Planner

Department / Division:

Community Development

Action Requested:

1. Adopt Resolution approving Final Plat and Development Agreements for Orchard Place 5th Addition
2. Approve Planned Development Agreement with Rockport, LLC

Summary:

Final Plat: HJ Development and Rockport, LLC, are requesting final plat approval for the subdivision of Outlot D, Orchard Place 2nd Addition—a 16.22-acre parcel—into two developable lots and two outlots. The proposed subdivision is titled **Orchard Place 5th Addition** and is generally located at the northwest corner of 157th Street W. and English Avenue. This site is part of the broader Orchard Place area development, a mixed-use district intended to support commercial, residential, and recreational uses.

The final plat will create the following parcels for development:

Lot 1, Block 1 – Proposed site of *Skyline Social & Games*, an indoor/outdoor recreation facility paired with a Class I restaurant use.

Lot 2, Block 1 – Proposed site of a *135-unit multi-family apartment complex*, contributing to the community's housing goals and mixed-use development objectives.

Planned Development Agreement: The final plat aligns with the preliminary plat and associated rezoning request to change the zoning designation from "RB" (Retail Business) to "PD" (Planned Development) for Lot 1, Lot 2, and Outlot B of Orchard Place 5th Addition. This rezoning was necessary to accommodate the intended recreational, restaurant, and residential uses within this

section of the Orchard Place development area.

The two development lots noted above will now fall under the rules and standards governed by Planned Development Designation No. 1144, which will be created under the acceptance and approval of the Planned Development Agreement between Rockport, LLC and City of Apple Valley (attached hereto).

Trail Easement: As part of the subdivision approvals, Rockport, LLC has granted a perpetual trail easement to the City across portions of Lot 1, Block 1 and Outlot A. This easement will accommodate a new north-south trail connection, extending from the north line of Lot 1 southward along the western edge of Outlot A, ultimately connecting to a new trailhead area west of the Orchard Place Apartments development.

Development Agreements:

Three separate development agreements have been prepared in connection with the proposed final plat and associated development projects:

1. **Orchard Place 5th Addition Agreement** (Rockport, LLC; H.J. Development, LLC) – Governs general subdivision improvements.
2. **Skyline Social and Games Agreement** (Rockport, LLC; Skyline MN Apple Valley, LLC) – Establishes obligations for commercial recreation and restaurant development.
3. **Orchard Place Apartments Agreement** (Rockport, LLC; Trident Development, LLC) – Addresses construction of the new 135-unit multi-family housing.

Park dedication is being satisfied in all the agreements either by dedication to the City a parcel for a new east/west trail connector (Outlot B); installation and completion of the new trail head area; new trails, park benches, bike racks and added landscaping. Park dedication will be satisfied with a negotiated cash-in-lieu of payment by some parties, and language specifying a park dedication (cash-in-lieu payment) for the remaining Outlot A, which will be paid when said parcel is developed.

The terms of these three separate development agreements have been approved by all parties.

Background:

At the April 24, 2025, regular meeting, the City Council adopted an Ordinance rezoning the proposed Lot 1 and Lot 2 of Orchard Place 5th Addition from "RB" (Retail Business) to "PD (Planned Development); followed by an approval of a new Planned Development Ordinance applicable to Lots 1 and 2 only (note: the new Outlot A / Orchard Place 5th will remain "RB" (Retail Business).

These two actions were then followed by the adoption of a resolution approving the Preliminary Plat of Orchard Place 5th Addition.

Upon the conclusion of this action, the Council adopted separate resolutions approving the Site and Building Plans for the proposed Skyline Social and Games development (Lot 1 / OP 5th Addition), plus the Site and Building Plans for the proposed 135-unit market-rate Orchard Place Apartments

development (Lot 2 / OP 5th Addition).

Budget Impact:

N/A

Attachments:

1. Resolution
2. Planned Development Agreement
3. Trail Easement
4. Development Agreement - Orchard Place 5th
5. Development Agreement - Skyline Social
6. Development Agreement - Orchard Place Apartments

CITY OF APPLE VALLEY
RESOLUTION NO. 2025 - ____

APPROVAL OF FINAL PLAT AND DEVELOPMENT AGREEMENTS
FOR
ORCHARD PLACE 5th ADDITION

WHEREAS, pursuant to Minnesota Statutes 462.358, the City of Apple Valley adopted, as Chapter 153 of the City Code, regulations to control the subdivision of land within its borders; and

WHEREAS, pursuant to Chapter 153 of the City Code, the City Planning Commission held a public hearing on an application for subdivision of land by plat on April 2, 2025; and

WHEREAS, the City Planning Commission found the preliminary plat to be in conformance with the standards of Chapter 153 of the City Code and recommended its approval on April 2, 2025 subject to conditions, which was subsequently approved by the City Council on April 24, 2025; and

WHEREAS, pursuant to Chapter 153 of the City Code, a subdivision agreement between the applicant and the City detailing the installation of the required improvements in the subdivision and the method of payment was prepared; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the three (3) separate development agreements, to wit:

- a) Development Agreement between Rockport, LLC and H.J. Development, LLC and City of Apple Valley, MN (*specifically for Orchard Place 5th Addition*)
- b) Development Agreement between Rockport, LLC and Skyline MN Apple Valley, LLC and City of Apple Valley, MN (*specifically for Skyline Social and Games development*);
- c) Development Agreement between Rockport, LLC and Trident Development, LLC and City of Apple Valley, MN (*specifically for Orchard Place Apartments development*)

and the final plat of Orchard Place 5th Addition, is hereby approved and that the Mayor and City Clerk are authorized to sign the same, to wit:

ORCHARD PLACE 5th ADDITION

BE IT FURTHER RESOLVED, that the plat and all three development agreements shall be filed with the Dakota County Recorder within sixty (60) days of the release from the City Offices and that failure to record within the time frame shall render the approval null and void.

ADOPTED this ____ day of _____, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

CERTIFICATE

As Apple Valley City Clerk, I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council and the final plat described therein is hereby released for recording with the Dakota County Recorder this ____ day of _____, 2025.

Christina M. Scipioni, City Clerk

KNOW ALL PERSONS BY THESE PRESENTS: That Rockport, LLC, a Minnesota limited liability company, fee owner of the following described property:

Outlot D, ORCHARD PLACE 2ND ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.

has caused the same to be surveyed and platted as ORCHARD PLACE 6TH ADDITION and does hereby dedicate to the public for public use the easements as shown on this plat for drainage and utility purposes.

in witness whereof said ROCKPORT, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officers this _____ day of _____, 20____.

ROCKPORT, LLC, a Minnesota limited liability company

By _____, its _____
Liza A. Robison

STATE OF MINNESOTA

COUNTY OF _____ day of _____, 20____ by, Liza A. Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public, _____ County, Minnesota
My Commission Expires _____

STATE OF MINNESOTA

COUNTY OF _____, 20____, by, Peter W. Fischer, the Vice President of Rodopet LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public, _____ County, Minnesota
My Commission Expires _____

Russell P. Damio, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly depicted on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all other ways are shown and labeled on this plat.

Dated this _____ of _____, 20____

Russell P. Damio, Land Surveyor
Minnesota License No. 19086

STATE OF MINNESOTA

_____ COUNTY OF _____
The foregoing surveyor's certificate was acknowledged before me this _____ day of _____, 20____, by Russell P. Dambis, Minnesota License No. 19388.

Notary Public, _____ County, Minnesota
My Commission Expires _____

CITY COUNCIL | CITY OF APPLE VALLEY | STATE OF MINNESOTA

This plat was approved by the City Council of the City of Apple Valley, Minnesota this _____ day of _____, 20____, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

Mayor _____ City Clerk _____

City Clerk

COUNTY SHERIFFS COUNTY OF DAKOTA STATE OF MINNESOTA

County Surveyor, County of Dakota, State of Minnesota

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this _____ day of _____, 20____.

Todd B. Tollefson
Dakota County Surveyor

DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA

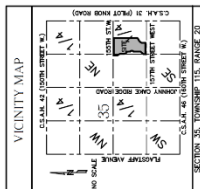
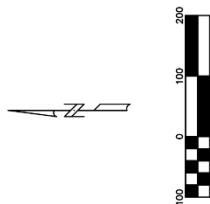
_____ on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered on this _____ day of _____, 20____.

Amy A. Koethe, Director
Department of Property Taxation and Records

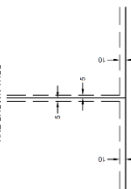
COUNTY DECODED COUNTY OF DAKOTA STATE OF MINNESOTA

County Recorder, this plat of ORCHARD PLAGE was filed in the office of the County Recorder for public record on this _____ day of _____, 20____, at _____ o'clock _____ M., and was duly filed in Book _____ of Plats. Page _____ as Document Number _____.

Amy A. Koethe
County Recorder



DRAINAGE AND UTILITY EASEMENTS
ARE SHOWN THUS



BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES, UNLESS OTHERWISE INDICATED, AND 10 FEET IN WIDTH AND ADJOINING STREET RIGHT-OF-WAY LINES AND REAR LOT LINES, UNLESS OTHERWISE INDICATED.

THE NORTH LINE OF OUTLOT D, ORCHARD PLACE 2ND ADDITION HAS AN ASSUMED BEARING OF N89°57'33"E.

- DENOTES 12" BY 14" IRON MONUMENT
SET MARKED BY LICENSE NUMBER 19096,
UNLESS OTHERWISE SHOWN.
- ⊗ DENOTES SET MAG NAIL.
- DENOTES 12" IRON MONUMENT FOUND, MARKED BY
LICENSE NUMBER 19096, UNLESS OTHERWISE SHOWN.
- ⊙ DENOTES FOUND MAG NAIL.
- ⊕ DENOTES DAKOTA COUNTY (NAIL & DISK) MONUMENT.
- ⊖ DENOTES ACCESS RESTRICTION EASEMENT TO THE CITY
OF APPLE VALLEY PER DOC. #3417677, AMENDED PER
DOC. NO. 3640254.

Page 229 of 672

PLANNED DEVELOPMENT AGREEMENT

This Planned Development Agreement ("Agreement") is entered into by and between the City of Apple Valley (hereinafter the "City"), a Minnesota municipal corporation, and Rockport, LLC, a Minnesota corporation (hereinafter the "Owner"). The "City" and the "Owner" are hereinafter collectively known as the "Parties".

WHEREAS, the Owner has made applications for development of property legally described as Outlot D, Orchard Place 2nd Addition: including a subdivision of the land as depicted on the plat shown on **Exhibit A**; and development plans for Lot 1, Block 1, Orchard Place 5th Addition and Lot 2, Block 1, and Outlot B, Orchard Place 5th Addition, of the plat shown on Exhibit A (the "Property"), which plans are attached hereto as **Exhibit B**; and

WHEREAS, the Owner's applications have been approved by the City Council, subject to conditions set forth on **Exhibits C, D and E** (which conditions are approved by Owner) and the Owner entering into this Agreement; and

WHEREAS, the Owner and the City desire to provide for development of Property in accordance with Planned Development Designation No. 1144; and

WHEREAS, the Parties hereby acknowledge that this Agreement and the plans and specifications submitted by Owner and approved by the City constitute the Planned Development Agreement for the Property.

NOW, THEREFORE, it is hereby agreed by and between the Parties as follows:

1. This Agreement applies to the development and use of the Property.
2. The Owner agrees that its development and use of the Property shall, in all material respects, comply with Apple Valley City Code Chapter 155, Appendix F-Article 40, governing Planned Development Designation No. 1144, and the following Exhibits attached hereto and incorporated herein:

Exhibit B	Development Plans
Exhibit C	Conditions of Preliminary Plat Approval
Exhibit D	Conditions of Building Permit Authorization (Lot 1, Block 1, Orchard Place 5 th Addition)
Exhibit E	Conditions of Building Permit Authorization (Lot 2, Block 1, Orchard Place 5 th Addition)

The Owner further agrees that its development and use of the Property shall comply with all plans and specifications submitted by the Owner and approved by the City, which are incorporated herein by reference. All the plans and specifications are available for inspection in full-size format at the Apple Valley Municipal Center.

3. Minor deviations from the above plans may be accepted by the City provided that the Community Development Director makes a written determination that the revised plans are in general conformance with the above-listed plans.

4. This Agreement may be amended from time to time as the Parties may agree. Any such amendment must be in writing and signed by both Parties. Furthermore, the development plans may be amended upon application by the Owner and approval of the City, pursuant to Apple Valley City Code. Amendments to the development plans, once approved, shall become Exhibits hereto and shall be fully binding upon the Parties as if fully set forth herein.

5. This Agreement shall be binding upon and inure to the benefit of the Parties and their respective successors and assigns.

6. This Agreement shall run with the Property and shall be recorded in the Office of the Dakota County Recorder or Registrar of Titles.

7. This Agreement shall be governed by and construed under the laws of the State of Minnesota.

8. Should any provision of this Agreement be held to be void, invalid, unenforceable, or illegal by a court, the validity and the enforceability of the other provisions shall not be affected thereby. Failure of either Party to enforce any such provision shall not act as a waiver by the non-defaulting Party.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the day and year first above written.

[SIGNATURE PAGES TO FOLLOW]

Planned Development Agreement

Signature Page for the City

City of Apple Valley,
a Minnesota municipal corporation

By: _____
Clint Hooppaw
Its: Mayor

By: _____
Christina M. Scipioni
Its: Clerk

STATE OF MINNESOTA)
)ss.
COUNTY OF DAKOTA)

On this _____ of _____ 2025 before me a Notary Public within and for said County personally appeared Clint Hooppaw and Christina M. Scipioni to me personally known, who being each by me duly sworn, each did say that they are respectively the Mayor and the Clerk of the City of Apple Valley, the municipality named in the foregoing instrument, and the Mayor and City Clerk acknowledged the instrument to be the free act and deed of the municipality.

Notary Public

Planned Development Agreement

Signature Page for Owner

Rockport, LLC, a Minnesota corporation

By: _____
Liza Robson
Its: President

STATE OF MINNESOTA)
)ss.
COUNTY OF DAKOTA)

This instrument was acknowledged this ____ day of _____, 2025, by Liza Robson, the President of Rockport, LLC, a Minnesota corporation, on behalf of the corporation.

Notary Public

ORCHARD PLACE 5TH ADDITION

KNOW ALL PERSONS BY THESE PRESENTS, That Rockport, LLC, a Minnesota limited liability company, fee owner of the following described property:
OUTLOT D, ORCHARD PLACE 2ND ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.
Has caused the same to be surveyed and platted as ORCHARD PLACE 5TH ADDITION, and does hereby dedicate to the public for public use the easements as shown on this plat for drainage and utility purposes.
In witness whereof said ROCKPORT, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officers this _____ day of _____, 20____.

ROCKPORT, LLC, a Minnesota limited liability company

By: _____ its _____
Peter W. Fischer

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Liza A. Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Peter W. Fischer, the Vice President of Rockport, LLC, a Minnesota limited liability company, on behalf of the company.

I, Russell P. Dambo, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and data are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one hundred feet of the line and well marked, as defined in Minnesota Statutes, Section 65.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat, and all public ways are shown and labeled on this plat.

Dated this _____ of _____, 20____
Russell P. Dambo, Land Surveyor
Minnesota License No. 19086

STATE OF MINNESOTA
COUNTY OF _____

The foregoing surveyor's certificate was acknowledged before me this _____ day of _____, 20____, by Russell P. Dambo, Minnesota License No. 19086.

Notary Public, _____ County, Minnesota
My Commission Expires _____

CITY COUNCIL, CITY OF APPLE VALLEY, STATE OF MINNESOTA

This plat was approved by the City Council of the City of Apple Valley, Minnesota this _____ day of _____, 20____, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 656.03, Subd. 2.

Mayor _____ City Clerk _____

COUNTY SURVEYOR, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that in accordance with Minnesota Statutes, Section 656.021, Subd. 11, the plat has been reviewed and approved this _____ day of _____, 20____.

Todd B. Tollefson
Dakota County Surveyor

DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA

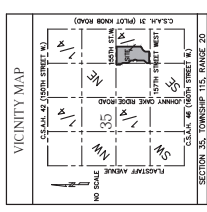
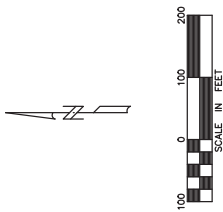
Pursuant to Minnesota Statutes, Section 656.021, Subd. 9, taxes payable in the year 20____ on the land heretofore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered on this _____ day of _____, 20____.

Amy A. Koehn, Director
Department of Property Taxation and Records

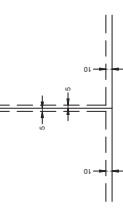
COUNTY RECORDER, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that the plat of LB AT ORCHARD PLACE was filed in the office of the County Recorder for public record on this _____ day of _____, 20____, at _____ o'clock, _____ M., and was duly filed in Book _____ as Document Number _____.

Amy A. Koehn
County Recorder



DRAINAGE AND UTILITY EASEMENTS
ARE SHOWN IN THIS



BEGINS 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES UNLESS OTHERWISE INDICATED. STREET RIGHT-OF-WAY LINES AND REAR LOT LINES, UNLESS OTHERWISE INDICATED.

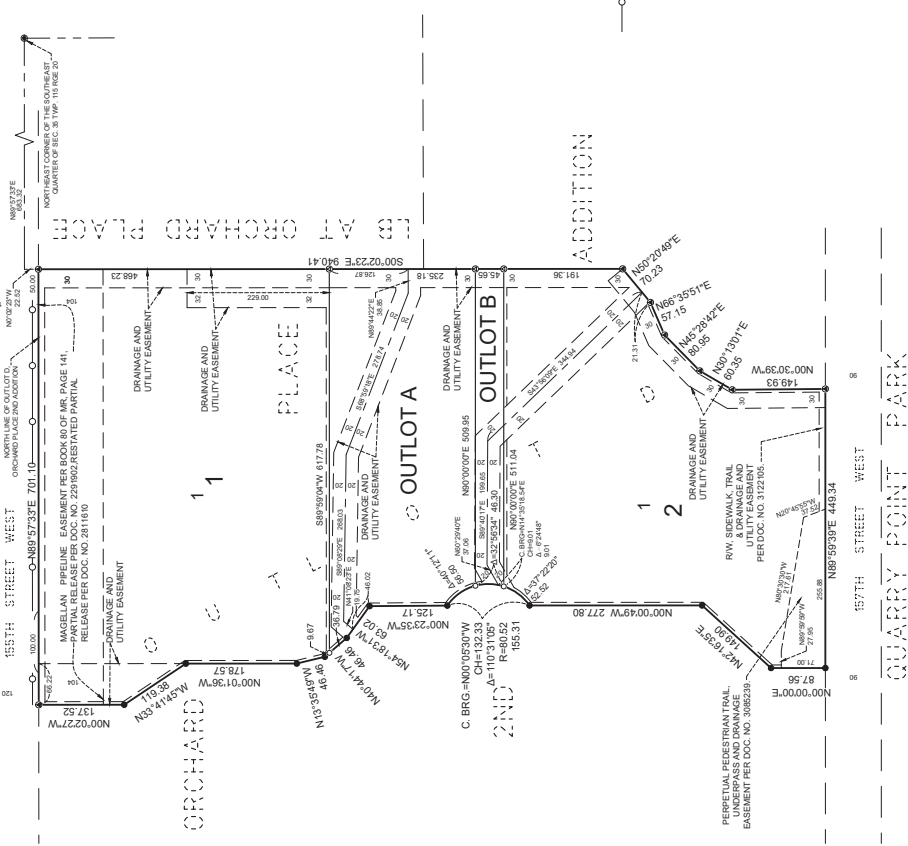
THE NORTH LINE OF OUTLOT D, ORCHARD PLACE 2ND ADDITION HAS AN ASSUMED BEARING OF N89°57'37"E.

○ DENOTES 1/2" IRON MONUMENT
● SET MARKED BY LICENSE NUMBER 19086.
○ DENOTES SET MAG NAL.

● DENOTES 1/2" IRON MONUMENT FOUND, MARKED BY LICENSE NUMBER 19086, UNLESS OTHERWISE SHOWN.

● DENOTES DAKOTA COUNTY NAL & DISK MONUMENT.

○ DENOTES ACCESS RESTRICTION EASEMENT TO THE CITY OF APPLE VALLEY PER DOC. #474767, AMENDED PER DOC. NO. 3046254.



CONSULTING ENGINEERS,
PLANNERS AND LAND SURVEYORS
Pace Engineering Company, Inc.

SHEET 1 OF 1 SHEETS

ORCHARD PLACE - SKYLINE SOCIAL

ORCHARD PLACE 2ND ADDITION - OUTLOT D (NORTH)
APPLE VALLEY, DAKOTA COUNTY, MN

ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.

Kimley»Horn

PREPARED BY: ARIK C. LOKENSGARD, P.E.
14800 GALAXIE AVE S, SUITE 200
APPLE VALLEY, MN 55124
TELEPHONE (952) 905-2887

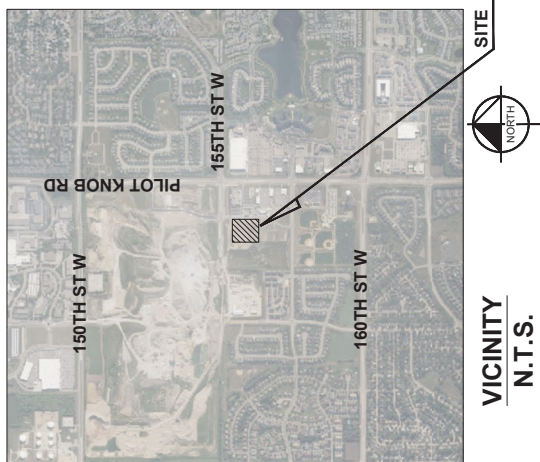
LANDSCAPE ARCHITECT
KIMLEY-HORN AND ASSOCIATES, INC.
PREPARED BY: RYAN HYLLESTED, PLA
14800 GALAXIE AVE S, SUITE 200
APPLE VALLEY, MN 55124
TELEPHONE (952) 905-2887

OWNER / DEVELOPER
SKYLINE SOCIAL AND GAMES



4894 MILLER TRUNK HWY
DULUTH, MN 55811
TELEPHONE: (701) 201-0590

SURVEYOR
PROBE ENGINEERING COMPANY, INC.
1000 E 146TH ST
BURNSVILLE, MN 55337
TELEPHONE: (952) 432-3000



DRAWING INDEX	
Sheet Number	Sheet Title
C000	COVER SHEET
C100	GENERAL NOTES
C101	ALTA TOPOGRAPHIC SURVEY
C102	ALTA TOPOGRAPHIC SURVEY
C300	EROSION AND SEDIMENT CONTROL PLAN - PHASE 1
C301	EROSION AND SEDIMENT CONTROL PLAN - PHASE 2
C400	SITE PLAN
C500	GRADING PLAN
C501	STORM SEWER PLAN
C600	UTILITY PLAN
L100	LANDSCAPE PLAN
L101	LANDSCAPE ENLARGEMENT
L102	LANDSCAPE ENLARGEMENT
L103	LANDSCAPE ENLARGEMENT
L104	LANDSCAPE SCHEDULE
L105	LANDSCAPE DETAILS
L106	LANDSCAPE DETAILS

NOTES:

- CONTRACTOR SHALL CONFIRM THAT THE EXISTING CONDITIONS FOR THE SITE MATCH
- 1.
- 2.
- 3.
- 4.
- IF PROVIDED TO THE INSPECTORS SHOWN ON THESE PLANS ARE BASED ON A 22x34 SHEET
ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR
UTILITY SERVICES COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING
POSSESSION AND THE FINAL CONNECTION OF SERVICES.
ALL GENERAL CONTRACTOR WORK TO BE COMPLETED (EARTHWORK, FINAL UTILITIES,
AND FINAL GRADING) BY THE MILESTONE DATE IN PROJECT DOCUMENTS.

Exhibit "B"



**Know what's below.
Call before you dig.**

COVER SHEET

ORCHARD PLACE
• SKYLINE SOCIAL
PREPARED FOR
SKYLINE SOCIAL
& GAMES
VALLEY

C000

Kimley-Horn

PRELIMINARY

161290000	DATE	02/19/2025	CALE	AS SHOWN	ASSIGNED BY	ACL	RAIN BY	MJB	CHECKED BY	WDM
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PRELIMINARY - NOT FOR CONSTRUCTION

This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kinley-Horn and Associates, Inc. shall be without liability to Kinley-Horn and Associates, Inc.

PRELIMINARY

[illegible][illegible][illegible][illegible]

1. CONTRACTOR SHALL GRABT THE UTILITY MAIN ADJACENT TO THE BUILDING AT 6.5% OR GREATER, UNLESS NOTED OTHERWISE.

2. FILL GRAUND SHALL INCLUDE THE USE OF JIMMING JACK COMPACTOR TO RECOMPACT THE SOIL.

3. TYPICAL GRAUND SHALL BE 18" MINIMUM DEPTH.

4. PAVEMENT SHALL BE FINISHED BY THE EARTHWORK SUBCONTRACTOR, TO THE SPECIFICATIONS SET FORTH BY THE AUTHORITY HAVING JURISDICTION.

5. THE UTILITY SUBCONTRACTOR IS RESPONSIBLE FOR DRAIN LINE CONNECTED TO THE STORM SEWER SYSTEM, THAT ENT CONNECTED TO THE BUILDING DRAIN LINE SYSTEM.

6. THE WATER LINE SHALL BE BROUGHT IN TO THE BUILDING, FLUSHED, TESTED, AND CAPPED BY THE UTILITY SUBCONTRACTOR.

7. THE WATER LINE SHALL BE BROUGHT INTO THE BUILDING MECHANICAL ROOM, FLUSHED, TESTED, AND CAPPED BY THE UTILITY SUBCONTRACTOR.

KULLEY HORN ASSUMES NO LIABILITY FOR ANY ERRORS, INACCURACIES, OR OMISSIONS CONTAINED WITHIN SUPPLEMENTAL INFORMATION PROVIDED BY THIRD PARTY CONSULTANTS.

1. **BOUNDARY & TOPOGRAPHIC SURVEY**
PERFORMED BY: FARGES ENGINEERING COMPANY, INC.
10000 W. 10TH AVE. SUITE 100, DENVER, CO 80231
PHONE: 303.432-3000
DATED: 01/27/2025

2. **GEOTECHNICAL EVALUATION REPORT**
PERFORMED BY: _____
ADDRESS: _____
CITY: _____
STATE: _____
DATED: _____

3. **CONSTRUCTION TESTING**
TEST REPORTS REQUIRED FOR CLOSE OUT INCLUDE BUT ARE NOT LIMITED TO:
• DENSITY TEST REPORTS
• COMPRESSION TESTS OF WATER SYSTEM
• PRESSURE TEST OF WATER MAIN
• EXHAUSTION TEST OF SEWER MAINS
• EXHAUSTION TEST OF SEWER MAINS
• EXHAUSTION TEST OF SEWER MAINS
• EXHAUSTION TEST OF SEWER MAINS

[illegible][illegible]

13. TO ACHIEVE THESE CONDITIONS AND THE PROPOSED FINISHED GRADE ADJUSTMENT, THE TOPOGRAPHIC SURVEY BY BAY AND SUNDTVEIT, INC. SHALL BE CONDUCTED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:

14. TOPOGRAPHIC INFORMATION IS TAKEN FROM A TOPOGRAPHIC SURVEY BY BAY AND SUNDTVEIT, INC. OF THE PROJECT AREA. THE SURVEY SHALL BE CONDUCTED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:

15. THE CONTRACTOR SHALL VERIFY THE SURVEY DATA BY CONDUCTING A RECHECKED AND SURVEYOR TO THE OWNER FOR REVIEW.

16. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO CONFORM TO THE FOLLOWING REQUIREMENTS:

17. ALL STORM STRUCTURES SHALL HAVE A SMOOTH INFORMED MORTAR FROM INVERT TO INVERT OUT.

18. STORM DRAINS SHALL BE CONNECTED TO STORM SEWER BY PREFABRICATED WYES OR AT STORM SEWER MANHOLE. THE MINIMUM 2.0% SLOPE SHALL BE MAINTAINED THROUGHOUT THE LENGTH OF THE STORM DRAIN.

19. PROVIDE INSULATION OF UNDERGROUND GROUND DRAINS AND SANITARY SEWER SECTIONS AS ADEQUATE TO PREVENT FROST DAMAGE.

To: Rockport, LLC
Kimley - Horn and Associates, Inc.:
First American Title Insurance Company:

This is to certify that this map or plat and the survey on which it is based is a correct representation of the land platted and has been performed in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, as amended and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 5, 6(a), 7(a), 8, 11 (b), 13, 16, and 17 of Table A thereof.

The field work was completed on January 13, 2025.

Dated this 27TH day of January, 2025.

Russell P. Damo
Russell P. Damo RLS
Minnesota License No. 19086
Probe Engineering Company, Inc.

PROPERTY DESCRIPTION:

Parcel 1:

OUTLOT D
ORCHARD PLACE 2ND ADDITION
Located in the County of Dakota,
State of Minnesota.
Recorded as Doc. No. 3476763

Parcel 2:

Utility Line Easements, Drainage easements, Ingress and Egress and Parking Easement, and Driveway Access Easements as set forth in Reciprocal Easement Agreement and Declaration of Covenants, Conditions and Restrictions (Orchard Place 2nd Addition) dated June 22, 2021, recorded July 13, 2021, as Document No. 3476766, as amended by First Amendment to Reciprocal Easement Agreement and Declaration of Covenants, Conditions and Restrictions, dated September 17, 2024, recorded September 19, 2024, as Document No. 3646253.

SITE ADDRESS:

Vacant Lot
Apple Valley, MN 55124

TOTAL SITE LAND AREA:

706,720 Sq. Ft. = 16.22 Acres

CURRENT ZONING:

Sand and Gravel (SG)
(Per City Zoning Map dated 7-17-2024)

FLOOD ZONE CLASSIFICATION: Zone X, Flood Insurance Map No. 27037 C0210E, Dated 12-02-2011.

UTILITIES SHOWN ARE PER FIELD LOCATIONS AS MARKED AND OBSERVED.

ALTA/NSPS LAND TITLE SURVEY REQUIREMENTS (additional Table A items):

No. 16: Proposed buildings for this site not shown.

No. 17: There has been no current street construction at the time of this survey.

Current Title Commitment referenced for this survey is from First American Title Insurance Company, File No. NCS-1167148-MPLS, dated 12-27-2024.

The items listed in Schedule B, Part 2, Numbers 9-19 are either shown on survey, labeled as not affecting this property or labeled as not plottable on survey.

Per First American Title Insurance Company, Title Commitment File Number, NCS-1167148-MPLS, dated 12-27-2024, Schedule B, Part 2 exceptions affecting this property are listed below:

Item No. 9 are Pipeline Easements, Partial Releases and Grant of Right of Way and Encroachment Agreement is shown on this survey.

Item No. 10 is an easement for trail and underpass purposes and is shown on this survey.

Item No. 11 is an easement for right of way, sidewalk, trail, drainage and utility purposes and is shown on this survey.

Item No. 12 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 13 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 14 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 15 are drainage and utility easements per final plat recorded as Doc. No. 3476763 and are shown on this survey.

Item No. 16 are terms and conditions of the Development Agreement and is not plottable on this survey.

Item No. 16 are terms of a Reciprocal Easement, Covenants and other Restrictions and are not plottable on this survey.

Item No. 17 are terms as contained in a Reciprocal Easement Agreement and amendment and are not plottable on this survey.

Items No. 18 is an Access Restriction Easement and amendment and is shown on this survey.

Item No. 19 is a Drainage and Utility Easement and is shown on this survey.

CONTACT CITY OF APPLE VALLEY FOR SANITARY SEWER, WATERMAIN, STORMWATER MANAGEMENT AND STREET MAINTENANCE:
952-432-2500

CONTACT DAKOTA ELECTRIC ASSN. FOR ELECTRIC POWER MANAGEMENT:
651-463-6212

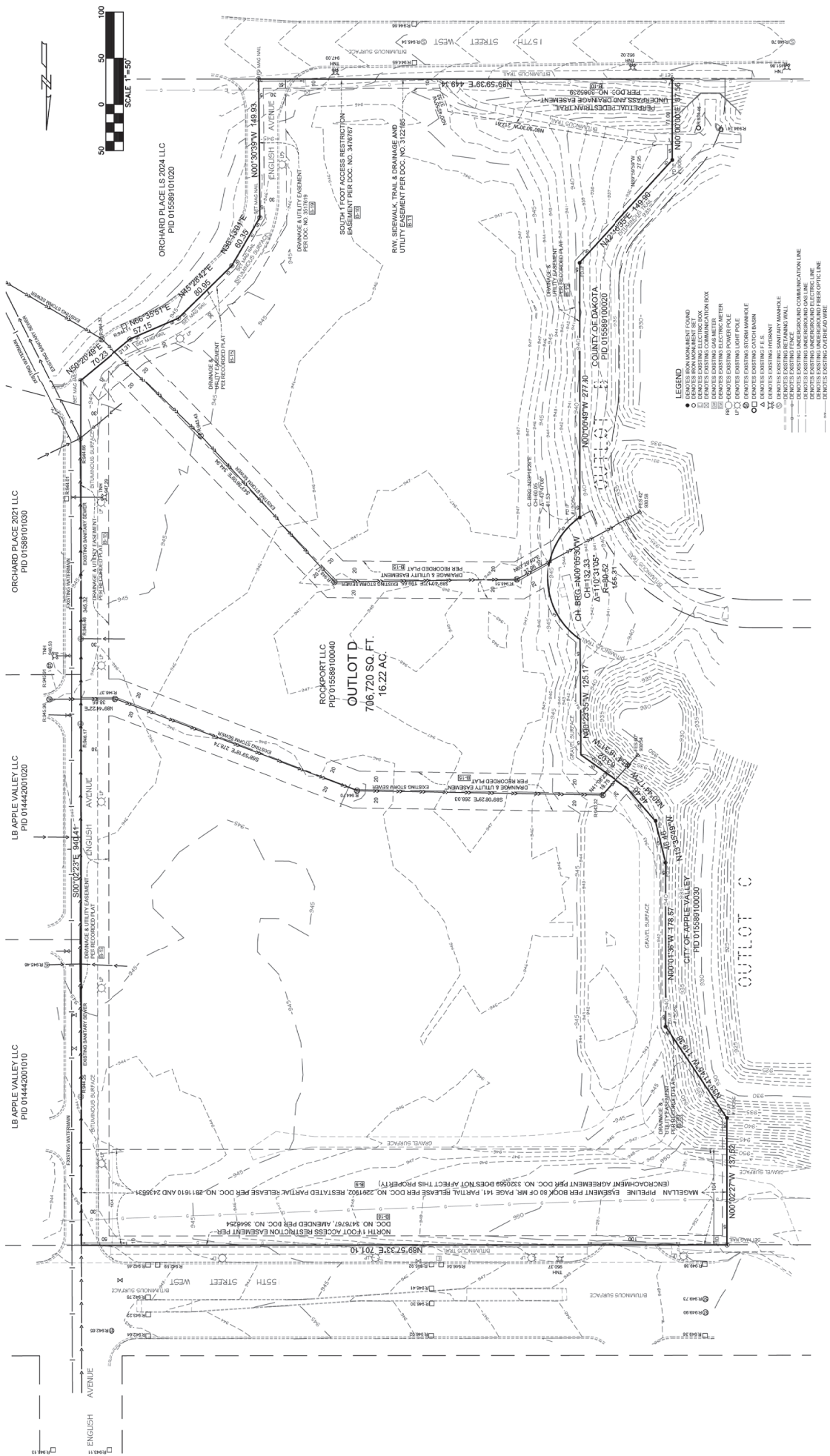
CONTACT FRONTIER COMMUNICATIONS FOR TELEPHONE MANAGEMENT:
800-776-9140

CONTACT CENTER POINT ENERGY FOR GAS SERVICE MANAGEMENT:
608-223-2014

REVISIONS	

PREPARED FOR:
KIMLEY-HORN
14600 GALAXIE AVE STE 200
APPLE VALLEY, MN 55124

DESIGNED _____
CHECKED _____
DATE 1/17/2024
SCALE AS SHOWN
JOB NO. 10729-10



**ROBE
ENGINEERING
COMPANY, INC.**
CONSULTING PLANNING

CONSULTING ENGINEERS,
PLANNERS and LAND SURVEYORS

DAVOLL, INC.
1000 EAST 146th STREET, BURNSVILLE, MINNESOTA 55337 PH (952) 432-3000

PREPARED FOR:

KIMLEY-HORN

14800 GAI AXIE AVE STE 200

APPLE VALLEY, MN 55124

[illegible]

DESIGNED	CHECKED
DRAWN	DATE
PM	1/17/2024
SCALE	
AS SHOWN	
JOB NO.	
18750.30	

ALTA / NSPS LAND TITLE SURVEY

APPLE VALLEY.

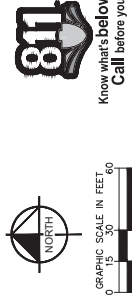
MINNESOTA

MINNESOTA



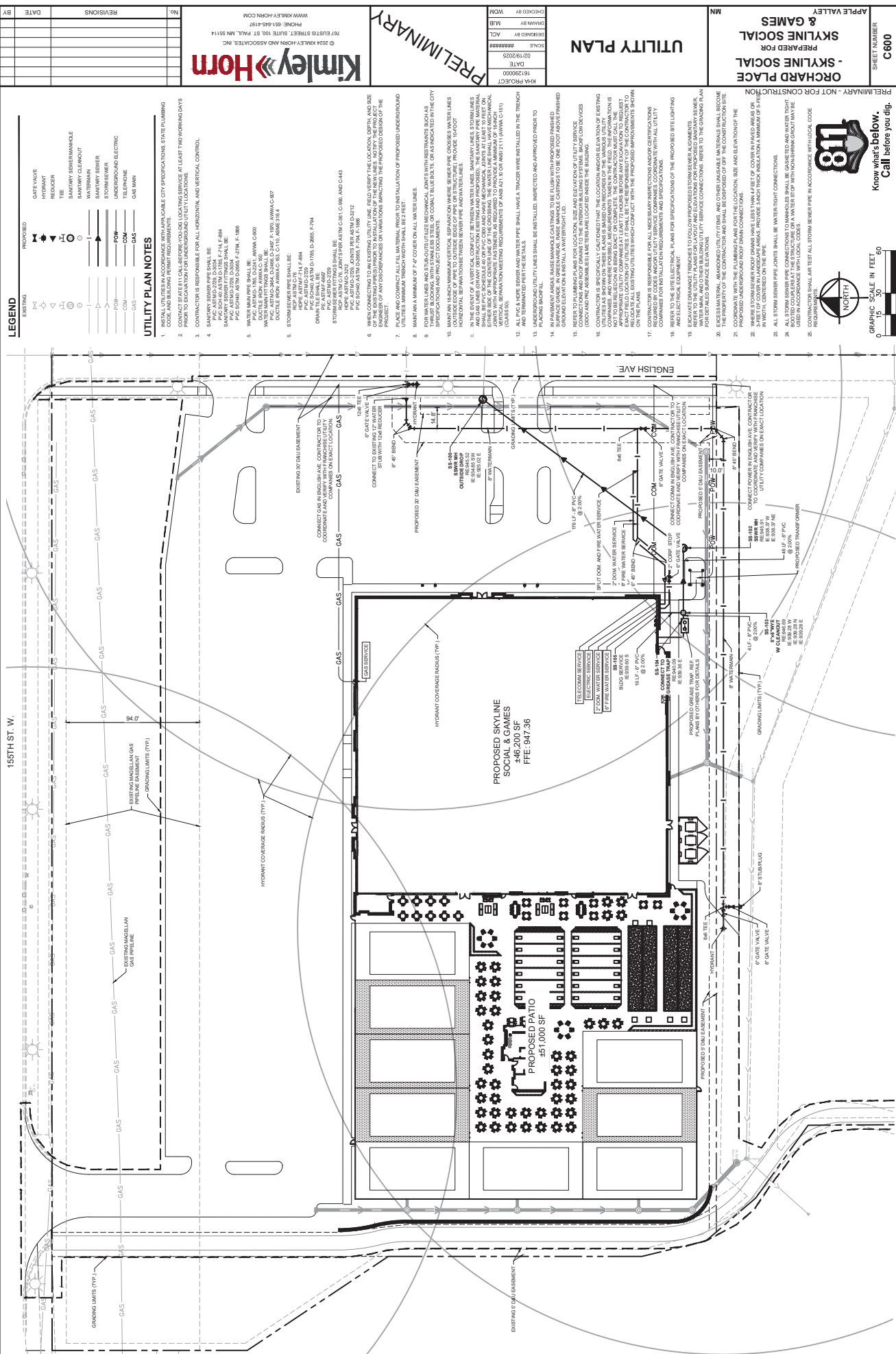






K:\TWC_LDE\WVR - Orchard Place\Skyline\Design\CAD\Sheet\Utility\PLAN.dwg February 18, 2025 - 3:01 PM

This document, together with the concepts and designs presented herein, is an instrument of service, is intended only for the specific purpose and client for which it was prepared. Review of and proper reliance on this document without written authorization and adoption by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



UTILITY PLAN

ORCHARD PLACE
- SKYLINE SOCIAL
PREPARED FOR
SKYLINE SOCIAL
& GAMES

APPLE VALLEY

NO. PROJECT
DATE
SCALE
SHEET NUMBER
C600

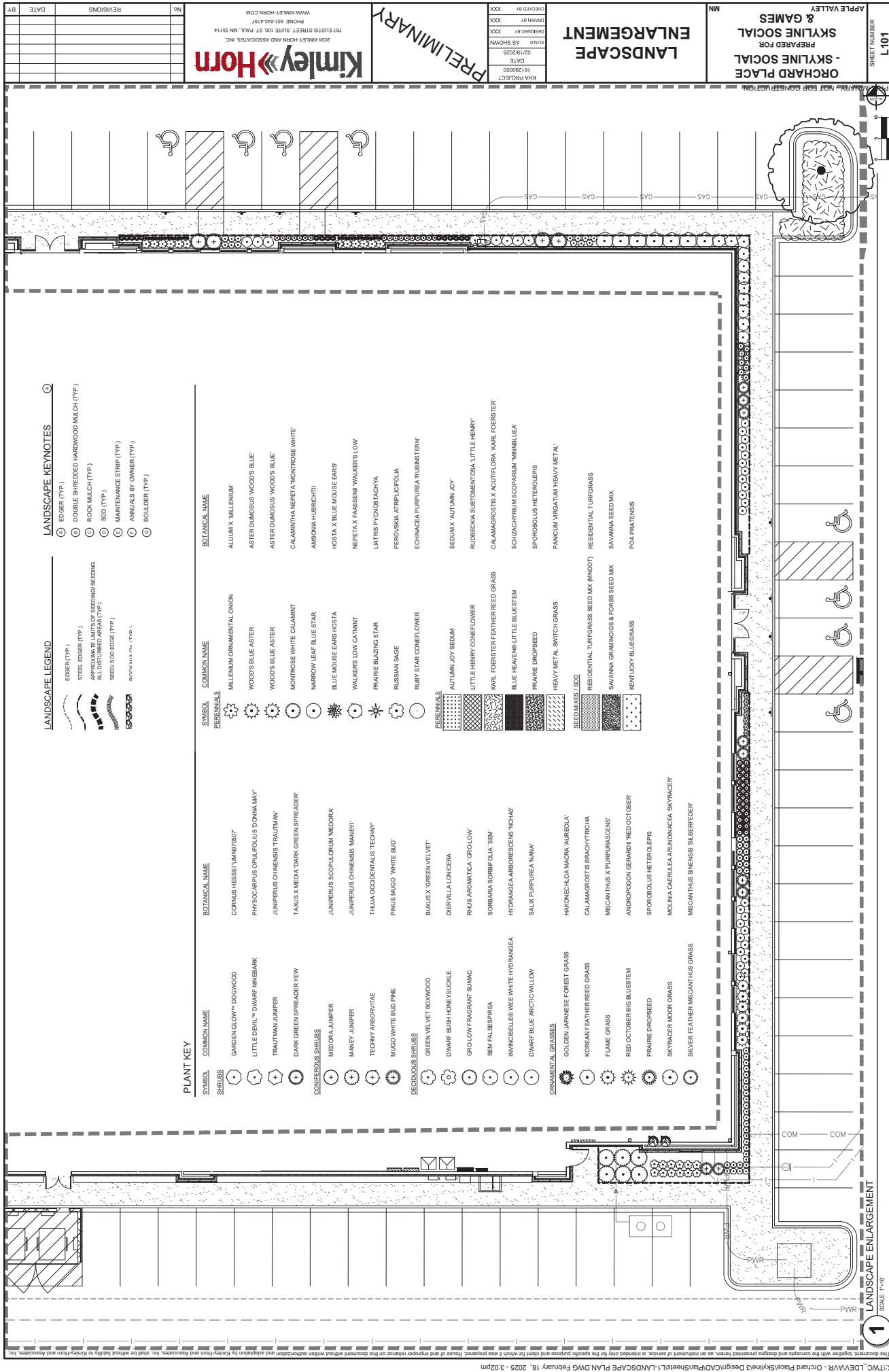
PRELIMINARY

Kimley-Horn
707 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
WWW.KIMLEY-HORN.COM
PHONE: 651-445-4197

NO.	REVISIONS	DATE	BY

- LEGEND**
- EXISTING
- 1" GAS
 - 2" GAS
 - 3" GAS
 - 4" GAS
 - 6" GAS
 - 8" GAS
 - 10" GAS
 - 12" GAS
 - 14" GAS
 - 16" GAS
 - 18" GAS
 - 20" GAS
 - 24" GAS
 - 30" GAS
 - 36" GAS
 - 42" GAS
 - 48" GAS
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 - 390" GAS
 - 396" GAS
 - 402" GAS
 - 408" GAS
 - 414" GAS
 - 420" GAS
 - 426" GAS
 - 432" GAS
 - 438" GAS
 - 444" GAS
 - 450" GAS
 - 456" GAS
 - 462" GAS
 - 468" GAS
 - 474" GAS
 - 480" GAS
 - 486" GAS
 - 492" GAS
 - 498" GAS
 - 504" GAS
 - 510" GAS
 - 516" GAS
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K:\TWC - LDEV\AIR - Orchard Place\Sketch\1-LANDSCAPE PLAN DWG February 18, 2025 - 3:02pm

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EDGE (TYP.)

STEEL EDGE (TYP.)

ASPHALT CURB (TYP.)

SEED SOO EDGE (TYP.)

SEED SOO EDGE (TYP.)

LANDSCAPE KEYNOTES

EDGE (TYP.)

DOUBLE SHREDDED HARDWOOD MULCH (TYP.)

ROCK MULCH (TYP.)

SOD (TYP.)

MAINTENANCE STRIP (TYP.)

ANNUALS BY OWNER (TYP.)

BOULDER (TYP.)

EDGE (TYP.)

STEEL EDGE (TYP.)

ASPHALT CURB (TYP.)

SEED SOO EDGE (TYP.)

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LANDSCAPE KEYNOTES

EDGE (TYP.)

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ROCK MULCH (TYP.)

SOD (TYP.)

MAINTENANCE STRIP (TYP.)

ANNUALS BY OWNER (TYP.)

BOULDER (TYP.)

PLANT KEY			
SYMBOL	COMMON NAME	BOTANICAL NAME	SYMBOL
PERENNIALS			
	GARDEN GLOW™ DOGWOOD	CORNUS HESSEI 'LANCE' 12/2007	
	LITTLE DEVIL™ DWARF NINEBARK	PHYSCARPUS OPULIFOLIUS 'DONNA MAY'	
	TRAUTMAN JUNIPER	JUNIPERUS CHINENSIS 'TRAUTMAN'	
	DARK GREEN SPREADER YEW	TAXUS X MEDIA 'DARK GREEN SPREADER'	
DECIDUOUS SHRUBS			
	MEDORA JUNIPER	JUNIPERUS SCOPULORUM 'MEDORA'	
	MANEY JUNIPER	JUNIPERUS CHINENSIS 'MANEY'	
	TECHNY ARBORVITAE	THUJA OCCIDENTALIS 'TECHNY'	
	MUGO WHITE BUD PINE	PNUS MUGO 'WHITE BUD'	
DECIDUOUS SHRUBS			
	GREEN VELVET BOXWOOD	BUXUS X GREEN VELVET	
	DWARF BUSH HONEY SUCCLE	DIERILLA LONICERA	
	GLO LOW / MAGNANT SUMAC	RNUS ARIZONICA 'GLO LOW'	
	SEMI FALSA SPREA	SORBARIA SORBIFOLIA 'SEMI'	
	INCH BELLER WEE WHITE HYDRANGEA	HYDRANGEA ARBORESCENS 'INCHAW'	
	DWARF BLUE ARCTIC WILLOW	SALIX PURPUREA 'NANA'	
ORNAMENTAL GRASSES			
	GOLDEN JAPANESE FOREST GRASS	HAKONCHICHA MACHA 'AUREOLA'	
	KOREAN FATHER REED GRASS	CALAMAGROSTIS BRACHYTRICHA	
	FLAME GRASS	MISCANTHUS X PURPURASCENS'	
	RED OCTOBER BIG BLUE STEM	ANDROPOGON GERARDI 'RED OCTOBER'	
	PRAIRIE DROP REED	SPOROBOLUS HETEROLEPSIS	
	SKYRACER MOOR GRASS	MOLINA CAERULEA ARBONICA 'SKYRACER'	
	SILVER FEATHER MISCANTHUS GRASS	MISCANTHUS SINENSIS 'SILBERFEDE'	
PERENNIALS			
	MILLENNIUM ORNAMENTAL ONION	ALLIUM X MILLENNIUM	
	WOOD'S BLUE ASTER	ASTER DIMORPHUS 'WOODS BLUE'	
	WOOD'S BLUE ASTER	ASTER DIMORPHUS 'WOODS BLUE'	
	MONITROSE WHITE CALAMINT	CALAMINTHA NEPETA 'MONITROSE WHITE'	
	NARROW LEAF BLUE STAR	AMSONIA HUBBARDII	
	BLUE MOURE EARS HOSTA	HOSTA X 'BLUE MOURE EARS'	
	WALKER'S LOW CATMINT	NIPETA X FASSEMNI 'WALKER'S LOW'	
	PRAIRIE BLAZING STAR	Liatris pycnostachya	
	RUSSIAN SAGE	PEROVSKIA ATRIPLOCLIA	
	RUBY STAR CORN FLOWER	ECHINACEA PURPUREA 'RUBINSTEIN'	
PERENNIALS			
	AUTUMN JOY SEDUM	SEDUM X 'AUTUMN JOY'	
	LITTLE HENRY CONIFLOWER	RUBECICA SUBTOMENTOSA 'LITTLE HENRY'	
	KARL FORSTER FATHER REED GRASS	CALAMAGROSTIS X ACUTIFLORA 'KARL FORSTER'	
	BLUE HEAVEN LITTLE BLUE STEM	SCHIZACHYRIUM SCOPARIUM 'MINNBLUEA'	
	PRAIRIE DROP REED	SPOROBOLUS HETEROLEPSIS	
	HEAVY METAL SWITCH GRASS	PANICUM VIRGATUM 'HEAVY METAL'	
SEED MIXES / SOD			
	RESIDENTIAL TURFGRASS SEED MIX (MNCOT)	RESIDENTIAL TURF GRASS	
	SAVANNA GRAMINOID & FORBIS SEED MIX	SAVANNA SEED MIX	
	KENTUCKY BLUEGRASS	POA PRATENSIS	

ORCHARD PLACE
- SKYLINE SOCIAL
PREPARED FOR
SKYLINE SOCIAL
& GAMES

LANDSCAPE
ENLARGEMENT

PRELIMINARY

NO. PROJECT

DATE

SCALE

BY

CHECKED BY

2024 KIMLEY-HORN AND ASSOCIATES, INC.

787 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114

PHONE: 651-645-4197

WWW.KIMLEY-HORN.COM

REVISIONS

DATE

BY

SHEET NUMBER

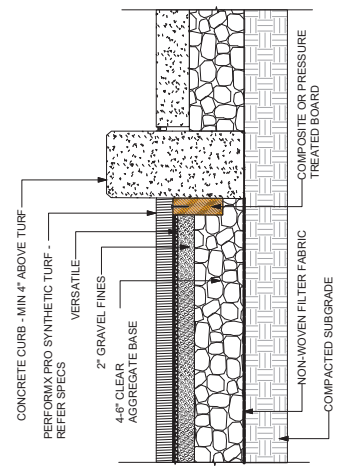
L103

This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Review of and improper reliance on this document without written authorization and adaptation by Krimley-Horn and Associates, Inc. shall be without liability to Krimley-Horn and Associates, Inc.

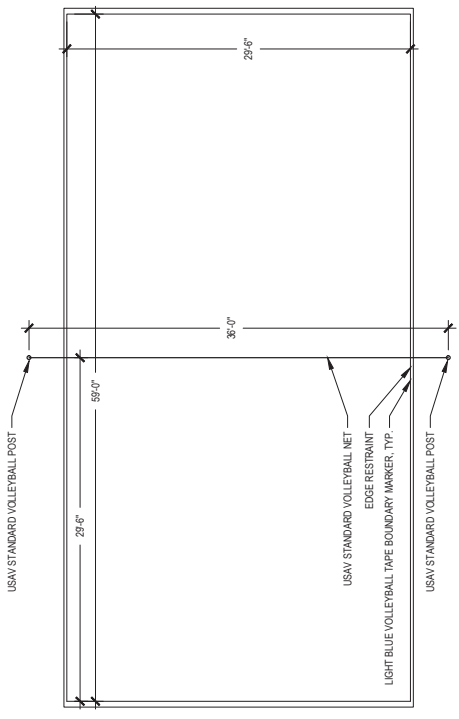
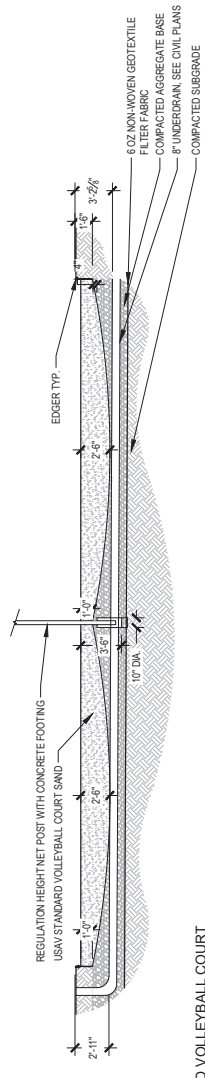
4' WIDE AND DETAIL AT MEET EDGE FARDEN

4' WIDE DETAIL AT MEET FARDEN

5 BOCCE BALL COURT
SCALE N.T.S.



6 SAND VOLLEYBALL COURT
SCALE N.T.S.



NOTES:
1. CONTRACTOR TO SUBMIT SAMPLES OF SAND TO BE USED FOR SAND VOLLEYBALL COURT TO THE ARCHITECT FOR REVIEW.
2. USAV STANDARD VOLLEYBALL COURT SAND.

ORCHARD PLACE
- SKYLINE SOCIAL
PREPARED FOR
SKYLINE SOCIAL
& GAMES

APPLE VALLEY

SHEET NUMBER
L106

LANDSCAPE
DETAILS

NOVA PROJECT
NOVA PROJECT
DATE
16/12/2020
SCALE
AS SHOWN
CHECKED BY
CFL
DRAWN BY
CFL

Kimley-Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
787 BUSHTIS STREET, SUITE 100, ST. PAUL, MN 55114
WWW.KIMLEY-HORN.COM
PHONE: 651-445-4197

REVISIONS
NO
DATE
BY

PRELIMINARY

PRELIMINARY - NOT FOR CONSTRUCTION

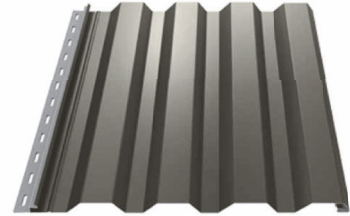
1 FIRST FLOOR OVERALL $\frac{1}{16} = 1.07$



DESIGN INTENT IMAGE



COMPILED FINISH SAMPLES

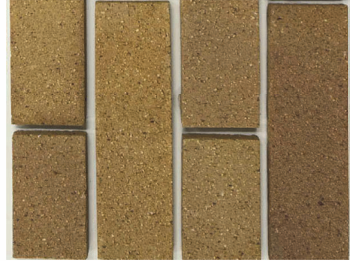


CORRUGATED METAL PANEL,
VERTICAL ORIENTATION



MATTE BLACK
CORRUGATED METAL PANEL
COLOR SAMPLE

Black Anodized
NA 040/0637 / 080"
ACM METAL PANEL AND STOREFRONT
SYSTEM COLOR SAMPLE



BELDEN BRICK CONCORD BLEND-
MODULAR



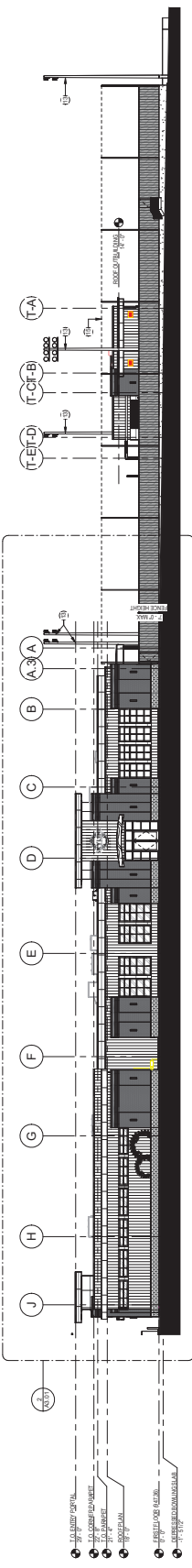
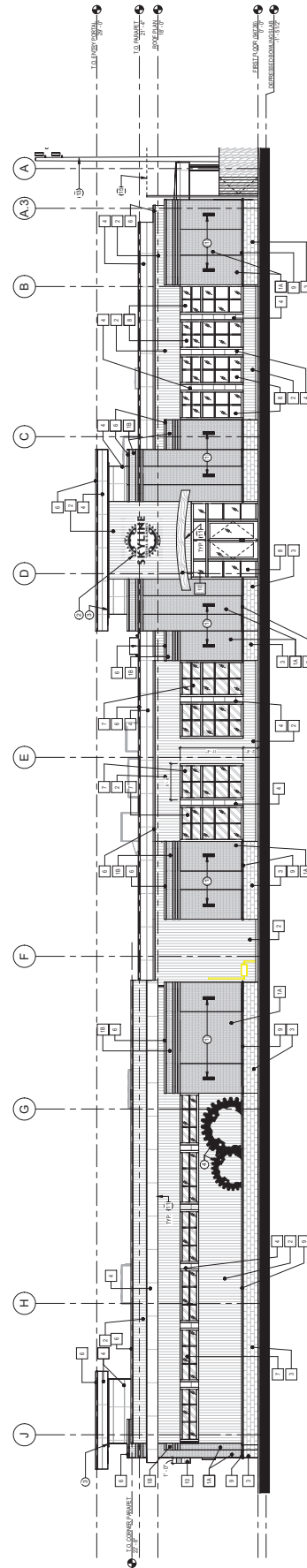
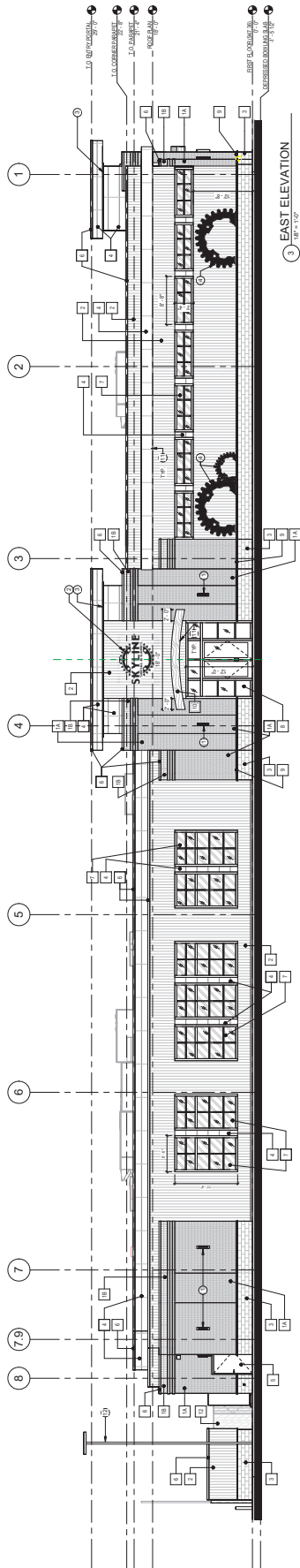
ARCHITECTURAL CMU VENEER-
210 RUSTSTONE



PRESSURE TREATED
WOOD FENCE, TREES /
SHRUBBERY TO BE
PROVIDED IN FRONT OF
BOARDS

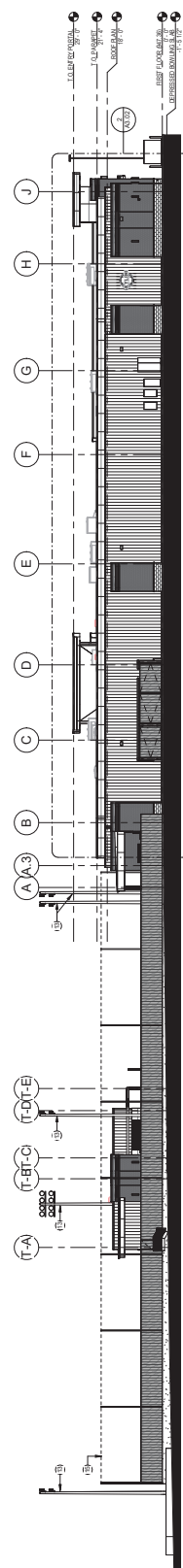
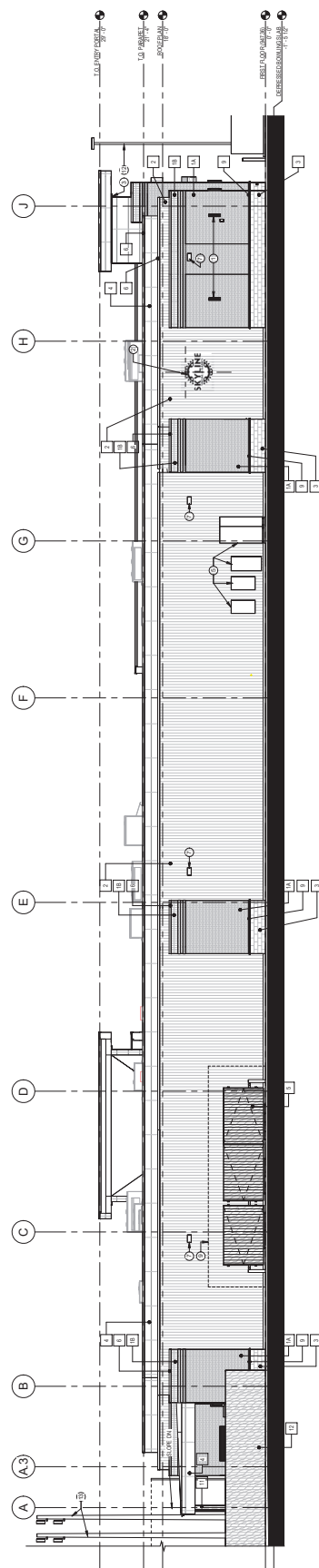
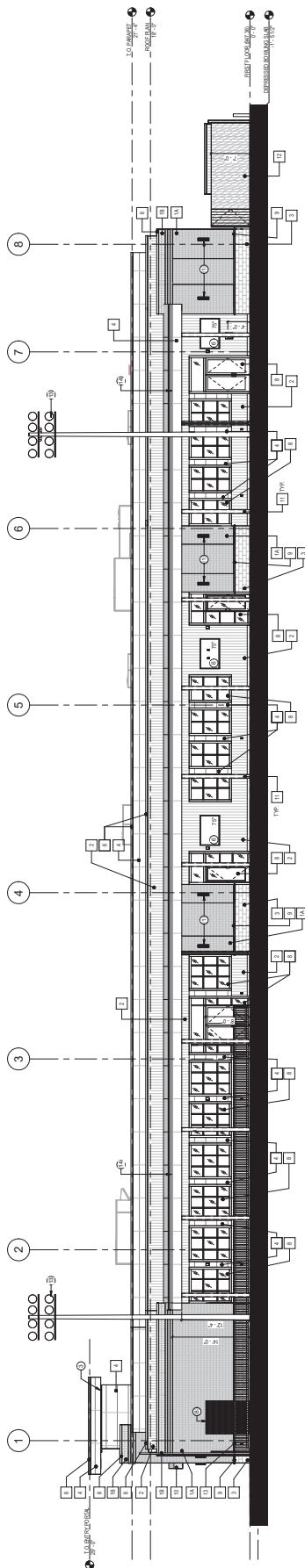
[illegible][illegible]

MATERIAL TYPE/LEGEND	1. ALUMINUM ANODIZED	2. BLACK/WHITE/COLORED COATING	3. COMPOSITE METAL PANEL	4. HIGH TECH GLASS COGNITIVE WINDOW FILMS	5. ALUMINUM COMPOSITE PANEL	6. METAL CLADDING	7. TITANIUM GLAZING IN THERMOFORM SYSTEM	8. GREEN TREATED WOOD FENCE PANELS

[illegible]

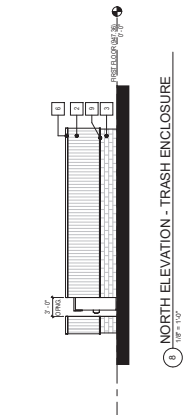
[illegible]

MATERIAL TYPE LEGEND	
	1. SOLID KILN DRIED
	2. REVERSE TREX® SOLID COUSERS
	3. CORRUGATED METAL PANEL
	4. NON-STRUCTURAL CONCRETE MASONRY UNITS
	5. ALUMINA COMBUSTIBLE PANEL
	6. METAL CLADDING
	7. INTENSIFIED HYDROLYSIS SYSTEM
	8. GREEN TREATED WOOD FENCE PANELS

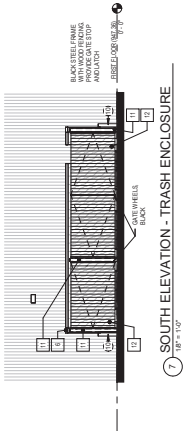
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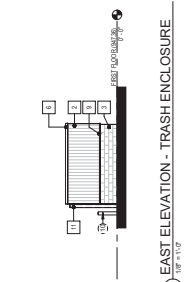
MATERIAL TYPE/LEGEND	
 1. BRICK KANER	
 2. BRICK OVER SLAB COURSE	
 3. CORNER/END A PANEL	
 4. RECTANGULAR CONCRETE MASONRY UNITS	
 5. ALUMINA COMPOSITE PANEL	
 6. ALUMINA CLING	
 7. INTERGLAZING INSULANT SYSTEM	
 8. GREEN TREATED WOOD FENCE PANELS	

[illegible]

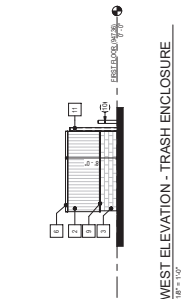
8 NORTH ELEVATION - TRASH ENCLOSURE
1/8" = 1'-0"



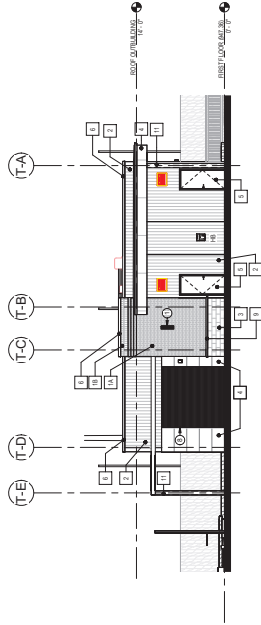
7 SOUTH ELEVATION - TRASH ENCLOSURE
1/8" = 1'-0"



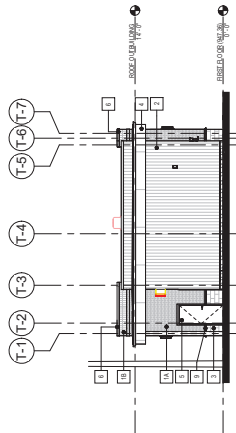
6 EAST ELEVATION - TRASH ENCLOSURE
1/8" = 1'-0"



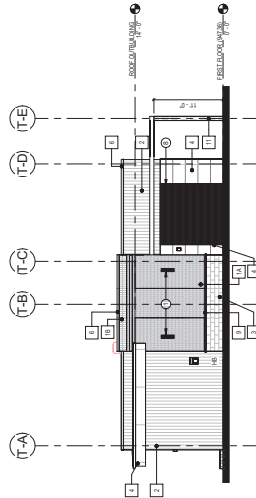
5 WEST ELEVATION - TRASH ENCLOSURE
1.8" = 1'-0"



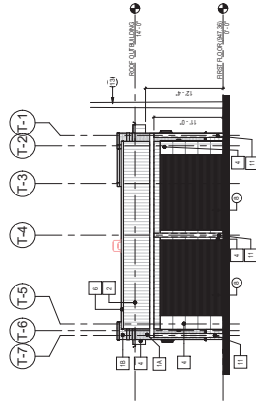
4 NORTH ELEVATION - OUT BUILDING
1/8" = 1'-0"



3 WEST ELEVATION - OUT BUILDING
5.38' x 11.00'



2 SOUTH ELEVATION - OUT BUILDING
1.8" = 1'-0"



1 EAST ELEVATION - OUT BUILDING
1.8" = 1'-0"

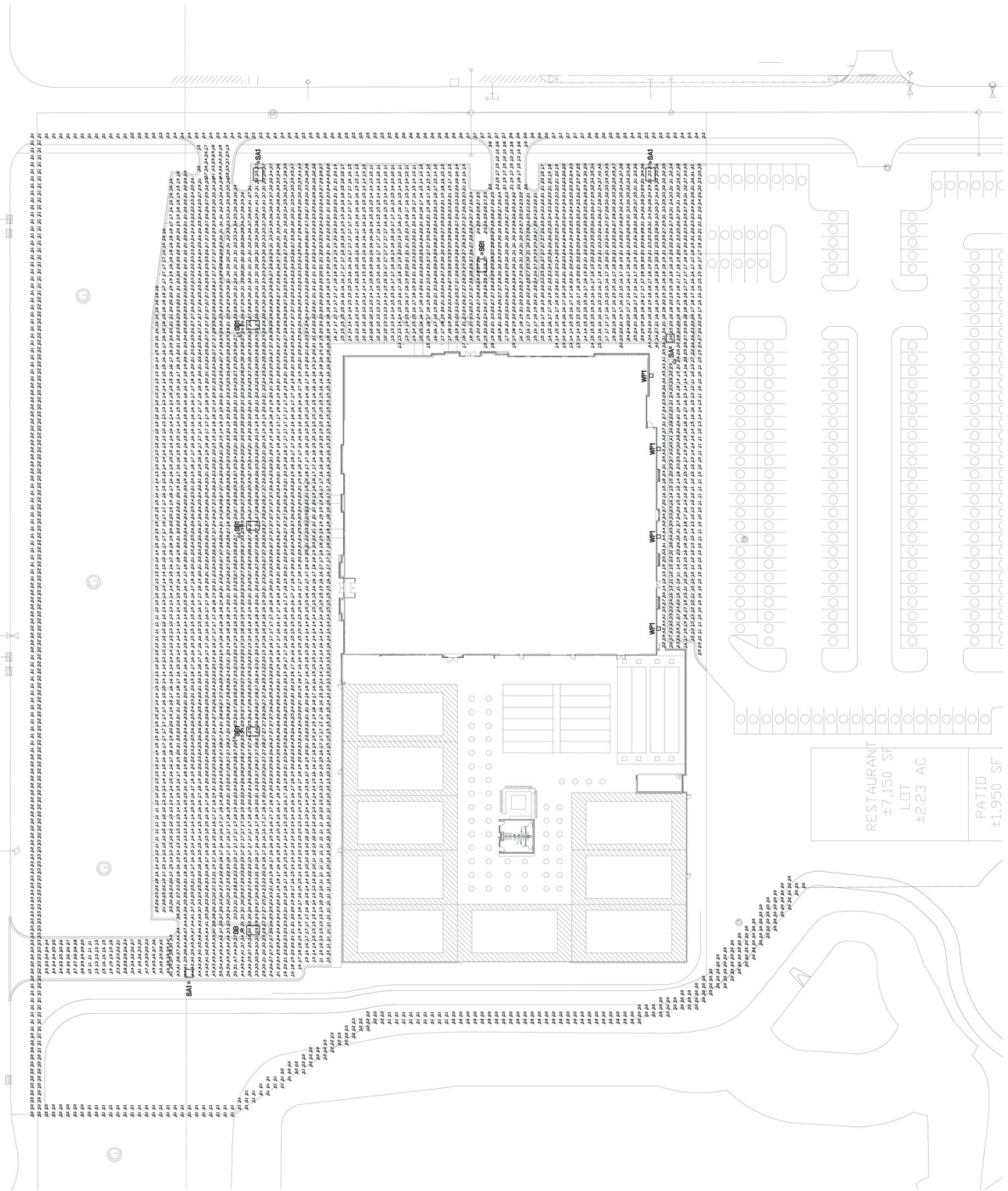
PLANET

EXTERIOR ELEVATIONS

SITE LIGHTING FIXTURE SCHEDULE

[illegible]

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Entry - EAST	+	1.5 f.c.	2.2 f.c.	0.0 f.c.	2.0:1	1.9:1
Entry - NORTH	+	2.1 f.c.	4.9 f.c.	0.3 f.c.	16.3:1	7.0:1
Entry - NORTHEAST	+	3.2 f.c.	4.6 f.c.	1.5 f.c.	3:1	2.0:1
Entry - SOUTHWEST	+	2.2 f.c.	5.6 f.c.	0.9 f.c.	6.0:1	2.4:1
Property Line	+	0.2 f.c.	0.7 f.c.	0.0 f.c.	-	-



1 SITE PHOTOMETRIC PLAN
1" = 30'-0"

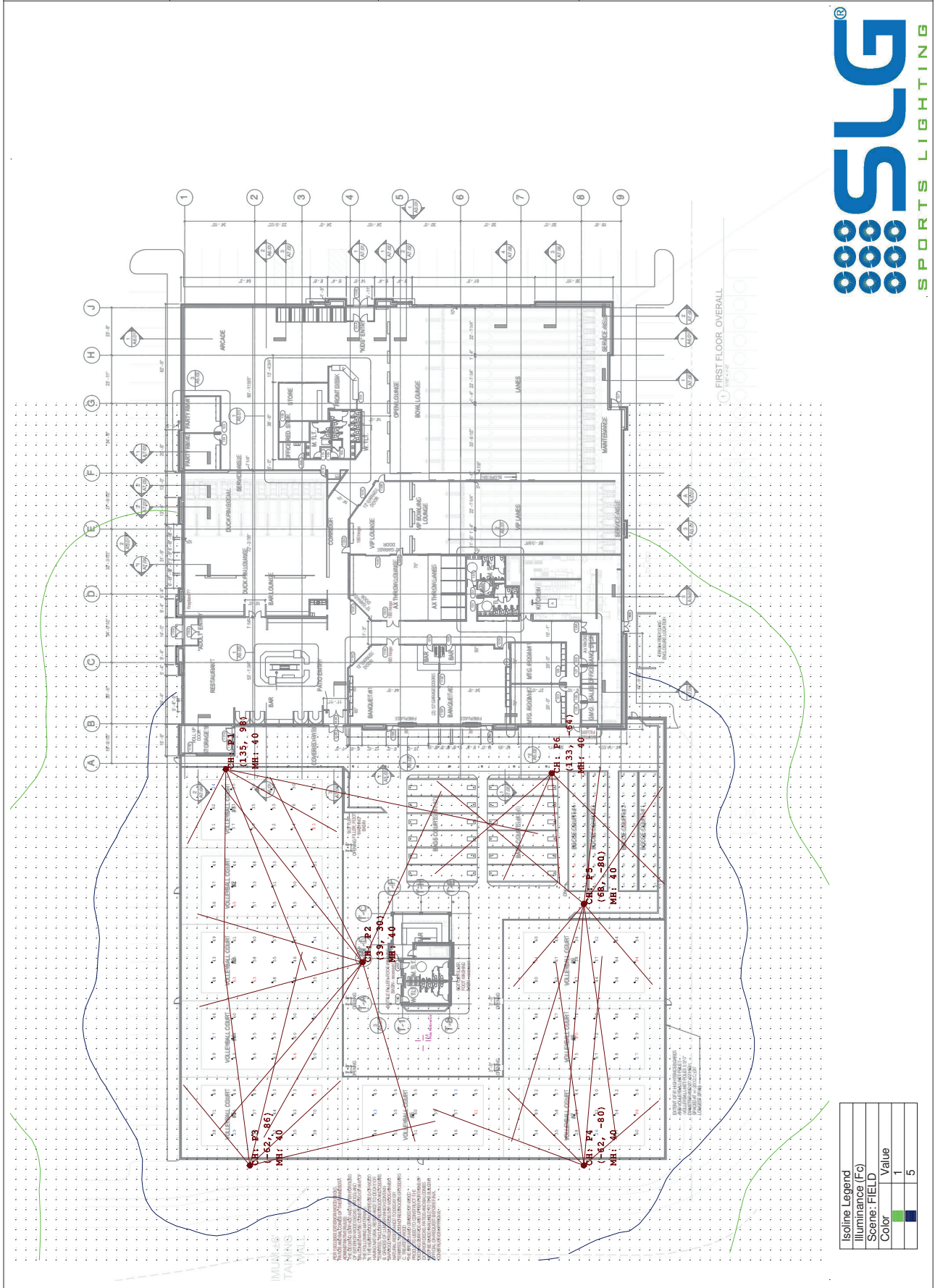
PROFESSIONAL ENGINEER
I hereby certify that the design, specification, or report
described on the front of this license was prepared by me
and that I am a duly Licensed Professional Engineer
under the laws of the State of Michigan.

Print Name: CHRISTINA A. LOBO

Signature: _____

Date: _____ License # 4600

Project Name:	MN-Skyline Social & Games
Version No: V3	Drawing No: S4025
Date:	2/11/2025
Drawn By:	Edwin Liwag



Project Name:		MN-Skyline Social & Games	
Version No: V3	Drawing No: S4025		
Date:	2/11/2025	Drawn By: Edwin Liway	



Luminaire Schedule				
Scene: FIELD				
Symbol	Qty	Label	Arrangement	Total Lamp Lumens
☒	35	F2	Single	90500
			LiF	Description
			0.900	FSP 900 N3 G2 HVU 57K B

Calculation Summary												
Scene: FIELD												
Label	CalcType	Units	Field Size	Avg	Max	Min	Avg/Min	Max/Min	# Pts	CV	UG	PLSpcTb
BAGS-C #1-6	Illuminance	Fc		51.61	87	15	3.44	5.80	70	0.46	1.51	5
BAGS-C #7-12	Illuminance	Fc		51.21	68	30	1.71	2.27	70	0.17	1.27	5
BOCCE#1	Illuminance	Fc		45.83	59	31	1.48	1.90	24	0.16	1.29	5
BOCCE#2	Illuminance	Fc		47.04	63	28	1.68	2.25	24	0.24	1.25	5
BOCCE#3	Illuminance	Fc		45.42	58	29	1.57	2.00	24	0.19	1.16	5
BOCCE#4	Illuminance	Fc		45.21	63	27	1.67	2.33	24	0.20	1.47	5
VC#1	Illuminance	Fc		50.83	83	24	2.12	3.46	18	0.39	2.58	10
VC#2	Illuminance	Fc		50.28	65	32	1.57	2.03	18	0.14	1.41	10
VC#3	Illuminance	Fc		50.83	63	34	1.50	1.85	18	0.18	1.38	10
VC#4	Illuminance	Fc		52.39	66	37	1.42	1.78	18	0.17	1.38	10
VC#5	Illuminance	Fc		50.11	85	29	1.73	2.93	18	0.33	1.87	10
VC#6	Illuminance	Fc		50.44	61	43	1.17	1.42	18	0.12	1.36	10
VC#7	Illuminance	Fc		51.33	96	26	1.97	3.69	18	0.39	1.83	10
VC#8	Illuminance	Fc		56.39	80	27	2.09	2.96	18	0.28	1.78	10
VC#9	Illuminance	Fc		56.94	94	32	1.78	2.94	18	0.32	1.76	10

Pole Summary		
Scene: FIELD		
Channel	# Lums	MH
P1	5	40
P2	8	40
P3	5	40
P4	5	40
P5	8	40
P6	4	40

Pole Wattage Summary		
Scene: FIELD		
Channel	Total Watts	Combined Total
P1	3000	21000
P2	4800	
P3	3000	
P4	3000	
P5	4800	
P6	2400	

Luminaire Location Summary							
Scene: FIELD							
Label	X	Y	Z	Orient	Tilt	LumNo	
F2	135	98	40	201.801	69.625	1	
F2	-62	86	40	313.025	56.983	2	
F2	135	98	40	179.403	67.381	3	
F2	135	98	40	240.593	57.643	4	
F2	135	98	40	152.819	46.119	5	
F2	-62	86	40	7.334	68.555	6	
F2	-62	86	40	346.218	69.872	7	
F2	-62	86	40	39.523	52.354	8	
F2	39	30	40	26.565	68.75	9	
F2	39	30	40	73.686	64.913	10	
F2	39	30	40	105.195	64.519	11	
F2	39	30	40	150.611	68.169	12	
F2	39	30	40	38.501	70.418	13	
F2	39	30	40	139.456	69.886	14	
F2	68	-80	40	163.034	72.036	15	
F2	-62	86	40	283.449	67.078	16	
F2	-62	-80	40	69.528	63.451	17	
F2	39	30	40	196.285	66.664	18	
F2	68	-80	40	139.514	53.424	19	
F2	68	-80	40	220.365	52.695	20	
F2	-62	-80	40	45	53.339	21	
F2	-62	-80	40	310.855	50.727	22	
F2	68	-80	40	187.787	71.287	23	
F2	-62	-80	40	355.054	69.034	24	
F2	68	-80	40	175.601	71.177	25	
F2	-62	-80	40	7.892	68.58	26	
F2	68	-80	40	50.117	67.195	27	
F2	133	-64	40	225.516	62.996	28	
F2	133	-64	40	130.764	62.42	29	
F2	68	-80	40	326.083	60.217	30	
F2	68	-80	40	353.29	59.706	31	
F2	133	-64	40	155.638	55.491	32	
F2	133	-64	40	184.16	54.044	33	
F2	135	98	40	258.335	75.816	34	
F2	39	30	40	335.353	66.843	35	

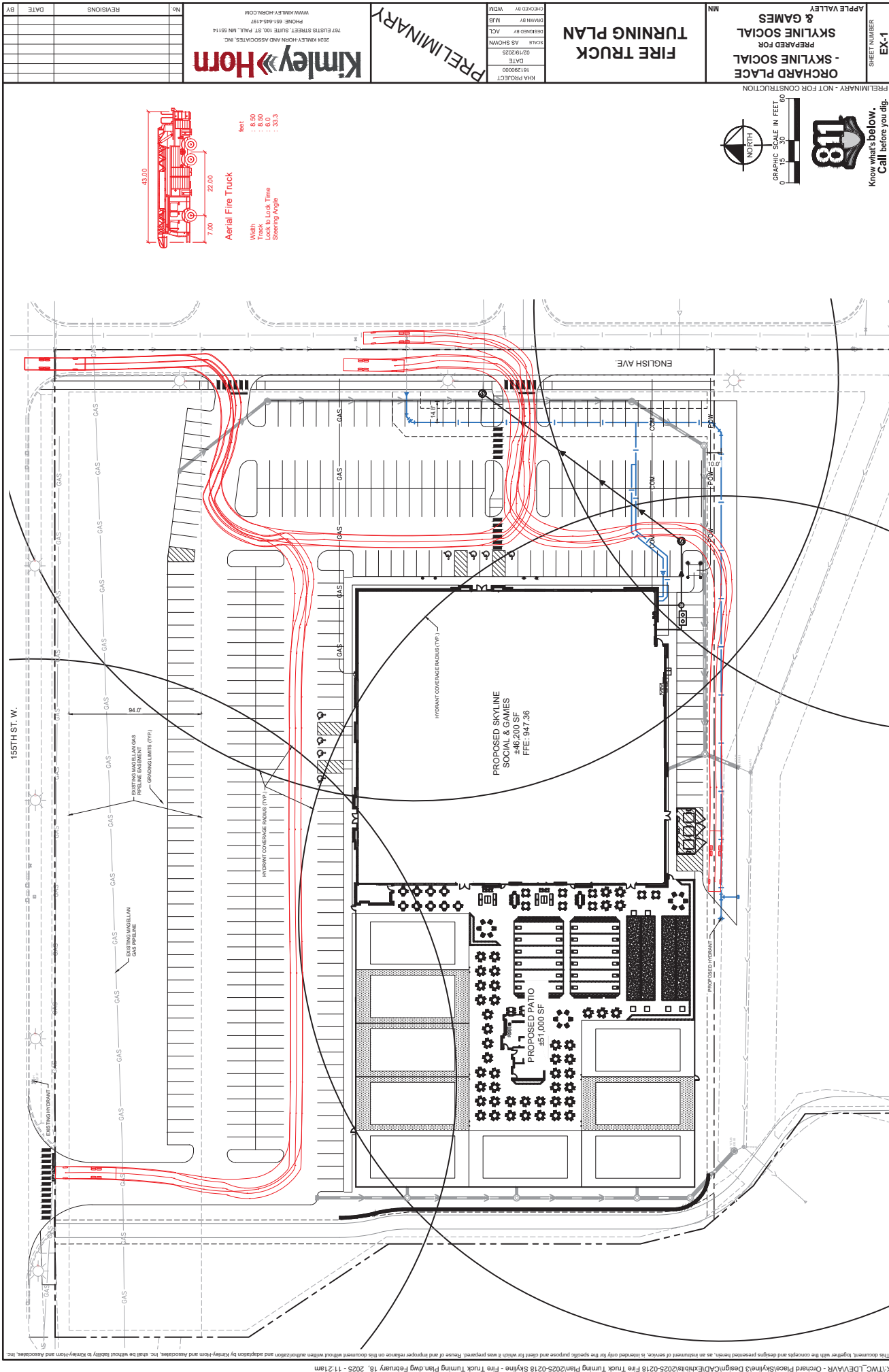
Luminaire Location Summary							
Scene: FIELD							
Label	X	Y	Z	Orient	Tilt	LumNo	

Project Name:	MN-Skyline Social & Games	Version No: V3	Drawing No: S4025
Date:	2/11/2025	Drawn By:	Edwin Liwag



1. Actual photometrics will vary from color of walls, surface texture and landscaping.
2. Actual fixture layout may vary depending on final location of fixtures. Fixture need to be adjust based on actual conditions.
3. The light loss factor (LLF) is a product of many variables, only lamp lumen depreciation (LLD) has been applied to the calculated results.
4. Illumination values shown (in footcandles) are the predicted results in the calculation summary. Meter orientation is normal to the plane of calculation.
5. It is the Owner's responsibility to confirm the suitability of the existing or proposed poles and bases based on the weight and EPA of the proposed fixtures and the owner's site soil conditions and wind zone. It is recommended that a professional engineer licensed to practice in the state the site is located be engaged to assist in this determination.
6. The landscape material shown hereon is not intended to be an accurate constant representation of any particular, such as shrub, bush, or tree.
6. Photometric reading fixture mounting height as follows in Luminaire Schedule Column Z.

Project Name:	MN-Skyline Social & Games	Version No: V3	Date:	Drawn By:
		Drawing No: S4025	2/11/2025	Edwin Liwag



PRELIMINARY SITE DEVELOPMENT PLANS
FOR
ORCHARD PLACE APARTMENTS
SECTION 35, TOWNSHIP 115N, RANGE 20W
APPLE VALLEY, DAKOTA COUNTY, MN

PROJECT TEAM:

ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.

Kimley»Horn

PREPARED BY: ARIK C. LOKENSGARD, P.E.
14800 GALAXIE AVE S, SUITE 200
APPLE VALLEY, MN 55124
TELEPHONE (952) 905-2887

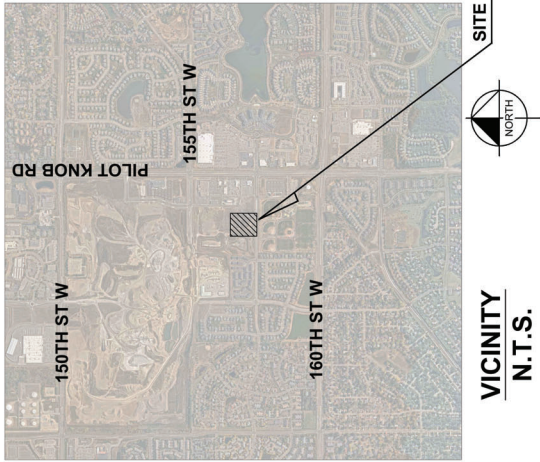
OWNER / DEVELOPER
TRIDENT DEVELOPMENT

TRIDENT

1200 25TH AVE S
ST. CLOUD, MN 56301
TELEPHONE: (320) 258-4438

LANDSCAPE ARCHITECT
KIMLEY-HORN AND ASSOCIATES, INC.
PREPARED BY: RYAN HYLLESTED, PLA
14800 GALAXIE AVE S, SUITE 200
APPLE VALLEY, MN 55124
TELEPHONE (952) 905-2887

SURVEYOR
PROBE ENGINEERING COMPANY, INC.
1000 E 146TH ST
BURNSVILLE, MN 55337
TELEPHONE: (952) 432-3000



NOTES:

- CONTRACTOR SHALL CONFIRM THAT THE EXISTING CONDITIONS FOR THE SITE MATCH THE INFORMATION ON THE DRAWINGS INCLUDING THE EXISTING UTILITIES.
- IF REPRODUCED, THE SCALES SHOWN ON THESE PLANS ARE BASED ON A 22x34 SHEET.
- ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR UTILITY SERVICES COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS, EROSION AND SEDIMENT CONTROL, AND FINAL GRADING BY THE MILESTONE DATE IN PROJECT DOCUMENTS.

Exhibit "B"



Know what's below.
Call before you dig.

NO.	REVISIONS	DATE	BY

Kimley»Horn

3024 KIMLEY-HORN AND ASSOCIATES, INC.
787 EUBANK STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-645-4197
WWW.KIMLEY-HORN.COM

PRELIMINARY

NO. PROJECT	161200000
DATE	01/29/2025
SCALE	AS SHOWN
DESIGNED BY	ACI
DRAWN BY	MBB
CHECKED BY	ACI

COVER SHEET

ORCHARD PLACE
APARTMENTS
PREPARED FOR
TRIDENT
DEVELOPMENT

APPLE VALLEY

SHEET NUMBER	C000
--------------	------

GENERAL CONSTRUCTION NOTES

1. THE CONTRACTOR AND SUBCONTRACTORS SHALL OBTAIN A COPY OF THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
3. PERFORM ALL WORK IN COMPLIANCE WITH APPLICABLE CITY REGULATIONS, STATE CODES, AND O & H STANDARDS. THE CONTRACTOR IS RESPONSIBLE FOR FURNISHING THE NECESSARY MATERIALS & LABOR TO COMPLETE THE WORK IN ACCORDANCE WITH THE SPECIFICATIONS AND REQUIREMENTS OF THE APPROPRIATE APPROVING AUTHORITIES.
4. CONTRACTOR SHALL CLEAR AND GRUB ALL AREAS UNLESS OTHERWISE INDICATED. REMOVING TREES, STUMPS, NO. 1 JACK, EXISTING PATENTMENT AND ALL OTHER OBSTACLES MATERIAL.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
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9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST EDITION OF THE STANDARD SPECIFICATIONS OF THE LOCAL JURISDICTION AND STATE DEPARTMENT OF TRANSPORTATION. ALL WORK SHALL CONFORM AS APPLICABLE TO THESE STANDARDS AND SPECIFICATIONS.

PAVING AND STRIPING NOTES

- [illegible]

CLIENT-SPECIFIC NOTES

- CONTRACTOR SHALL GRADE THE W/ ADJACENT TO BUILDING AT 1.5% OR GREATER UNLESS NOTED OTHERWISE
- FINAL GRADING SHALL INCLUDE THE USE OF JUMPING JACK COMPACTOR TO RECOMPACT THE SOIL ADJACENT TO THE BUILDING PRIOR TO THE PLACEMENT OF THE TOPSOIL.
- THE UTILITY SUBCONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF CHICAGO AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION. THE SPECIFICATIONS SET FORTH BY THE AUTHORITY HAVING JURISDICTION SHALL PREVAIL OVER ANY OTHERS.
- THE UTILITY SUBCONTRACTOR IS RESPONSIBLE FOR DRAIN TILE CONNECTED TO THE STORM SEWER SYSTEM THAT ENIT CONNECTED TO THE BUILDING DRAIN TILE SYSTEM.
- THE WATER LINE SHALL BE BROUGHT IN TO THE BUILDING FLE SYSTEM.
- THE UTILITY SUBCONTRACTOR SHALL BE RESPONSIBLE FOR BRINGING ALL UTILITIES INTO THE BUILDING MECHANICAL ROOM. FLUSHED, THE SANITARY SEWER LINE SHALL BE INSTALLED WITH A MINIMUM SLOPE OF 1/8" PER FOOT.

EROSION CONTROL NOTES

1. THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IS COMPOSED OF THE EROSION CONTROL PLAN, THE STANDARD DETAILS, THE PLAN NARRATIVE, ATTACHMENTS INCLUDED IN THE SPECIFICATIONS AND THE SHEET PAYS FOR THE PERMITS AND THE EROSION CONTROL REPORTS DURING CONSTRUCTION.
2. THE EROSION CONTROL PLAN SHALL BE REVIEWED AND APPROVED BY THE STATE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (GENPAC PERMIT) PRIOR TO BECOME FINAL.
3. THE EROSION CONTROL PLAN SHALL BE REVIEWED AND APPROVED BY THE STATE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (GENPAC PERMIT) PRIOR TO BECOME FINAL.
4. BEST MANAGEMENT PRACTICES (BMPs) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE, OR LOCAL REGULATIONS FOR THE DURATION OF CONSTRUCTION.
5. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE REQUIREMENTS OF THE EROSION CONTROL PLAN AND THE STANDARD DETAILS. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND ATTACHMENTS FROM THE CONSTRUCTION SITE LOG AND THE EROSION CONTROL PLAN. THE CONTRACTOR SHALL OBTAIN A COPY OF THE EROSION CONTROL PLAN AND THE STANDARD DETAILS FROM THE CONSTRUCTION SITE LOG AND THE EROSION CONTROL PLAN.
6. THE CONTRACTOR SHALL FIELD AND PROVIDE ADDITIONAL EROSION CONTROL BMPs AS REQUIRED TO PREVENT EROSION AND SEDIMENTATION FROM THE CONSTRUCTION SITE LOG AND THE EROSION CONTROL PLAN. THE CONTRACTOR SHALL OBTAIN A COPY OF THE EROSION CONTROL PLAN AND THE STANDARD DETAILS FROM THE CONSTRUCTION SITE LOG AND THE EROSION CONTROL PLAN.
7. WITHIN THE SWPPP DOCUMENTS STORED IN THE JOB SITE TRAILER:
 - A. BMPs SHOWN ON THE EROSION AND SEDIMENT CONTROL PLAN AND IN THE STORM WATER POLLUTION PREVENTION PLAN SHALL BE MAINTAINED AND MONITORED DURING CONSTRUCTION.
 - B. EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED DAILY BY THE CONTRACTOR AND A SIGNATURE AND DATE SHALL BE PLACED AT THE END OF EACH EROSION OR SEDIMENT CONTROL BMP.
8. EROSION OR SEDIMENT CONTROL BMPs SHALL BE MAINTAINED OR REPLACED IF THEY SHOW SIGNS OF UNEXPECTED DEGRADATION OR DETERIORATION.
9. ALL SEEDED AREAS SHALL BE CHECKED REGULARLY TO VERIFY THAT A HEALTHY STAND OF VEGETATION HAS BEEN ESTABLISHED AND MAINTAINED AND RE-SEEDING IS REQUIRED, REFER TO THE LANDSCAPE PLAN AND PROJECT SPECIFICATIONS.
10. SILT FENCES SHALL BE REPAIRED TO THEIR ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED FROM THE SILT FENCES WHEN IT REACHES ONE THIRD THE HEIGHT OF THE SILT FENCE.
11. THE ROCK CONSTRUCTION ENTRANCES SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT SEDIMENT FROM BEING WASHED AWAY. THIS WILL REQUIRE PERIODIC ADDITIONS OF ROCK TOP PRESSING AS CONDITIONS DEMAND.
12. THE TEMPORARY PARKING AND STORAGE AREA SHALL BE KEPT IN GOOD CONDITION (SUITABLE FOR PARKING AND STORAGE). THIS WILL REQUIRE PERIODIC ADDITIONS OF TOP DRESSING (A) TEMPORARY PARKING CONDITIONS DEMAND.
13. PERFORM ALL MAINTENANCE OPERATIONS IN A TIMELY MANNER BUT IN NO CASE LATER THAN 2

GRADING AND DRAINAGE NOTES

- [illegible]

WATER STORM SEWER & SANITARY SEWER NOTES

- [illegible]

GENERAL NOTES

KHA PROJECT	161306000	DATE	01/29/2025	SCALE	AS SHOWN
DESIGNED BY	AOL	DRAWN BY	MJB	CHECKED BY	AOL

PRELIMINARY

[illegible]

imley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
707 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-645-1197
WWW.KIMLEY-HORN.COM

ORCHARD PLACE APARTMENTS PREPARED FOR TRIDENT DEVELOPMENT	C100
APPLE VALLEY	SHEET NUMBER
MN	

To: Rockport, LLC
Kimley - Horn and Associates, Inc.:
First American Title Insurance Company:

This is to certify that this map or plat and the survey on which it is based is a correct representation of the land platted and has been performed in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, as published by the National Board of Standards and Practices, and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 5, 6(a), 7(a), 8, 11 (b), 13, 16, and 17 of Table A thereof.

The field work was completed on January 13, 2025.

Dated this 27TH day of January, 2025.

Russell P. Dault
Russell P. Dault RLS
Minnesota License No. 19086
Probe Engineering Company, Inc.

PROPERTY DESCRIPTION:

Parcel 1:
OUTLOT D
ORCHARD PLACE 2ND ADDITION
Located in the County of Dakota,
State of Minnesota.
Recorded as Doc. No. 3476763

Parcel 2:

Utility Line Easements, Drainage easements, Ingress and Egress and Parking Easement, and Driveway Access Easements as set forth in Reciprocal Easement Agreement and Declaration of Covenants, Conditions and Restrictions (Orchard Place 2nd Addition) dated June 22, 2021, recorded July 13, 2021, as Document No. 3476766, as amended by First Amendment to Reciprocal Easement Agreement and Declaration of Covenants, Conditions and Restrictions, dated September 17, 2024, recorded September 19, 2024, as Document No. 3646253.

SITE ADDRESS: Vacant Lot
Apple Valley, MN 55124

TOTAL SITE LAND AREA: 706,720 Sq. Ft. = 16.22 Acres

CURRENT ZONING: Sand and Gravel (SG)
(Per City Zoning Map dated 7-17-2024)

FLOOD ZONE CLASSIFICATION: Zone X, Flood Insurance Map No. 27037 C0210E, Dated 12-02-2011.

UTILITIES SHOWN ARE PER FIELD LOCATIONS AS MARKED AND OBSERVED.

ALTA/NSPS LAND TITLE SURVEY REQUIREMENTS (additional Table A items):

No. 16: Proposed buildings for this site not shown.
No. 17: There has been no current street construction at the time of this survey.

Current Title Commitment referenced for this survey is from First American Title Insurance Company, File No. NCS-1167148-MPLS, dated 12-27-2024.

The items listed in Schedule B, Part 2, Numbers 9-19 are either shown on survey, labeled as not affecting this property or labeled as not plottable on survey.

Per First American Title Insurance Company, Title Commitment File Number, NCS-1167148-MPLS, dated 12-27-2024, Schedule B, Part 2 exceptions affecting this property are listed below:

Item No. 9 are Pipeline Easements, Partial Releases and Grant of Right of Way and Encroachment Agreement is shown on this survey.

Item No. 10 is an easement for trail and underpass purposes and is shown on this survey.

Item No. 11 is an easement for right of way, sidewalk, trail, drainage and utility purposes and is shown on this survey.

Item No. 12 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 13 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 14 is a Waiver of Objection to Special Assessments and is not plottable on this survey.

Item No. 15 are drainage and utility easements per final plat recorded as Doc. No. 3476763 and are shown on this survey.

Item No. 16 are terms and conditions of the Development Agreement and is not plottable on this survey.

Item No. 16 are terms of a Reciprocal Easement, Covenants and other Restrictions and are not plottable on this survey.

Item No. 17 are terms as contained in a Reciprocal Easement Agreement and amendment and are not plottable on this survey.

Item No. 18 is an Access Restriction Easement and amendment and is shown on this survey.

Item No. 19 is a Drainage and Utility Easement and is shown on this survey.

CONTACT CITY OF APPLE VALLEY FOR SANITARY SEWER, WATERMAIN, STORMWATER MANAGEMENT AND STREET MAINTENANCE.
952-432-2500

CONTACT DAKOTA ELECTRIC ASSN. FOR ELECTRIC POWER MANAGEMENT.
651-463-6212

CONTACT FRONTIER COMMUNICATIONS FOR TELEPHONE MANAGEMENT.
800-778-9140

CONTACT CENTER POINT ENERGY FOR GAS SERVICE MANAGEMENT.
608-223-2014

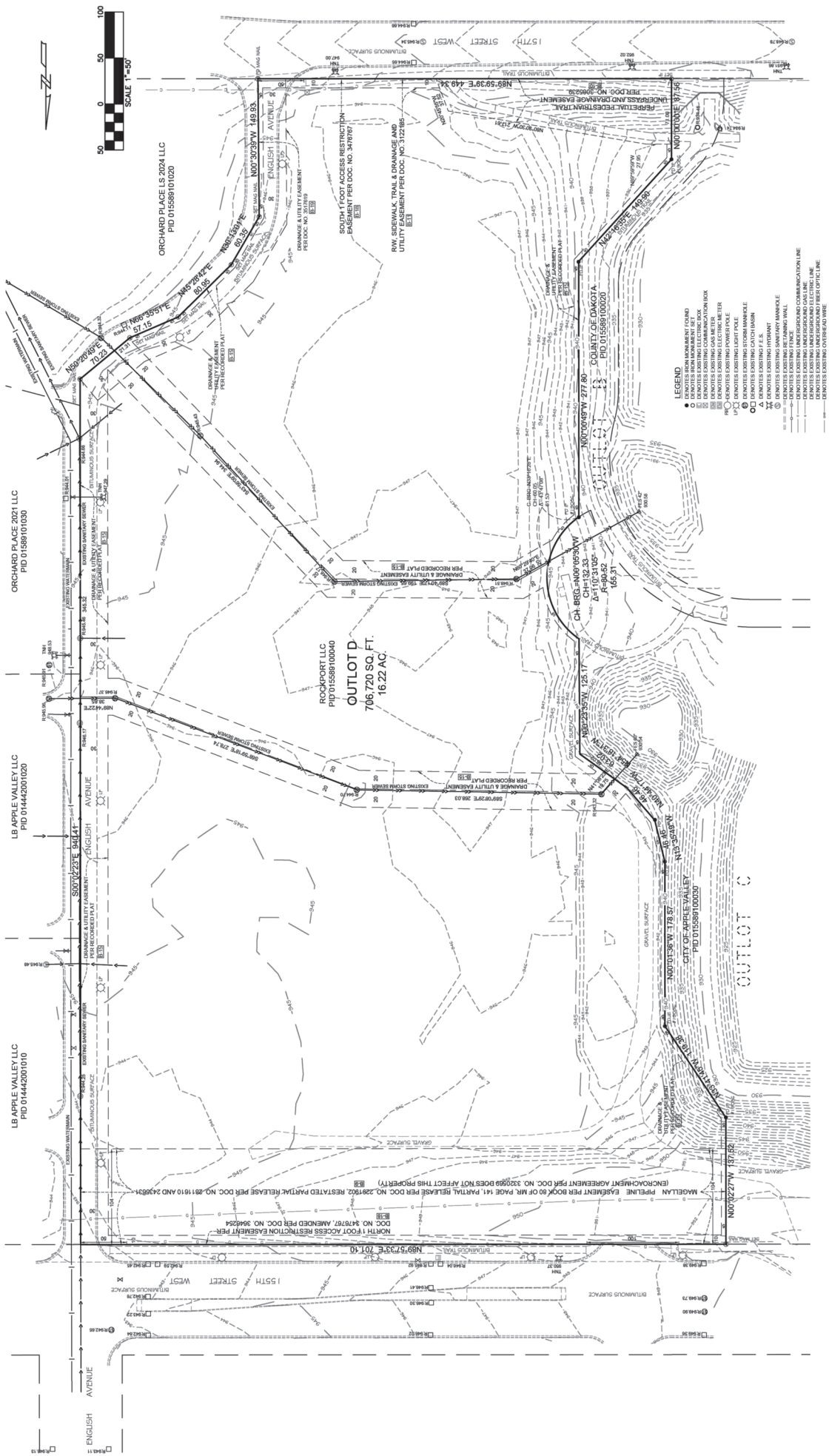
REVISIONS

NO.	DATE	DESCRIPTION

PREPARED FOR:

KIMLEY-HORN
14600 GALAXIE AVE STE 200
APPLE VALLEY, MN 55124

DESIGNED	CHECKED
DATE	DATE
SHEET	11/12/2024
AS SHOWN	AS SHOWN
JOB NO.	16179-30

[illegible]



Know what's below.
Call before you dig.



PRELIMINARY - NOT FOR CONSTRUCTION

SHEET NUMBER
C300

ORCHARD PLACE
APARTMENTS
PREPARED FOR
TRIDENT
DEVELOPMENT
APPLE VALLEY

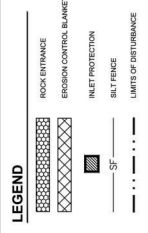
EROSION AND
SEDIMENT
CONTROL PLAN -
PHASE 1

NO. PROJECT	161030000
DATE	01/29/2025
DESIGNED BY	MBB
CHECKED BY	ACL

PRELIMINARY

Kimley-Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
707 EUBANK STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-445-4197
WWW.KIMLEY-HORN.COM

NO.	REVISIONS	DATE	BY



EROSION CONTROL PLAN NOTES

1. THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IS COMPRSED OF THE EROSION CONTROL PLAN, THE SWPPP, PLUS THE PERMIT AND ALL ATTACHED EXHIBITS. THE EROSION CONTROL PLAN IS A REQUIRED PART OF THE PERMIT. THE EROSION CONTROL PLAN SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION. THE EROSION CONTROL PLAN SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION. THE EROSION CONTROL PLAN SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION.
2. ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH LAND DISTURBING ACTIVITIES SHALL BE REQUIRED TO MAINTAIN AND UPDATE THE EROSION CONTROL PLAN. THE EROSION CONTROL PLAN SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION. THE EROSION CONTROL PLAN SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION.
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SWPPP UPDATES & AMENDMENTS

THE SWPPP SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION. THE SWPPP SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION. THE SWPPP SHALL BE MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION.

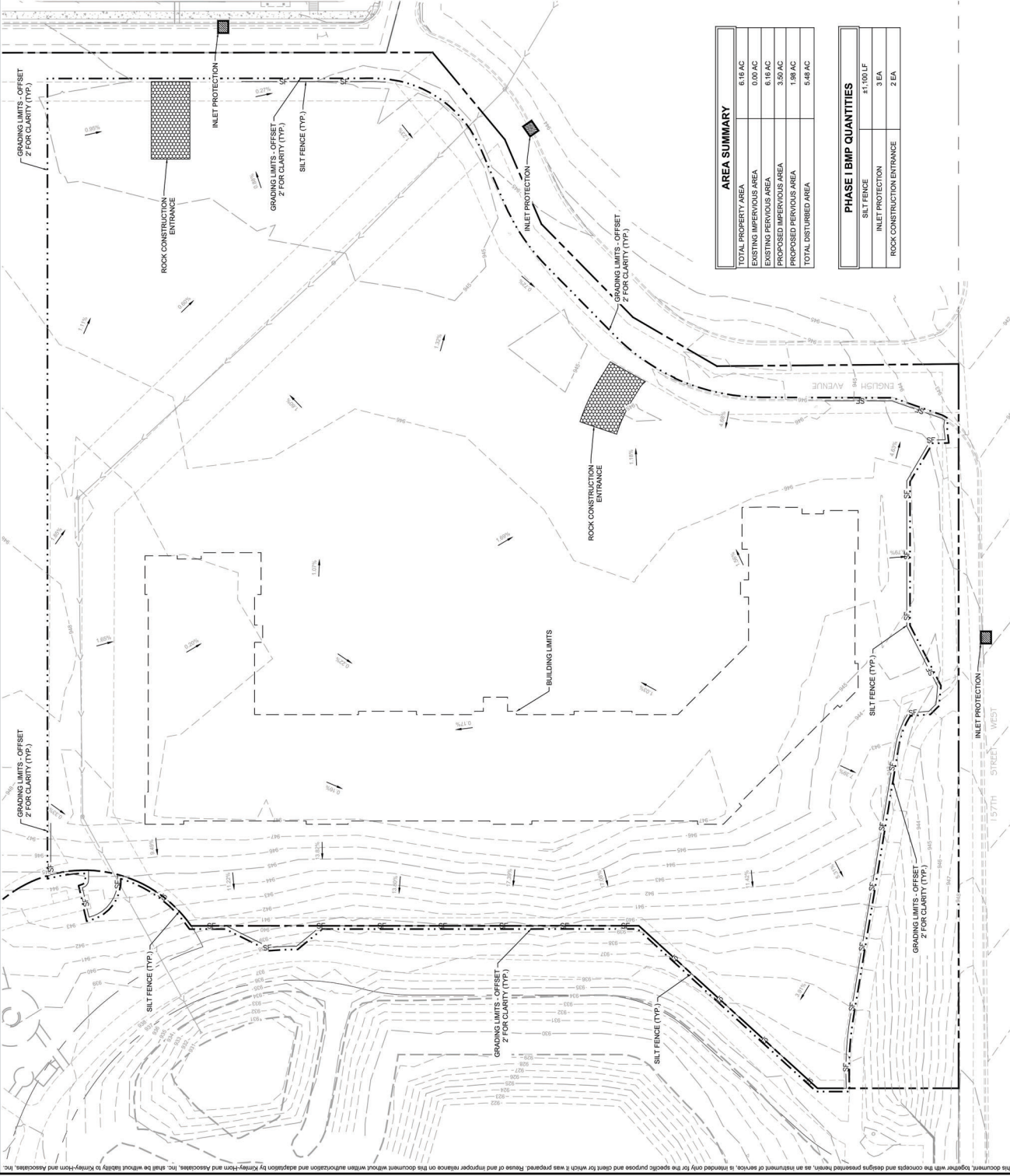
PHASE 1 SEQUENCE OF CONSTRUCTION

1. INSTALL PERIMETER EROSION CONTROL (I.E. SILT FENCE) AND INLET PROTECTION AT ALL EXISTING AND PROPOSED EROSION CONTROL LOCATIONS.
2. CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WALKWAY AT ALL EXISTING AND PROPOSED EROSION CONTROL LOCATIONS.
3. CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WALKWAY AT ALL EXISTING AND PROPOSED EROSION CONTROL LOCATIONS.
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8. CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WALKWAY AT ALL EXISTING AND PROPOSED EROSION CONTROL LOCATIONS.

NOTE: THE SEQUENCE OF CONSTRUCTION IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL PLAN. THE CONTRACTOR IS RESPONSIBLE FOR DEVELOPING THE DETAILED CONSTRUCTION PLAN. THE CONTRACTOR SHALL MAINTAIN AND UPDATE THE EROSION CONTROL PLAN THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN AND UPDATE THE EROSION CONTROL PLAN THROUGHOUT CONSTRUCTION.

AREA SUMMARY	
TOTAL PROPERTY AREA	6.16 AC
EXISTING IMPERVIOUS AREA	0.00 AC
PROPOSED IMPERVIOUS AREA	6.16 AC
TOTAL DISTURBED AREA	6.16 AC

PHASE 1 BMP QUANTITIES	
SILT FENCE	\$1,100 LF
INLET PROTECTION	3 EA
ROCK CONSTRUCTION ENTRANCE	2 EA



This document, together with the conceptual and design drawings presented herein, is an instrument of service, in and to the extent of the specific purpose and intent for which it was prepared. It is intended solely for the use of the client and its authorized representatives. It is not to be used for any other purpose without the written consent of Kimley-Horn and Associates, Inc. It shall be the responsibility of the client to ensure that this document is used only for the purposes intended and that it is not used for any other purpose without the written consent of Kimley-Horn and Associates, Inc.



PHASE II BMP QUANTITIES	
SILT FENCE	± 1,600 LF
INLET PROTECTION	16 EA
ROCK CONSTRUCTION ENTRANCE	2 EA
BIOROLL	± 150 LF

PHASE II BMP QUANTITIES	
SILT FENCE	±1,600 LF
INLET PROTECTION	16 EA
ROCK CONSTRUCTION ENTRANCE	2 EA
BIOROLL	± 150 LF

PHASE 2 SEQUENCE OF CONSTRUCTION

- [illegible]

C301

**ORCHARD PLACE
APARTMENTS
PREPARED FOR
TRIDENT
DEVELOPMENT
VALLEY
NM**

**EROSION AND
SEDIMENT
CONTROL PLAN -
PHASE 2**

KHA PROJECT	161306000	DATE	01/29/2025	SCALE	#####	DESIGNED BY	ACL	DRAWN BY	MJB	CHECKED BY	ACL
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PRELIMINARY

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767 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-645-4197
WWW.KIMLEY-HORN.COM

EROSION CONTROL PLAN NOTES

- [illegible]

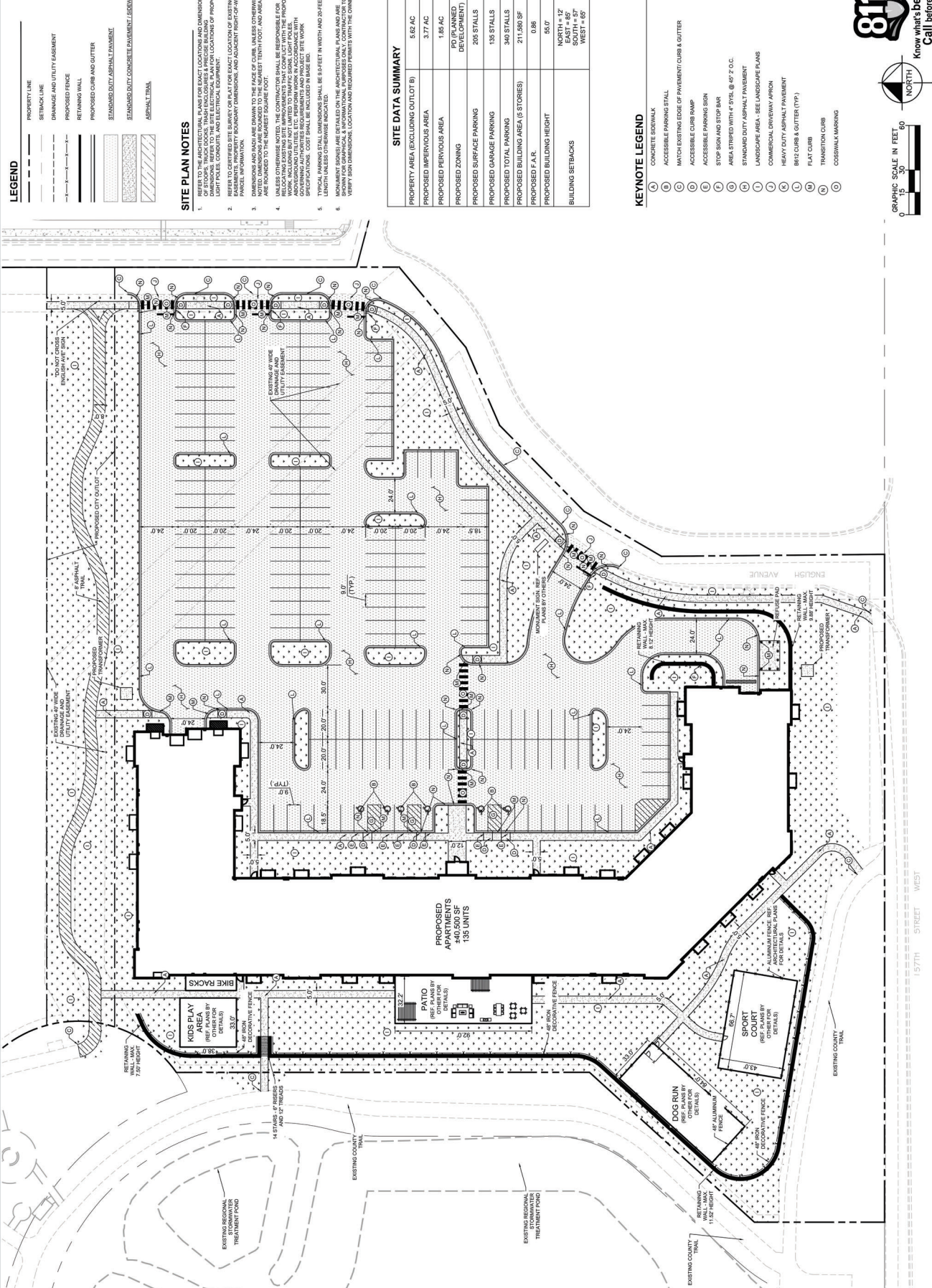
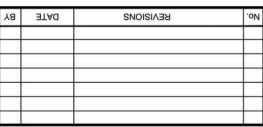
LEGEND

	ROCK ENTRANCE
	EROSION CONTROL BLANKET
	INLET PROTECTION
	SILT FENCE
	LIMITS OF DISTURBANCE
	SAFETY FENCE
	BIOROLL

KHA PROJECT	161306000	DATE	01/29/2025	SCALE	AS SHOWN	DESIGNED BY	ACL	DRAWN BY	MJB	CHECKED BY	ACL
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PRELIMINARY

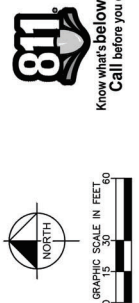
Kimley»Horn
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PHONE: 651-645-4197
WWW.KIMLEY-HORN.COM



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STORM SEWER PLAN	DESIGNED BY A.C.L. SCALE AS SHOWN DATE 01/29/2025 KHA PROJECT 161306000	CHECKED BY A.C.L. DRAWN BY MJB
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PRELIMINARY

[illegible]



PLANT SCHEDULE

SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	N/A	COL
OVERSTORY TREES						
	BRO	3	BUR OAK	QUERCUS MACROCARPA	B & B	2.5' CAL
	CBO	26	CRIMSON SPICE OAK	QUERCUS ROBURA X ALBA CRIMSCHMIDT	B & B	2.5' CAL
	GNK	6	AUTUMN GOLD GINKGO TREE	GINKGO BILBOA 'AUTUMN GOLD TM'	B & B	2.5' CAL
	NPO	12	NORTHERN PIN OAK	QUERCUS ELLIPSOIDALIS	B & B	2.5' CAL
	PRE	11	PRINCETON AMERICAN ELM	ULMUS AMERICANA 'PRINCETON'	B & B	2.5' CAL
	SHL	9	SKYLINE HONEY LOCUST	GLEDTISIA TRIACANTHOS INERMIS 'SKYLINE'	B & B	2.5' CAL
	STL	5	SENTRY LINDEN	TILIA AMERICANA 'MCSENTRY'	B & B	2.5' CAL
	SVO	5	SWAMP WHITE OAK	QUERCUS BICOLOR	B & B	2.5' CAL
CONIFEROUS TREE						
	BHS	8	BLACK HILLS SPRUCE	PICEA GLAUCA 'TENGSTADT'	B & B	6' HT.
	CHH	2	CANADIAN HEMLOCK	TSUGA CANADENSIS	B & B	6' HT.
	CRC	13	EASTERN RED CEDAR	JUNIPERUS VIRGINIANA	B & B	6' HT.
	MYS	3	MEYER SPRUCE	PICEA MEYERI	B & B	6' HT.
	SCP	6	SCOTCH PINE	PINUS SYLVESTRIS	B & B	6' HT.
	WHP	8	WHITE PINE	PINUS STROBUS	B & B	6' HT.
ORNAMENTAL TREE						
	PRC	5	PRAIRIE ROSE CRABAPPLE	MALUS IOENSIS 'PRAIRIE ROSE'	B & B	1.5' CAL
	RIV	15	RIVER BIRCH MULTI-TRUNK	BETULA NIGRA	B & B	1.5' CAL
	TCH	4	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUS-GALLI INERMIS TM	B & B	1.5' CAL
DECIDUOUS SHRUBS						
	AWW	18	ARCTIC BLUE WILLOW	SALIX PURPUREA 'CANYON BLUE'	#6 CONT.	5' O.C.
	GLS	14	GRO-LOW FRAGRANT SUMAC	RHUS AROMATICA 'GRO-LOW'	#6 CONT.	4' O.C.
	GMS	65	GOLDMOUND SPIREA	SPIRAEA X 'GOLDMOUND'	#6 CONT.	3' O.C.
	IRO	77	ISANTI REDOSIER DOGWOOD	CORNUS SERICEA 'ISANTI'	#6 CONT.	5' O.C.
	LDN	28	LITTLE DEVIL INNEBARK	PHYSCOCARPUS OPULIFOLIUS 'DONNA MAY TM'	#6 CONT.	4' O.C.
	PAM	33	PAM RHODODENDRON	RHODODENDRON X 'P.J.M.'	#6 CONT.	4' O.C.
	SEM	14	SEM FALSESPHREA	SORBARIA SORBIFOLIA 'SEM'	#6 CONT.	3' O.C.

EVERGREEN SHRUBS						
	ELY	34	EVERLOW HYBRID YEW	TAXUS X MEDIA 'EVERLOW'	#6 CONT.	4' O.C.
	MGP	30	MUGO PINE	PINUS MUGO 'SLOWMOUND'	#6 CONT.	5' O.C.
	SER	27	SPARTAN EASTERN REDCEDAR	JUNIPERUS VIRGINIANA 'SPARTAN'	#6 CONT.	5' O.C.
ORNAMENTAL GRASSES						
	BBB	125	BLACKHAWKS BIG BLUESTEM	ANDROPOGON GERARDII 'BLACKHAWKS'	#1 CONT.	36" O.C.
	FLG	127	FLAME GRASS	MISCANTHUS X 'PURPUREASCENS'	#1 CONT.	36" O.C.
	HMS	84	HEAVY METAL SWITCHGRASS	PANICUM VIRGATUM 'HEAVY METAL'	#1 CONT.	3' O.C.
	NSG	89	NORTHRINO SWITCH GRASS	PANICUM VIRGATUM 'NORTHWIND'	#1 CONT.	36" O.C.
	PDS	127	PRAIRIE DROPSPEED	SPOROBOLUS HETEROLEPIS	#1 CONT.	18" O.C.
PERENNIALS						
	ALL	171	MILLENUM ORNAMENTAL ONION	ALLIUM X 'MILLENUM'	#1 CONT.	24" O.C.
	BEE	84	BEE-YOU™ BEE-MERRY BEE BALM	MONARDA X 'BEE-MERRY'	#1 CONT.	24" O.C.
	BES	90	BLACK-ETED SUSAN	RUBECANDIA FLUGIDA 'GOLDSTURN'	#1 CONT.	18" O.C.
	MCB	234	MOONBEAM COREOPSIS	COREOPSIS X 'MOONBEAM'	#1 CONT.	18" O.C.
	MSY	123	MOONSHINE YARROW	ACHILLEA X 'MOONSHINE'	#1 CONT.	24" O.C.
	RBS	180	RUBY STAR CORNELFLOWER	EOHNACIA PURPUREA 'RUBY STAR'	#1 CONT.	26" O.C.
	RHA	44	RHINELAND ASTILE	ASTILEBE JAPONICA 'RHINELAND'	#1 CONT.	18" O.C.
	WLC	211	WALKERS LOW CATMINT	NEPETA X 'FASSENII' 'WALKERS LOW'	#1 CONT.	18" O.C.

NOTE: QUANTITIES ON PLAN SUPERSEDE LIST QUANTITIES IN THE EVENT OF A DISCREPANCY.

ABBREVIATIONS:
B&B = BALLED AND BURLAPPED CAL = CALIPER HT. = HEIGHT MIN. = MINIMUM O.C. = ON CENTER SP. = SPECIES
QTY. = QUANTITY

DRESSER BOULDER WITH SMOOTH EDGES (LOCAL STONE SOURCE). SIZE RANGE FROM 24" TO 48" (4) DIAMETER. DO NOT USE CRACKED OR BROKEN BOULDERS. SEE LANDSCAPE PLAN FOR LOCATION. BOULDERS NOT TO BE PLACED CLOSER THAN 2' TO ANY PAVEMENT AND NO FURTHER THAN 3'.

SEE LANDSCAPE PLAN FOR MATERIAL

COMPACTED SUBGRADE
MINIMUM 1/3 OF BOULDER BURIED BENEATH FINISH GRADE
UNDISTURBED SUBGRADE

SECTION

1 DECORATIVE BOULDER DETAIL

SCALE NTS.

NO.	REVISIONS	DATE	BY

2024 KIMLEY-HORN AND ASSOCIATES, INC.
787 EUSTIS STREET, SUITE 100, ST. PAUL, MN 55114
PHONE: 651-445-4197
WWW.KIMLEY-HORN.COM

PRELIMINARY

NSHA PROJECT	161200000
DATE	01/29/2025
SCALE	AS SHOWN
DESIGNED BY	ATK
CHECKED BY	RAY

LANDSCAPE SCHEDULE

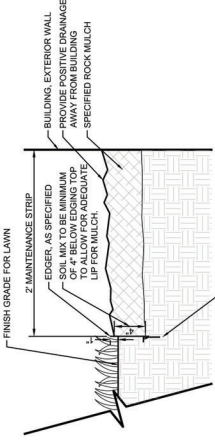
ORCHARD PLACE
APARTMENTS
PREPARED FOR
TRIDENT
DEVELOPMENT

APPLE VALLEY

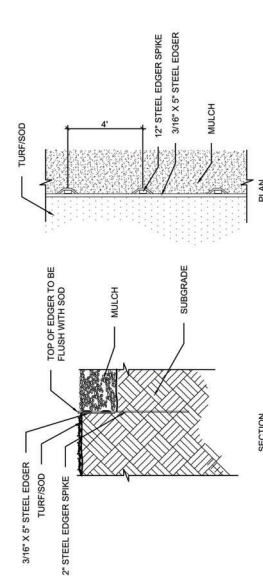
SHEET NUMBER
L101

PRELIMINARY - NOT FOR CONSTRUCTION

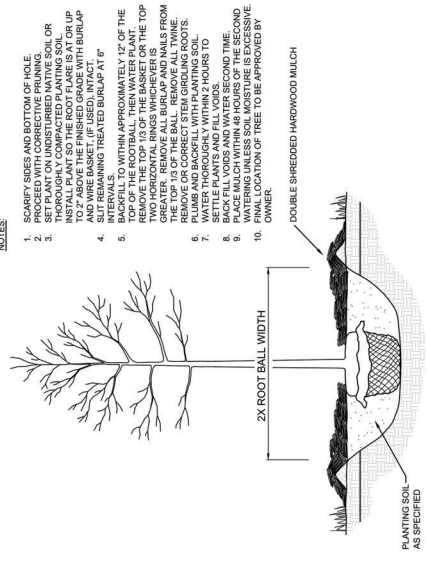
4 MAINTENANCE STRIP DETAIL



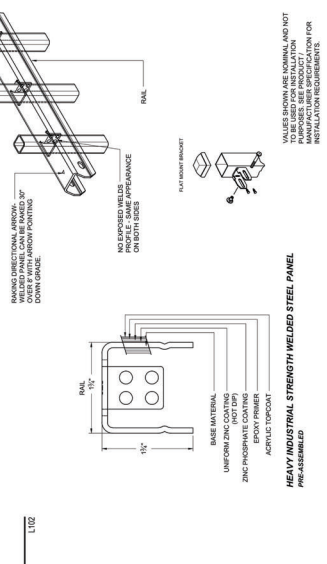
3 STEEL EDGER DETAIL



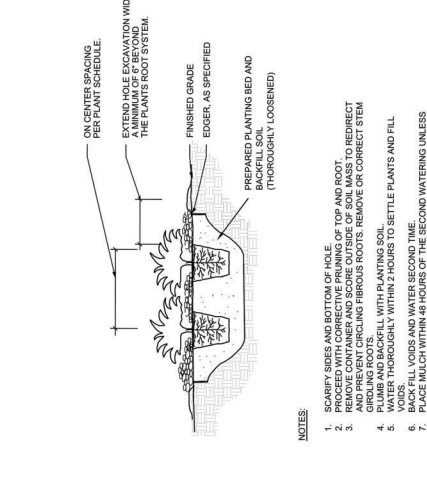
1 TREE PLANTING DETAIL



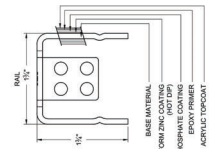
5 ORNAMENTAL FENCE AND GATE DETAIL



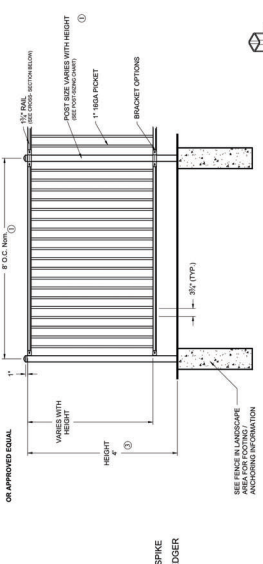
2 SHRUB / PERENNIAL PLANTING DETAIL



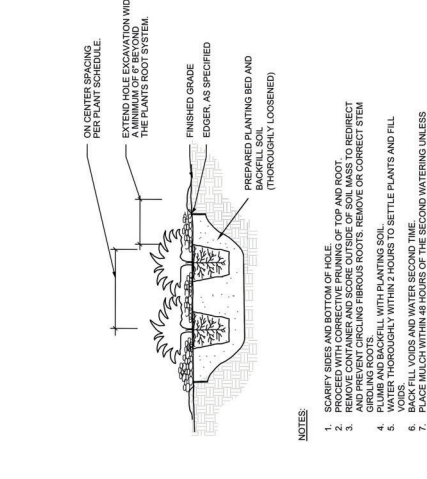
HEAVY INDUSTRIAL STRENGTH WELDED STEEL PANEL PRE-ASSEMBLED



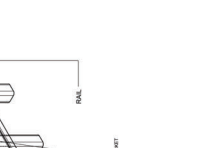
3 STEEL EDGER DETAIL



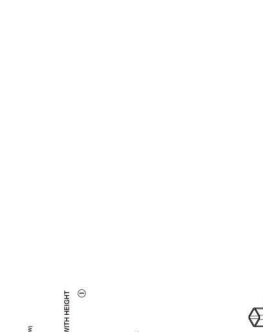
2 SHRUB / PERENNIAL PLANTING DETAIL



HEAVY INDUSTRIAL STRENGTH WELDED STEEL PANEL PRE-ASSEMBLED



3 STEEL EDGER DETAIL



2 SHRUB / PERENNIAL PLANTING DETAIL



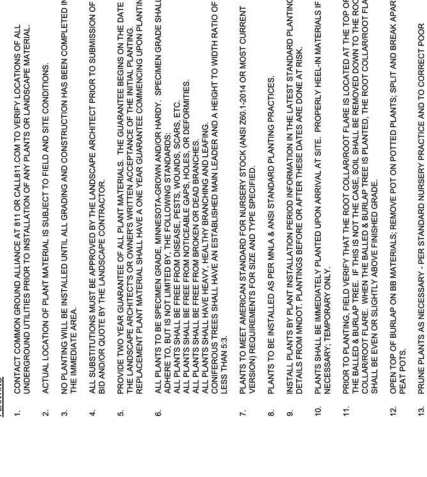
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3 STEEL EDGER DETAIL



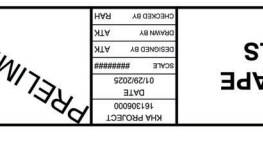
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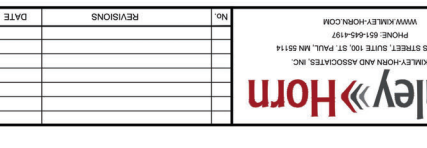
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3 STEEL EDGER DETAIL



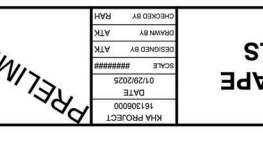
2 SHRUB / PERENNIAL PLANTING DETAIL



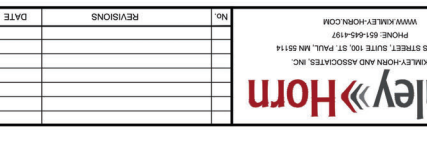
HEAVY INDUSTRIAL STRENGTH WELDED STEEL PANEL PRE-ASSEMBLED



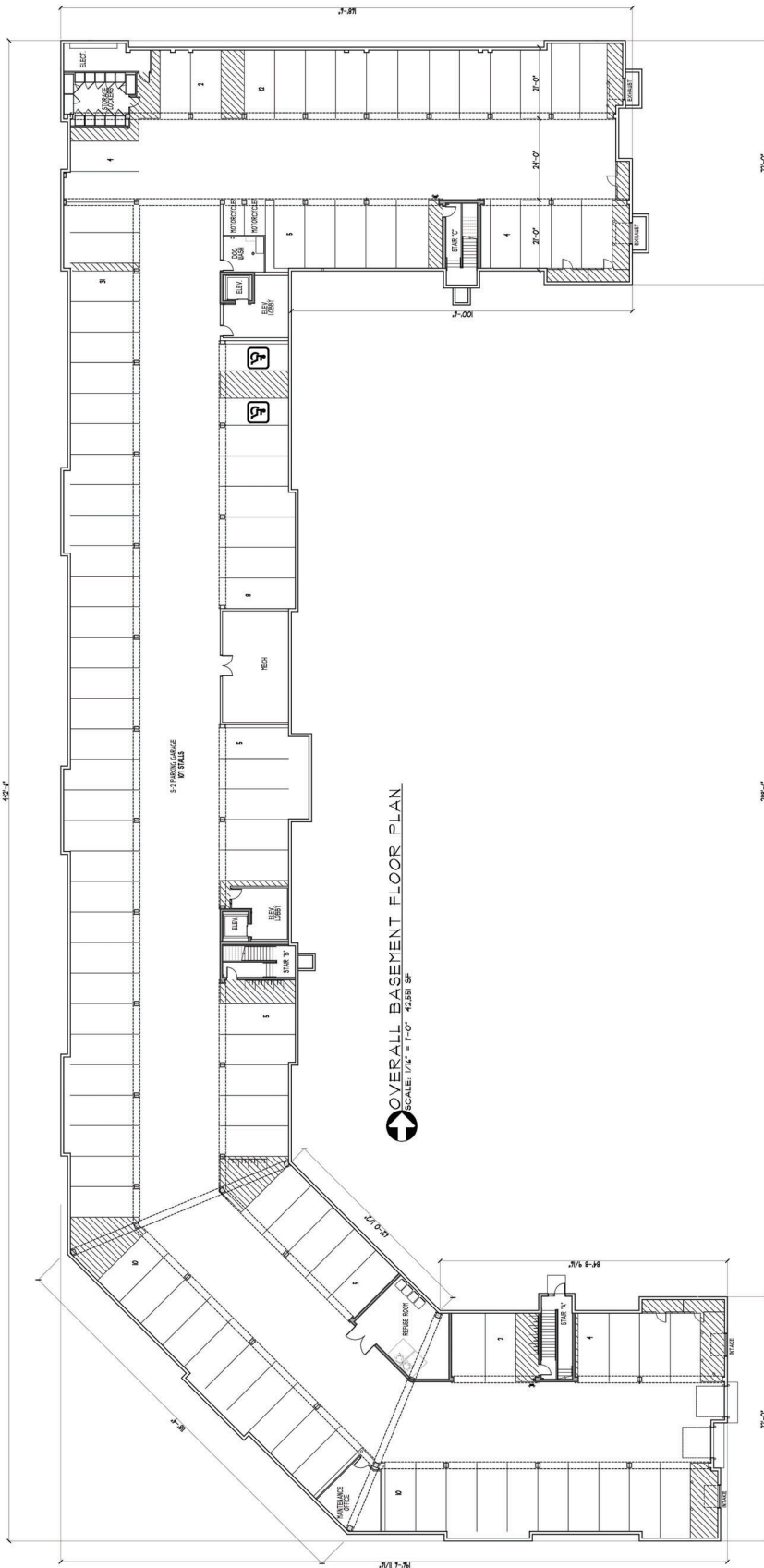
3 STEEL EDGER DETAIL



2 SHRUB / PERENNIAL PLANTING DETAIL



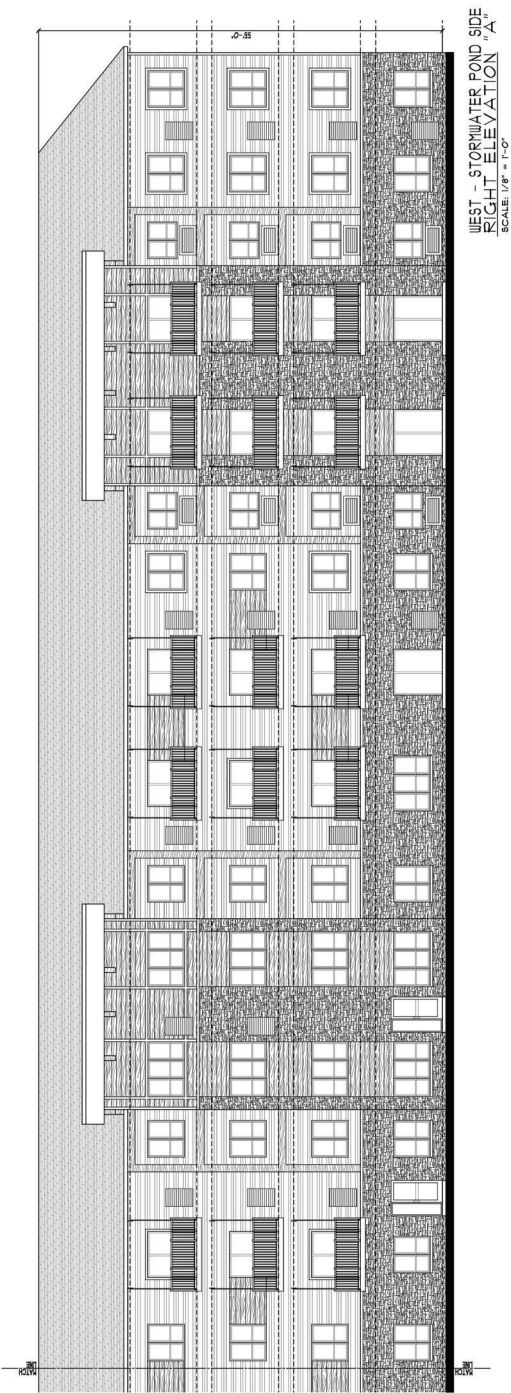






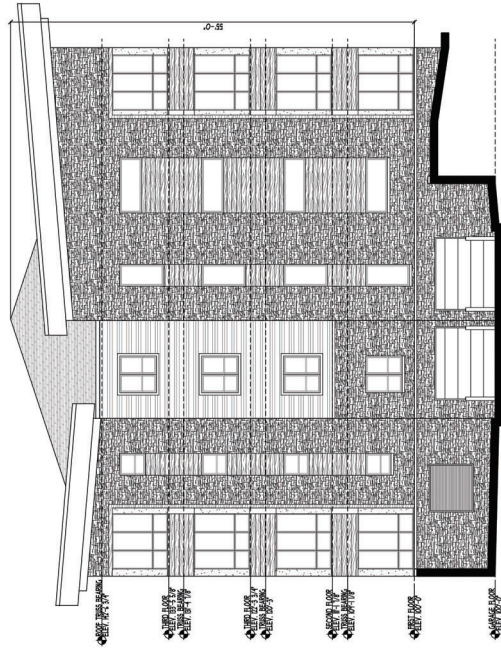


UNIT NO.		UNIT MIX				TOTAL	UNIT AREA	TOTAL TYPE	TOTAL
		1ST FLOOR	2ND FLOOR	3RD FLOOR	4TH FLOOR				
A	SC (1/2 BATH)	-	1	1	1	3	114 SF		
B	SC (2 1/2 BATH)	2	2	2	2	8	484 SF	15%	20
C	SC (3 1/2 BATH)	1	1	1	1	4	454 SF		
D	SC (4 BATH)	1	1	1	1	4	472 SF		
E	SC (5 BATH)	1	-	-	-	1	516 SF		
F	SC (6 BATH)	1	1	1	1	4	114 SF		
G	SC (7 BATH)	1	2	2	2	7	712 SF		
H	SC (8 BATH)	2	2	3	3	10	824 SF		
I	SC (9 BATH)	3	5	5	5	18	1114 SF		
J	SC (10 BATH)	1	-	-	-	1	1114 SF		
K	SC (11 BATH)	1	-	-	-	1	1114 SF		
L	SC (12 BATH)	1	-	-	-	1	1114 SF		
M	SC (13 BATH)	1	1	1	1	4	1114 SF		
N	SC (14 BATH)	1	1	1	1	4	1114 SF		
O	SC (15 BATH)	1	1	1	1	4	1114 SF		
P	SC (16 BATH)	1	-	-	-	1	851 SF		
Q	SC (17 BATH)	-	1	1	1	3	681 SF		
R	SC (18 BATH)	-	1	1	3	814 SF			
S	SC (19 BATH)	-	-	-	1	1	114 SF		
T	SC (20 BATH)	-	1	1	3	114 SF			
U	SC (21 BATH)	-	1	1	-	2	1,016 SF		
V	SC (22 BATH)	-	1	1	1	3	1,003 SF		
W	SC (23 BATH)	1	2	2	2	7	1,072 SF		
X	SC (24 BATH)	1	2	2	2	7	1,072 SF		
Y	SC (25 BATH)	-	1	1	1	3	1,185 SF		
Z	SC (26 BATH)	-	1	1	1	3	1,144 SF		
AA	SC (27 BATH)	-	1	1	1	3	1,221 SF		
AB	SC (28 BATH)	-	1	1	1	3	1,236 SF		
AC	SC (29 BATH)	-	1	1	1	3	1,199 SF		
AD	SC (30 BATH)	-	-	-	-	1	1,199 SF		
AE	SC (31 BATH)	-	-	-	-	1	1,331 SF		
AF	SC (32 BATH)	-	1	1	2	4	1,192 SF		
AG	SC (33 BATH)	-	1	1	3	5	1,228 SF		
AH	SC (34 BATH)	-	1	2	2	5	1,543 SF		
AI	SC (35 BATH)	-	-	-	-	1	1,543 SF		
AJ	SC (36 BATH)	-	1	1	3	5	1,382 SF		
AK	SC (37 BATH)	-	1	1	3	5	1,382 SF		
AL	SC (38 BATH)	-	1	1	3	5	1,382 SF		
AM	SC (39 BATH)	-	1	1	3	5	1,382 SF		
AN	SC (40 BATH)	-	1	1	3	5	1,382 SF		
AO	SC (41 BATH)	-	1	1	3	5	1,382 SF		
AP	SC (42 BATH)	-	1	1	3	5	1,382 SF		
AP	SC (42 BATH)	-	1	1	3	5	1,382 SF		
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AP	SC (42 BATH)	-	1	1	3	5	1,382 SF	</	

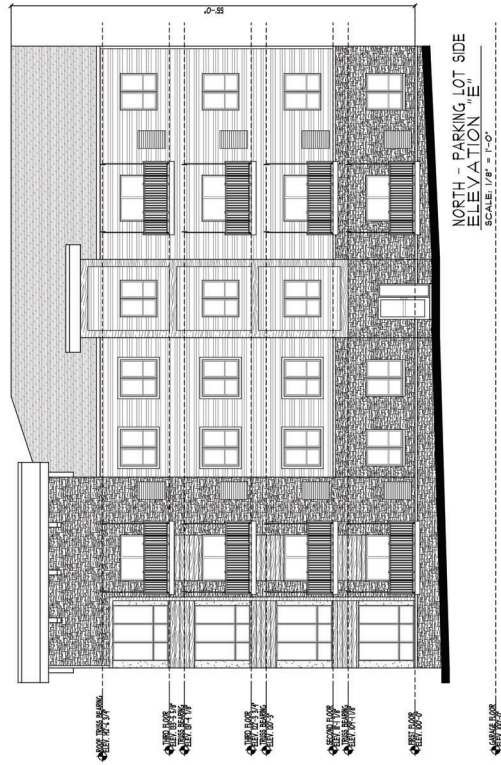




SOUTH - 15TH STREET SIDE
 ELEVATION "C"
 SCALE: 1/8" = 1'-0"



EAST - LOT 2 SIDE
 ELEVATION "D"
 SCALE: 1/8" = 1'-0"



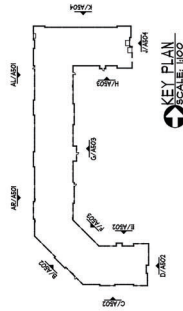
NORTH - PARKING LOT SIDE
 ELEVATION "E"
 SCALE: 1/8" = 1'-0"



EAST - SPORT COURT SIDE
 ELEVATION "B"
 SCALE: 1/8" = 1'-0"



EAST - PARKING LOT SIDE
ELEVATION - G
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: 1/8" = 1'-0"



SOUTH - PARKING LOT SIDE
ELEVATION - H
SCALE: 1/8" = 1'-0"



NE - PARKING LOT SIDE
ELEVATION - F
SCALE: 1/8" = 1'-0"

COLE GROUP ARCHITECTS, INC.
10000 15th Avenue South, Suite 100
Minneapolis, MN 55426
Phone: 612.339.1100
Fax: 612.339.1101
www.colegroup.com

COLE GROUP
ARCHITECTS, LLC
214 Park Avenue South
St. Paul, MN 55103
www.colegroup.com

These documents are not valid for building permits unless
signed by all the project architect. Upon the first visit,
building officials shall file this plan, specification or report
with the local building department. The architect
and client shall be a duly licensed Architect
under the laws of the state of MINNESOTA.
Name: DAVID J. TRACHTAK



DEVELOPER:
TRIDENT
DEVELOPMENT

PROPOSED:
**ORCHARD PLACE
APARTMENTS**
APPLE VALLEY, MN

REVISION COMMENTS

Project No. 24073
Drawn By: [blank]
Head: [blank]
Date: [blank]
A503

1	2	3	4	5	6	7	8	9
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	1	2	3	4	5	6	7	8	9	10
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LIGHT	TYPE	LA
A	A	L
B	B	L
C	C	L
D	D	L
E	E	L



CITY OF APPLE VALLEY
RESOLUTION NO. 2025-63

PRELIMINARY PLAT APPROVAL
ORCHARD PLACE 5TH ADDITION

WHEREAS, pursuant to Minnesota Statutes 462.358, the City of Apple Valley adopted, as Chapter 153 of the City Code, regulations to control the subdivision of land within its borders; and

WHEREAS, pursuant to Chapter 153 of the City Code, the Apple Valley Planning Commission held a public hearing on an application for subdivision of land by plat on April 2, 2025; and

WHEREAS, the Planning Commission reviewed the preliminary plat for conformance with the standards of Chapter 153 of the City Code and recommended approval of the subdivision and preliminary plat on April 2, 2025, subject to conditions.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the preliminary plat for the following described plat of land is hereby approved for a one-year period, to wit:

ORCHARD PLACE 5TH ADDITION

BE IT FURTHER RESOLVED, pursuant to Chapter 153 of the City Code, that said preliminary plat approval is subject to the following conditions, which shall be incorporated into a subdivision agreement to be considered for approval at the time of submission of the request for final plat approval:

1. The plat shall be configured to have two (2) lots and two (2) outlots.
2. Park dedication requirements shall be satisfied in accordance with Section 153.29 of the City Code.
3. Dedication on the final plat of a ten-foot (10') wide easement for drainage, utility, street, sidewalk, street lights, and tree plantings along the entire perimeter of lots within the plat wherever abutting public road right-of-ways.
4. Dedication on the final plat of a five-foot (5') wide drainage and utility easement along all common lot lines.
5. Dedication of a thirty-foot (30') wide drainage and utility easement along the east property line of the properties.

EXHIBIT "C"

6. All lots and outlots shall be required to have access for ingress and egress to a public street. Easement(s) necessary to provide access shall be required to be submitted and approved by the City Attorney prior to City Council approval of the final plat.
7. A cross access and cross parking agreement between Lot 1, Block 1 and Outlot A, Orchard Place 5th Addition, shall be executed in a form acceptable to the City Attorney and a copy provided to the City. The Agreement shall be recorded, along with the final plat, with Dakota County Recorder's Office. Recorded documents shall be provided to the City of Apple Valley prior to issuance of a building permit.
8. Installation of municipal sanitary sewer, water, storm sewer, and street improvements as necessary to serve the plat, constructed in accordance with adopted City standards, including the acquisition of any necessary easements outside the boundaries of the plat which are needed to install connections to said necessary improvements. The developer shall enter into an agreement with the City for payment of the design of said municipal improvements.
9. Installation of pedestrian improvements in accordance with the City's adopted Trail and Sidewalk Policies, subject to final approval by the City Engineer. Pedestrian improvements shall consist of six-foot (6) wide concrete sidewalk along the west side of English Avenue.
10. Submission of a final grading plan and lot elevations with erosion control procedures, to be reviewed and approved by the City Engineer. If the site is one (1) or more acres in size, the applicant shall also submit a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
11. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays from 8:00 a.m. to 5:00 p.m.
12. The City receives a hold harmless agreement in favor of the City as drafted by the City Attorney and incorporated into the subdivision agreement.
13. An encroachment agreement with Magellan Pipeline for the Magellan Pipeline easement on Lot 1, Block 1, Orchard Place 5th Addition, shall be prepared and approved by the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
14. The final plat shall be recorded with the County prior to the issuance of a building permit.
15. Subject to all conditions noted in the City Engineer's memo dated March 27, 2025, and revised April 17, 2025.

ADOPTED this 24th day of April, 2025.



Clint Hooppaw, Mayor

ATTEST:



Christina M. Scipioni, City Clerk

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-64

A RESOLUTION AUTHORIZING ISSUANCE OF A BUILDING PERMIT
FOR SKYLINE SOCIAL & GAMES INDOOR COMMERCIAL RECREATION FACILITY,
CLASS I RESTAURANT, AND OUTDOOR COMMERCIAL RECREATION FACILITY AND
PATIO AND ATTACHING CONDITIONS THERETO

WHEREAS, pursuant to Minnesota Statutes 462.357 the City of Apple Valley has adopted, as Title XV of the City Code of Ordinances, zoning regulations to control land uses throughout the City; and

WHEREAS, said regulations provide that issuance of a building permit for commercial, industrial, institutional and multiple residential uses require the specific review and approval of development plans by the Apple Valley Planning Commission and City Council; and

WHEREAS, approval of a building permit authorization of proposed 46,550 square foot indoor commercial recreation facility with a Class I restaurant and an associated 51,150 square foot outdoor recreation facility and patio has been requested by Skyline MN Apple Valley, LLC, on property legally described as Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota; and

WHEREAS, the Apple Valley Planning Commission reviewed the development plans and recommended approval at its regular meeting on April 2, 2025.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the issuance of a building permit Skyline Social & Games indoor commercial recreation facility, Class I restaurant, and outdoor commercial recreation facility and patio on Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota is hereby authorized, subject to all applicable City Codes and standards, and the following conditions:

1. If the Building Permit is not paid for and issued within one (1) year of the date of approval, the approval shall lapse.
2. The Planned Development rezoning and PD Ordinance, Planned Development Agreement, and final plat of Orchard Place 5th Addition must be approved and recorded with the County prior to issuance of a building permit.
3. Construction shall occur in conformance with the site plan dated February 19, 2025, including parking lot paving and a non-surmountable concrete curb and gutter.
4. Construction shall occur in conformance with the landscape plans dated February 19, 2025, (including sodded/seeded public boulevard area up to each street curbline);

subject to submission of a detailed landscape planting price list for verification of the City's landscaping requirement at the time of building permit application.

5. Construction shall occur in conformance with the elevation plans dated February 18, 2025.
6. Subject to all conditions noted in the City Engineer's memo dated March 27, 2025, and revised on April 17, 2025, on file with the City.
7. Subject to all conditions noted in the Building Official's memo dated February 25, 2025, on file with the City.
8. All necessary mechanical protrusions visible to the exterior shall be screened or handled in accordance with Section 155.346 (3) (a) (b) of the city code. If the proposed roof-line or parapet wall(s) is found to not be a sufficient screen, other code compliant screening shall be installed.
9. Screening any outdoor utility meters and boxes shall be achieved through landscaping, fence, decorative screen or a combination thereof, and approved by the City.
10. A bike rack shall be installed close to the primary structure which does not impede pedestrian flow along any proposed or future sidewalk.
11. The sidewalk along the north side of the primary structure shall connect to the interior public trail on the west side of property.
12. A cross-access and cross-parking agreement between Lot 1, Block 1 and Outlot A, Orchard Place 5th Addition shall be required in a form acceptable to the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
13. An encroachment agreement with Magellan Pipeline for the Magellan Pipeline easement on the property shall be prepared and approved by the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
14. Site grading shall occur in conformance with a Natural Resources Management Plan (NRMP) which shall include final grading plan to be submitted for review and approval by the City Engineer; subject to the applicant submitting a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
15. Infiltration areas shall be constructed in conformance with the City standards and the property owner shall execute a maintenance agreement or other suitable agreement to be filed with the deed that ensures the perpetual maintenance of infiltration areas.

16. Site and building lighting shall consist of downcast, shoebox lighting fixtures or wallpacks with deflector shields which confines light to the property and shall be installed in conformance with Section 155.353 of the city code.
17. Approval of a signage plan is not included with this site plan and building permit authorization. A separate application and signage plan in conformance with the sign regulations must be submitted for review and approval to the City prior to the erection of any signs.
18. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays during the hours of 8:00 a.m. to 5:00 p.m.
19. Prior to issuance of a building permit, a construction staging and construction personnel parking plan shall be submitted and approved by the City.
20. Earthmoving activities shall not occur when wind velocity exceeds thirty (30) miles per hour. Watering to control dust shall occur as needed and whenever directed by the Apple Valley Building Official or Zoning Administrator.
21. Issuance of a Building Permit and a final certificate of occupancy is contingent upon the project being constructed in conformance with all the preceding conditions as well as all applicable performance standards of the current zoning regulations. In the event that a certificate of occupancy is requested prior to completion of all required site improvements, a suitable financial guarantee in the amount of 125% of the estimated cost of the unfinished improvements shall be required along with an agreement authorizing the City or its agents to enter the premises and complete the required improvements if they are not completed by a reasonably stipulated deadline, with the cost of such City completion to be charged against the financial guarantee.
22. The ongoing use and occupancy of the premises is predicated on the ongoing maintenance of the indoor commercial recreation facility and restaurant building, and associated outdoor commercial recreation facility and patio and all required site improvements as listed in the preceding. No alteration, removal, or change to the preceding building plans or required site improvements shall occur without the express authorization of the City. Site improvements which have deteriorated due to age or wear shall be repaired or replaced in a timely fashion.

BE IT FURTHER RESOLVED that such issuance is subject to a finding of compliance of the construction plans with the Minnesota State Building Code, as determined by the Apple Valley Building Official, and with the Minnesota State Uniform Fire Code, as determined by the Apple Valley Fire Marshal.

ADOPTED this 24th day of April, 2025.



Clint Hooppaw, Mayor

ATTEST:



Christina M. Scipioni, City Clerk

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-65

A RESOLUTION AUTHORIZING ISSUANCE OF A BUILDING PERMIT
FOR TRIDENT DEVELOPMENT RESIDENTIAL APARTMENT BUILDING
AND ATTACHING CONDITIONS THERETO

WHEREAS, pursuant to Minnesota Statutes 462.357 the City of Apple Valley has adopted, as Title XV of the City Code of Ordinances, zoning regulations to control land uses throughout the City; and

WHEREAS, said regulations provide that issuance of a building permit for commercial, industrial, institutional, and multiple residential uses require the specific review and approval of development plans by the Apple Valley Planning Commission and City Council; and

WHEREAS, approval of a building permit authorization of the proposed 40,500 square foot residential apartment building and associated site plan has been requested by Trident Development, on property legally described as Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota to be located within Lot 2, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota (as depicted in the Preliminary Plat); and

WHEREAS, the Apple Valley Planning Commission reviewed the development plans and recommended approval at its regular meeting on April 2, 2025.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the issuance of a building permit for Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota to be located within Lot 2, Block 1, Orchard Place 5th Addition, Dakota is hereby authorized, subject to all applicable City Codes and standards, and the following conditions:

1. If the Building Permit is not paid for and issued within one (1) year of the date of approval, the approval shall lapse.
2. The Planned Development rezoning and PD zoning Ordinance, the Planned Development Agreement, and the final plat of Orchard Place 5th Addition must be approved and recorded with the County prior to issuance of a building permit.
3. Construction shall occur in conformance with the site plan dated January 29, 2025, including parking lot paving and a non-surmountable concrete curb and gutter.
4. Construction shall occur in conformance with the landscape plans dated January 29, 2025, (including sodded/seeded public boulevard area up to each street curbline); subject to submission of a detailed landscape planting price list for verification of the City's landscaping requirement at the time of building permit application.

Exhibit "E"

5. Construction shall occur in conformance with the elevation plans dated January 29, 2025.
6. Subject to all conditions noted in the City Engineer's memo dated March 25, 2025, and revised on April 17, 2025, on file with the City.
7. Subject to all conditions noted in the Building Official's memo dated February 25, 2025, on file with the City.
8. All necessary mechanical protrusions visible to the exterior shall be screened or handled in accordance with Section 155.346 (3) (a) (b) of the city code.
9. Screening any outdoor utility meters and boxes shall be achieved through landscaping, fence, decorative screen or a combination thereof, and approved by the City.
10. The middle access drive on the north end of the site on English Avenue shall be eliminated, in accordance with the memo issued by the City Engineer.
11. Site grading shall occur in conformance with a Natural Resources Management Plan (NRMP) which shall include final grading plan to be submitted for review and approval by the City Engineer; subject to the applicant submitting a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
12. Infiltration areas shall be constructed in conformance with the City standards and the property owner shall execute a maintenance agreement or other suitable agreement to be filed with the deed that ensures the perpetual maintenance of infiltration areas.
13. Site and building lighting shall consist of downcast, shoebox lighting fixtures or wallpacks with deflector shields which confines light to the property and shall be installed in conformance with Section 155.353 of the city code.
14. Approval of a signage plan is not included with this site plan and building permit authorization. A separate application and signage plan in conformance with the sign regulations must be submitted for review and approval to the City prior to the erection of any signs.
15. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays during the hours of 8:00 a.m. to 5:00 p.m.

16. Prior to issuance of a building permit, a construction staging and construction personnel parking plan shall be submitted and approved by the City.
17. Earthmoving activities shall not occur when wind velocity exceeds thirty (30) miles per hour. Watering to control dust shall occur as needed and whenever directed by the Apple Valley Building Official or Zoning Administrator.
18. Issuance of a Building Permit and a final certificate of occupancy is contingent upon the project being constructed in conformance with all the preceding conditions as well as all applicable performance standards of the current zoning regulations. In the event that a certificate of occupancy is requested prior to completion of all required site improvements, a suitable financial guarantee in the amount of 125% of the estimated cost of the unfinished improvements shall be required along with an agreement authorizing the City or its agents to enter the premises and complete the required improvements if they are not completed by a reasonably stipulated deadline, with the cost of such City completion to be charged against the financial guarantee.
19. The ongoing use and occupancy of the premises is predicated on the ongoing maintenance of the apartment building and all required site improvements as listed in the preceding. No alteration, removal, or change to the preceding building plans or required site improvements shall occur without the express authorization of the City. Site improvements which have deteriorated due to age or wear shall be repaired or replaced in a timely fashion.

BE IT FURTHER RESOLVED that such issuance is subject to a finding of compliance of the construction plans with the Minnesota State Building Code, as determined by the Apple Valley Building Official, and with the Minnesota State Uniform Fire Code, as determined by the Apple Valley Fire Marshal.

ADOPTED this 24th day of April, 2025.


Clint Hooppaw, Mayor

ATTEST:


Christina M. Scipioni, City Clerk

TRAIL EASEMENT

This Trail Easement is made this _____ day of _____, 2025, between Rockport, LLC, a Minnesota limited liability company (hereinafter referred to as "Landowner"), and the City of Apple Valley, a Minnesota municipal corporation (hereinafter referred to as "City"). (The Landowner and the City are hereinafter referred to as the "Parties.")

WITNESSETH:

That the Landowner, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant and convey unto the City, its successors and assigns, forever, a perpetual easement for trail purposes over, under and across that part of Lot 1, Block 1, ORCHARD PLACE 5TH ADDITION, according to the recorded plat thereof, Dakota County, Minnesota described as follows:

Commencing at the northwest corner of said Lot 1, Block 1; thence on an assumed bearing of North 89 degrees 57 minutes 33 seconds East, along the north line of said Lot 1, Block 1, a distance of 66.22 feet to the point of beginning of said easement to be described; thence continuing North 89 degrees 57 minutes 33 seconds East, along said north line of Lot 1, Block 1, a distance of 17.00 feet; thence South 0 degrees 01 minutes 36 seconds East a distance of 201.93 feet; thence South 6 degrees 31 minutes 54 seconds East a distance of 48.82 feet; thence South 0 degrees 01 minutes 00 seconds East a distance of 177.45 feet; thence southerly a distance of 43.18 feet along a tangential curve concave to the northeast having a radius of 65.00 feet and a central angle of 38 degrees 03 minutes 41 seconds to the south line of said Lot 1, Block 1; thence South 89 degrees 59 minutes 04 seconds West, along said south line of Lot 1, a distance of 19.11 feet to the southwest corner of said Lot 1; Thence North 40 degrees 44 minutes 17 seconds West, along the west line thereof, a distance of 9.67 feet; thence North 13 degrees 35 minutes 49 seconds West, continuing along said west line of Lot 1, a distance of 46.46 feet; thence North 0 degrees 01 minute 36 seconds West, along said west line of Lot 1, a distance of 178.57 feet; thence continuing North 0 degrees 01 minute 36 seconds West a distance of 236.89 feet to the point of beginning.

ALONG WITH:

A perpetual easement for trail purposes over, under and across that part of OUTLOT A, ORCHARD PLACE 5TH ADDITION, according to the recorded plat thereof, Dakota County, Minnesota described as follows:

Commencing at the northwest corner of said OUTLOT A; thence on an assumed bearing of South 40 degrees 44 minutes 17 seconds East, along the west line of said OUTLOT A, a distance of 36.79 feet; thence South 54 degrees 18 minute 31 seconds East, continuing along said west line of OUTLOT A, a distance of 63.02 feet; thence South 0 degrees 23 minutes 35 seconds East, along said west line, a distance of 110.80 feet; thence North 30 degrees 32 minutes 47 seconds East a distance of 33.07 feet; thence North 0 degrees 23 minutes 35 seconds West a distance of 91.05 feet; thence North 54 degrees 08 minutes 24 seconds West a distance of 73.95 feet; thence northwesterly a distance of 18.22 feet along a tangential curve concave to the northeast having a radius of 65.00 feet and a central angle of 16 degrees 03 minutes 43 seconds to the north line of said OUTLOT A; thence South 89 degrees 59 minutes 04 seconds West, along said north line of OUTLOT A, a distance of 19.11 feet to the point of beginning.

See also Exhibit "A" attached hereto and incorporated herein.

The grant of the foregoing permanent easements for sidewalk and trail purposes includes the right of the City, its contractors, agents and servants to construct, reconstruct, inspect, repair and maintain a sidewalk and/or trail and erect and maintain signs in conjunction with the public's use of said sidewalk and/or trail and any signs erected in conjunction with the use of the sidewalk and/or trail.

And the Landowner, for itself, and its successors and assigns, does covenant with the City, its successors and assigns, that it is the fee owner of the lands and premises aforesaid and has good right to grant and convey the easements herein to the City.

[Signature page to follow.]

IN TESTIMONY WHEREOF, the Landowner has caused this easement to be executed as of the day and year first above written.

Rockport, LLC,
a Minnesota limited liability company

By: _____
Liza Robson
Its: President

STATE OF MINNESOTA)
_____)ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 2025, by Liza Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public

THIS INSTRUMENT WAS DRAFTED BY:

Dougherty, Molenda, Solfest, Hills & Bauer P.A.
14985 Glazier Avenue, Suite 525
Apple Valley MN 55124
(952) 432-3136
RBB: 42499



TRAIL EASEMENT DESCRIPTION (LOT 1)
A perpetual easement for trail purposes over, under and across that part of Lot 1, Block 1, ORCHARD PLACE 5TH ADDITION, according to the recorded plat thereof, Dakota County, Minnesota described as follows:

Commencing at the northwest corner of said Lot 1, Block 1, thence on an assumed bearing of North 89 degrees 57 minutes 33 seconds East, along the north line of said Lot 1, Block 1, a distance of 60.25 feet to the point of beginning of said easement to be the east line of said Lot 1, Block 1, a distance of 17.00 feet; thence South 0 degrees 01 minutes 36 seconds East a distance of 201.93 feet; thence South 6 degrees 31 minutes 54 seconds East a distance of 48.82 feet; thence South 0 degrees 01 minutes 00 seconds East a distance of 177.45 feet; thence southerly a distance of 177.45 feet to the point of beginning of said easement to be the east line of said Lot 1, Block 1, thence on a central angle of 38 degrees 03 minutes 41 seconds to the south line of said Lot 1, Block 1, thence South 89 degrees 59 minutes 04 seconds West, along said south line of Lot 1, a distance of 19.11 feet to the southwest corner of said Lot 1, thence North 40 degrees 44 minutes 17 seconds West, along the west line thereof, a distance of 9.07 feet; thence North 13 degrees 35 minutes 49 seconds West, along the west line of Lot 1, Block 1, a distance of 228.89 feet; thence North 0 degrees 01 minute 36 seconds West, along said west line of Lot 1, a distance of 175.57 feet; thence continuing North 0 degrees 01 minute 36 seconds West a distance of 228.89 feet to the point of beginning.

Subject to existing easements of record per recorded plat of ORCHARD PLACE 5TH ADDITION and others.

TRAIL EASEMENT DESCRIPTION (OUTLOT A)

A perpetual easement for trail purposes over, under and across that part of OUTLOT A, ORCHARD PLACE 5TH ADDITION, according to the recorded plat thereof, Dakota County, Minnesota described as follows:

Commencing at the northwest corner of said OUTLOT A, thence on an assumed bearing of South 40 degrees 44 minutes 17 seconds East, along the west line of said OUTLOT A, a distance of 38.79 feet to the point of beginning of said easement to be the east line of said OUTLOT A, thence on a central angle of 63 degrees 02 minutes 23 seconds East, along said west line, a distance of 110.80 feet; thence North 30 degrees 32 minutes 47 seconds East, along said west line, a distance of 33.07 feet; thence North 0 degrees 23 minutes 35 seconds West a distance of 91.05 feet; thence North 54 degrees 08 minutes 24 seconds West a distance of 73.95 feet; thence on a central angle of 16 degrees 03 minutes 43 seconds to the north line of said OUTLOT A, thence South 89 degrees 59 minutes 04 seconds West, along said north line of OUTLOT A, a distance of 19.11 feet to the point of beginning.

Subject to existing easements of record per recorded plat of ORCHARD PLACE 5TH ADDITION and others.

1535TH STREET WEST
NORTH LINE OF LOT 1, BLOCK 1

N89°57'35"E

MAGELLAN PIPELINE EASEMENT PER BOOK 86 OF MR. PAGE 141,
RELEASE PER DOC. NO. 2251902, RESTATED PARTIAL
RELEASE PER DOC. NO. 2811016

DRAINAGE AND
UTILITY EASEMENT

DRAINAGE AND
UTILITY EASEMENT

DRAINAGE AND
UTILITY EASEMENT

LB AT ORCHARD PLACE

OUTLOT A

OUTLOT B

TRAIL EASEMENT EXHIBIT

PREPARED FOR:
KIMLEY HORN

PROJECT NO. 18710.10
ADDRESS:
BUYERS

REVISIONS:
I hereby certify that this is a true and correct representation of a tract as shown and described in the accompanying map and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.
XXXXXXX
Date

RUSSELL P. DAMO Minn. Reg. No. 19068

CONSULTING ENGINEERS
AND LAND SURVEYORS
P. J. CANNON & COMPANY, INC.
2000 EAST HIGHWAY 115, SUITE 240, MINNEAPOLIS, MN 55425-3000

EXHIBIT "A"

DEVELOPMENT AGREEMENT

Between

ROCKPORT, LLC

And

H.J. DEVELOPMENT, L.L.C.

And

CITY OF APPLE VALLEY, MN

for

ORCHARD PLACE 5TH ADDITION

DAKOTA COUNTY, MINNESOTA

A G R E E M E N T

WHEREAS, the City of Apple Valley, Dakota County, Minnesota, (“City”), has been requested by H.J. Development, L.L.P., a Minnesota limited liability partnership (“Developer”) and Rockport, LLC, a Minnesota limited liability company (“Owner”) (City, Developer and Owner are collectively referred to as the “Parties”) to approve the recording of the following described plat:

Orchard Place 5th Addition; and

WHEREAS, the Owner and Developer intend to develop the real property legal described on the plat (the “Property”) as two (2) lots and two (2) outlots as shown on **Exhibit “A”** attached hereto and incorporated herein; and

WHEREAS, pursuant to City Ordinances, the Planning Commission held a public hearing with reference to the application for approval of the plat on April 2, 2025; and

WHEREAS, the Planning Commission recommended its approval on April 2, 2025; and

WHEREAS, the City Council approved the preliminary plat on April 24, 2025.

NOW, THEREFORE, in consideration of the mutual agreements of the Parties, it is hereby agreed by and between the Parties as follows:

1. Subject to the terms and conditions of this Development Agreement (“Agreement”), City hereby approves the subdivision and preliminary plat.
2. The Property is governed by the terms and conditions of City’s Zoning Ordinances (the “Ordinance”). Any use of the Property shall be in accordance with the provisions of the Ordinance.

3. Developer shall comply with the conditions of preliminary plat approval set forth in City of Apple Valley Resolution No. 2025-63, a copy of which is attached hereto as **Exhibit “B”** and incorporated herein.

Developer Improvements

4. Subject to the provisions hereunder, Developer shall, in a manner acceptable to the City Engineer, install the utility improvements and grade the Property and install improvements within the Property, in accordance with and under the following conditions:

A. To complete all improvements in conformance with the plans and specifications submitted by Developer, including but not limited to curbing, lighting, walkways, striping and signage on or along English Avenue and approved by the City (the “Plans” - also referenced as “Striping Exhibit – Orchard Place 5th Addition” dated 02/19/2025) attached hereto as **Exhibit “C”** and incorporated herein, and any subsequent revisions as required by the City Engineer:

B. To construct sidewalk(s) and driveways with concrete material in accordance with City construction standards.

C. To seal or cause to be sealed any wells that may exist on the Property in accordance with State, County, and local laws.

D. To install a protective box and cover over each sewer cleanout and water shutoff, to City specifications.

E. To install all lot monuments for the Development upon or before October 30, 2026.

F. To install and maintain all materials (trees, shrubs, and sod) identified in the City approved landscape plan.

G. Developer agrees to comply with all requirements of the Natural Resources management regulations as set forth in Chapter 152 of the Apple Valley City Code prior to, during and after the development of the Property. Developer further agrees to submit to City for its approval a Natural Resources Management Plan prior to any construction or land-disturbing activity in connection with the development of the Property. Developer shall implement and comply with all terms and conditions of the approved Plan prior to and during any construction or land-disturbing activity, including, but not limited to, maintaining the performance security required in Chapter 152 of the Apple Valley City Code.

H. To install each item noted in this Section 4 at the Developer's sole cost and expense, in accordance with all plans reviewed and approved by City.

I. To attend a preconstruction meeting with representatives of City and to require the attendance of all contractors and subcontractors, prior to commencement of construction.

J. Developer will not bury any pipe, install bituminous surface, nor pour concrete pursuant to implementing the Plans, without the specific approval of the City Inspector, prior to the work being performed.

K. All "on-site" inspections by City will be done at the sole cost and expense of Developer, by persons supplied by City.

L. Developer shall repair all damage to City streets, curbs, gutters, utilities, and other municipal improvements caused by or resulting from the development of the Property, at the Developer's sole cost and expense.

M. Prior to issuance of Certificate of Occupancy for the Development, Developer shall provide the City Engineer as-built plans that demonstrate that all constructed

sanitary, water, and storm water conveyance structures and management facilities sub-surface infiltration practice) conform to design and/or construction plans, as approved by City. As-built volumes (for detention and retention) shall be provided for the subsurface infiltration practice. Developer shall submit to the City Engineer certification that the storm water management facilities have been installed in accord with the approved plans and specifications. This certification shall be provided by a Professional Engineer licensed in the State of Minnesota.

N. To pay City's reasonable costs related to this Agreement, including but not limited to administration, engineering, legal fees, inspection, and enforcement. City shall submit invoices to Developer, or its successors or assigns with detailed descriptions of the services rendered by City in accordance with this Agreement. Developer shall deposit the sum of **Three Thousand and 00/100 Dollars (\$3,000.00)** with City toward payment of such costs. If the City's reasonable costs exceed the deposit, Developer, or its successors or assigns shall reimburse City within thirty (30) days of billing. Should the actual costs be less than the amount of the deposit, upon completion of the improvements described in this Section 4 and receipt of written notice from the Developer requesting return of the remaining funds, the amount remaining on deposit shall be returned to Developer.

O. Other than in the case of an emergency, if Developer causes any material violation of the terms of this Agreement to occur, City shall give written notice to Developer with a copy to the Owner of such violation and Developer shall have 20 business days, or a different period of not less than 20 business days if the violation cannot be cured within 20 business days, as may be set forth in the notice, to cure such violation. Failure of Developer to complete such cure shall allow the City to stop and enjoin all construction on the Property until authorization to

proceed is given by the City. The Developer shall hold the City harmless from any damages, causes of action, or claims related to the construction being stopped by the City.

5. The Natural Resources Management Permit (NRMP) for the Development shall not be released by the City until Developer has deposited with City cash or one or more letters of credit in the total amount of **Forty Thousand Six Hundred Twenty-five and no/100 Dollars (\$40,625.00)** (the “Financial Security”) securing the full performance of this Agreement. The bank or financial institution issuing a Financial Security is subject to the reasonable approval of the City Attorney. The form of the Financial Security shall be either a cash deposit or a letter of credit issued to City as the beneficiary. Developer shall be required to maintain the Financial Security with City, until it is released as provided for in this Agreement. The amount of the Financial Security was calculated as follows:

DEVELOPER IMPROVEMENTS

<u>Item</u>	<u>Amount</u>
Outlot A, Orchard Place 5th Addition:	
Private Infrastructure Improvements (street and utility removals/sidewalk/trail repairs)	\$25,000
Subdivision Monuments and Asbuilding (Record Plans).....	\$7,500
Subtotal Public and Private Improvements	\$32,500
Subtotal Security (125%) of Estimated Public and Private Improvements	\$40,625
Total Financial Guaranty	\$40,625

This breakdown is for historical reference only. It is not a restriction on the use of the Financial Security.

(i) **Financial Security under Default.** In the event of a default by Developer which is not cured within twenty business (20) days after written notice from City or within a different period as may be set forth in City's notice, City may draw down the Financial Security to pay for all reasonable costs and expenses incurred by City to enforce this Agreement including the costs incurred by City in connection with the collection of the Financial Security. City's cost may include any remediation or completion of Developer's obligations under this Agreement. City may draw on the Financial Security, without further notice, after a default has occurred under this Agreement, which has not been cured within any applicable cure period.

(ii) **Claims to Financial Security.** If City receives claims from subcontractors or materialmen for work performed in or intended for easements dedicated to the public as required by this Agreement and money due has not been paid, City shall give notice to Developer and to the Owner of such claim and Developer or Owner shall have 90 days to make payment or provide City with documentation showing such claim to be unwarranted and its intent to take legal action to remove such claim. If Developer or Owner fails to provide such written notice to City, Developer hereby authorizes City, at City's discretion, to commence an Interpleader action pursuant to Rule 22 of the Minnesota Rules of Civil Procedure for the District Courts at the expense of Developer, to include court costs and reasonable attorney fees. Developer further authorizes City to draw upon the Financial Security in the amount of one hundred twenty-five percent (125%) of the claim together with attorneys' fees and court costs, and to deposit the funds in compliance with the Rule.

(iii) **Reduction of Financial Security.** So long as Developer is not in default of the terms and conditions of this Agreement, upon a written request by Developer and City's verification of satisfactory compliance at the time of inspection or acceptance by the City of any installed Developer Improvements, a like percentage of that portion of the Financial Security covering those specific completed Developer Improvements (Section 4) shall be released to Developer; except however the final twenty percent (20%) of the Financial Security shall be held by City until a final acceptance by City of all Developer Improvements and the receipt by City of all as-builts required under this Agreement. At the time of final inspection of all Developer Improvements, if it is determined by City that the plans and specifications for the Developer Improvements were not strictly adhered to or that work was done without City inspection, City may require that Developer post a cash escrow equal to one hundred twenty-five percent (125%) of the estimated amount necessary to correct the deficiency or to protect against deficiencies arising therefrom. Such additional cash escrow shall remain in force until the corrective work is completed and accepted by the City which shall not exceed three (3) years.

6. No occupancy of any building located on the Property shall occur until water, sanitary sewer, and a paved driving surface are available for use to the new building.

7. Prior to the release of the NRMP for the Development, the Developer shall:

A. Deliver to City the Financial Security (Section 4 – noted above and herein).

B. Deposit the funds to the City (Section 4 - noted above and herein).

C. Pay the following trunk charges for outlined in (i), (ii) and (iii) in the total amount of **\$73,717.54: ****

The trunk charges for the proposed Outlot A of the Final Plat consisting of 2.97 acres are to be deferred until Outlot A develops. The estimated fees are:

- Sanitary Sewer Connection Fees (Trunk Charge):
 - **\$395.00/SAC Unit x TBD SAC = \$TBD****
- Water Utility Connection Fees (Trunk Charge):
 - **\$3,455.00/acre x 2.97 acres = \$19,417.10****
- Storm Sewer Connection Fees (Trunk Charge):
 - **\$11,607.00/acre x 2.97 acres = \$54,300.44****

**** Fees calculated with 2025 City Fee Schedule. Fees will be calculated at the time of Final Plat**

8. The Parties mutually recognize and agree that trail/park dedication requirements as provided in Chapter 153 of the City Code. The amount of the park dedication for Outlot A shall be determined based on the value of the building constructed, in accordance with the City's Fee Schedule in effect at the time of development, or **One Hundred Thousand and no/100 Dollars (\$100,000.00)**, whichever amount is greater (*with no waiver, exceptions or requests for reduction*). Payment must be made to the City prior to the release of the plat for recording.

9. Developer agrees to install and pay for a private street lighting system for the Development, in accordance with City and Dakota Electric Company standards.

10. Developer agrees to provide City with as-built surveys for any building constructed within the Development on the Property, prior to the issuance of the Certificate of Occupancy for that building.

11. Developer and/or Owner shall deliver to City copies of the recorded documents to evidence that Developer has complied with its recording obligations under this Agreement.

12. Developer and Owner hereby specifically release the members of the City Council from any personal liability in connection with handling funds pursuant to the terms of this Agreement, and further agrees to indemnify and hold the members of the City Council harmless

from any claim, of any and every nature whatsoever, because of this Agreement, the Plat, and the development of the Property.

The Parties mutually recognize and agree that all terms and conditions of this Agreement shall run with the Property and shall be binding upon the respective heirs, administrators, successors and assigns of Developer and Owner.

13. Notices. All notices required or desired to be given under this Agreement shall be in writing and may be delivered by deposit in the United States mail, postage prepaid, as certified mail, return receipt requested, or sent by overnight courier, and addressed as follows:

If to City: City of Apple Valley
Attn: Brandon S. Anderson, City Engineer
7100 147th Street West
Apple Valley, MN 55124

With a copy to: Dougherty, Molenda, Solfest, Hills & Bauer P.A.
Attn: Robert B. Bauer, City Attorney
14985 Glazier Avenue, Suite 525
Apple Valley, MN 55124

If to Owner: Rockport, LLC
Attn: Liza Robson, President
14698 Galaxie Avenue
Apple Valley, MN 55124
Email: lizarobson@rockportav.com

If to Developer: H.J. Development, L.L.P.
Attn: Chris Moe
2655 Cheshire Lane North
Plymouth, MN 55447
Email: cmoe@hjdevelopment.com

Any notice delivered by overnight courier or delivered by United States certified mail shall be deemed given as of the time it is deposited with the overnight carrier or United States mail. The addresses to which notices are to be delivered may be changed by giving notice of such change in accordance with this notice provision.

IN WITNESS WHEREOF, the Parties have hereunto set their hands.

[Signature Pages Follow]

DEVELOPMENT AGREEMENT

Orchard Place 5th Addition

[Signature Page of Owner]

OWNER:

**Rockport, LLC,
a Minnesota limited liability company**

By: _____
Liza Robson
Its: President

STATE OF MINNESOTA)
) ss.
COUNTY OF DAKOTA)

This instrument was acknowledged before me this _____ day of _____, 2025, by Liza Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public

DEVELOPMENT AGREEMENT

Orchard Place 5th Addition

[Signature Page of Developer]

H.J. Development, L.L.P., a Minnesota limited liability partnership

By: _____

Its: _____

STATE OF MINNESOTA)
) ss.
COUNTY OF _____)

This instrument was acknowledged before me this _____ day of _____, 2025, by _____, the _____ of H.J. Development, L.L.P., a Minnesota limited liability partnership, on behalf of the limited liability partnership.

Notary Public

DEVELOPMENT AGREEMENT

Orchard Place 5th Addition

[Signature Page of City]

**City of Apple Valley,
a Minnesota municipal corporation**

By: Clint Hooppaw
Its: Mayor

By: Christina M. Scipioni
Its: City Clerk

STATE OF MINNESOTA)
) ss .
COUNTY OF DAKOTA)

On this ____ day of _____, 2024, before me a Notary Public within and for said County, personally appeared Clint Hooppaw and Christina M. Scipioni, who being each by me duly sworn, each did say that they are respectively the Mayor and Clerk of the City of Apple Valley, the municipality named in the foregoing instrument, and that the seal affixed on behalf of said municipality by authority of its City Council, and said Mayor and Clerk acknowledged said instrument to be the free act and deed of said municipality.

Notary Public

This instrument was drafted by:

Dougherty, Molenda, Solfest, Hills & Bauer P.A.
14985 Glazier Avenue, Suite 525
Apple Valley, Minnesota 55124
(952) 432-3136
RBB: 42499

ORCHARD PLACE 5TH ADDITION

KNOW ALL PERSONS BY THESE PRESENTS, That Rockport, LLC, a Minnesota limited liability company, fee owner of the following described property:
OUTLOT D, ORCHARD PLACE 2ND ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.
Has caused the same to be surveyed and platted as ORCHARD PLACE 5TH ADDITION, and does hereby dedicate to the public for public use the easements as shown on this plat for drainage and utility purposes.
In witness whereof said ROCKPORT, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officers this _____ day of _____, 20____.

ROCKPORT, LLC, a Minnesota limited liability company

By: _____ its _____
Peter W. Fischer

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Liza A. Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Peter W. Fischer, the Vice President of Rockport, LLC, a Minnesota limited liability company, on behalf of the company.

I, Russell P. Dambo, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey and data as correctly designated on the plat; that all monuments depicted on the plat have been, or will be correctly set within one year of the date of this plat, as shown in Minnesota Statutes, Section 65.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat, and all public ways are shown and labeled on this plat.

Dated this _____ of _____, 20____
Russell P. Dambo, Land Surveyor
Minnesota License No. 19066

STATE OF MINNESOTA
COUNTY OF _____
The foregoing surveyor's certificate was acknowledged before me this _____ day of _____, 20____, by: Russell P. Dambo, Minnesota License No. 19066.

Notary Public, _____ County, Minnesota
My Commission Expires _____

CITY COUNCIL, CITY OF APPLE VALLEY, STATE OF MINNESOTA
This plat was approved by the City Council of the City of Apple Valley, Minnesota this _____ day of _____, 20____, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 65.03, Subd. 2.

Mayor _____ City Clerk _____

COUNTY SURVEYOR, COUNTY OF DAKOTA, STATE OF MINNESOTA
I hereby certify that in accordance with Minnesota Statutes, Section 65.021, Subd. 11, the plat has been reviewed and approved this _____ day of _____, 20____.

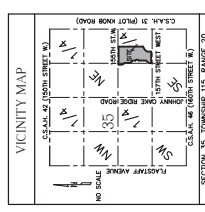
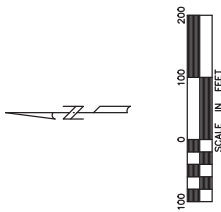
Todd B. Tollefson
Dakota County Surveyor

DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA
Pursuant to Minnesota Statutes, Section 65.021, Subd. 9, taxes payable in the year 20____ on the land heretofore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered on this _____ day of _____, 20____.

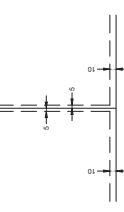
Amy A. Koehn, Director
Department of Property Taxation and Records

COUNTY RECORDER, COUNTY OF DAKOTA, STATE OF MINNESOTA
I hereby certify that the plat of LB AT ORCHARD PLACE was filed in the office of the County Recorder for public record on this _____ day of _____, 20____, at _____ o'clock, _____ M., and was duly filed in Book _____ as Document Number _____.

Amy A. Koehn
County Recorder



DRAINAGE AND UTILITY EASEMENTS
ARE SHOWN IN THIS



BEG 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES UNLESS OTHERWISE INDICATED. STREET RIGHT-OF-WAY LINES AND REAR LOT LINES, UNLESS OTHERWISE INDICATED.

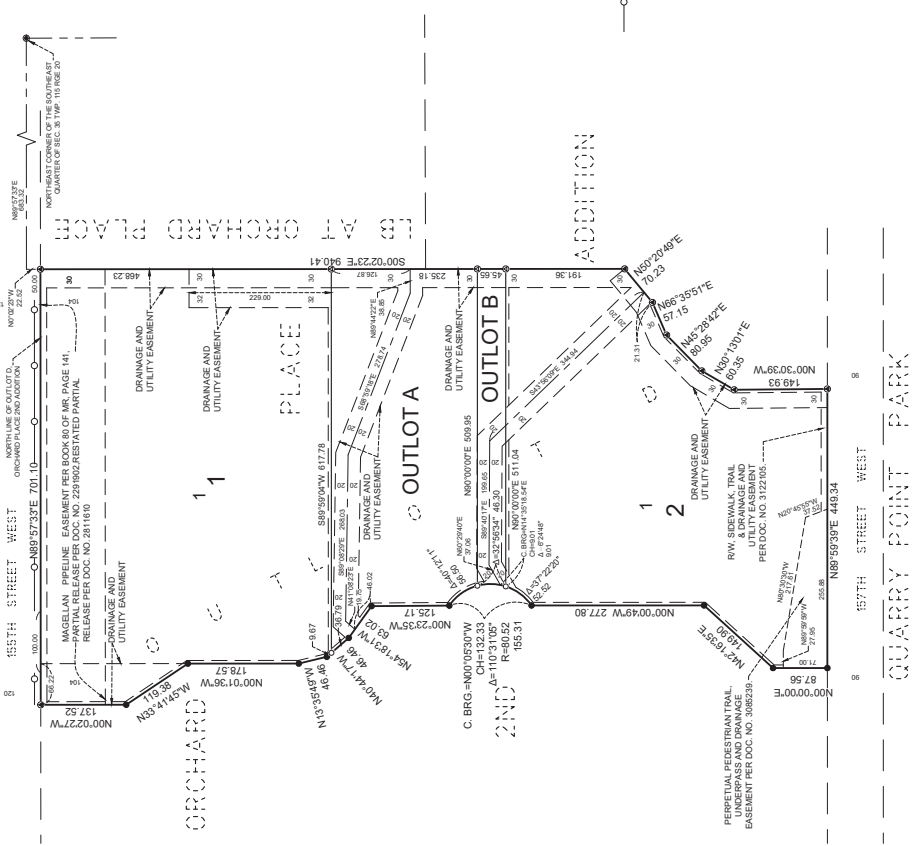
THE NORTH LINE OF OUTLOT D, ORCHARD PLACE 2ND ADDITION HAS AN ASSUMED BEARING OF N89°57'37"E.

○ DENOTES 1/2" IRON MONUMENT SET MARKED BY LICENSE NUMBER 19066.

● DENOTES 1/2" IRON MONUMENT UNLESS OTHERWISE SHOWN.

● DENOTES DAKOTA COUNTY MAIL & DISK MONUMENT.

○ DENOTES ACCESS RESTRICTION EASEMENT TO THE CITY OF APPLE VALLEY PER DOC. #477167, AMENDED PER DOC. NO. 3046254.



CONSULTING ENGINEERS,
PLANNERS AND LAND SURVEYORS
Pace Engineering Company, Inc.

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-63

PRELIMINARY PLAT APPROVAL
ORCHARD PLACE 5TH ADDITION

WHEREAS, pursuant to Minnesota Statutes 462.358, the City of Apple Valley adopted, as Chapter 153 of the City Code, regulations to control the subdivision of land within its borders; and

WHEREAS, pursuant to Chapter 153 of the City Code, the Apple Valley Planning Commission held a public hearing on an application for subdivision of land by plat on April 2, 2025; and

WHEREAS, the Planning Commission reviewed the preliminary plat for conformance with the standards of Chapter 153 of the City Code and recommended approval of the subdivision and preliminary plat on April 2, 2025, subject to conditions.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the preliminary plat for the following described plat of land is hereby approved for a one-year period, to wit:

ORCHARD PLACE 5TH ADDITION

BE IT FURTHER RESOLVED, pursuant to Chapter 153 of the City Code, that said preliminary plat approval is subject to the following conditions, which shall be incorporated into a subdivision agreement to be considered for approval at the time of submission of the request for final plat approval:

1. The plat shall be configured to have two (2) lots and two (2) outlots.
2. Park dedication requirements shall be satisfied in accordance with Section 153.29 of the City Code.
3. Dedication on the final plat of a ten-foot (10') wide easement for drainage, utility, street, sidewalk, street lights, and tree plantings along the entire perimeter of lots within the plat wherever abutting public road right-of-ways.
4. Dedication on the final plat of a five-foot (5') wide drainage and utility easement along all common lot lines.
5. Dedication of a thirty-foot (30') wide drainage and utility easement along the east property line of the properties.

EXHIBIT "B"

6. All lots and outlots shall be required to have access for ingress and egress to a public street. Easement(s) necessary to provide access shall be required to be submitted and approved by the City Attorney prior to City Council approval of the final plat.
7. A cross access and cross parking agreement between Lot 1, Block 1 and Outlot A, Orchard Place 5th Addition, shall be executed in a form acceptable to the City Attorney and a copy provided to the City. The Agreement shall be recorded, along with the final plat, with Dakota County Recorder's Office. Recorded documents shall be provided to the City of Apple Valley prior to issuance of a building permit.
8. Installation of municipal sanitary sewer, water, storm sewer, and street improvements as necessary to serve the plat, constructed in accordance with adopted City standards, including the acquisition of any necessary easements outside the boundaries of the plat which are needed to install connections to said necessary improvements. The developer shall enter into an agreement with the City for payment of the design of said municipal improvements.
9. Installation of pedestrian improvements in accordance with the City's adopted Trail and Sidewalk Policies, subject to final approval by the City Engineer. Pedestrian improvements shall consist of six-foot (6) wide concrete sidewalk along the west side of English Avenue.
10. Submission of a final grading plan and lot elevations with erosion control procedures, to be reviewed and approved by the City Engineer. If the site is one (1) or more acres in size, the applicant shall also submit a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
11. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays from 8:00 a.m. to 5:00 p.m.
12. The City receives a hold harmless agreement in favor of the City as drafted by the City Attorney and incorporated into the subdivision agreement.
13. An encroachment agreement with Magellan Pipeline for the Magellan Pipeline easement on Lot 1, Block 1, Orchard Place 5th Addition, shall be prepared and approved by the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
14. The final plat shall be recorded with the County prior to the issuance of a building permit.
15. Subject to all conditions noted in the City Engineer's memo dated March 27, 2025, and revised April 17, 2025.

ADOPTED this 24th day of April, 2025.

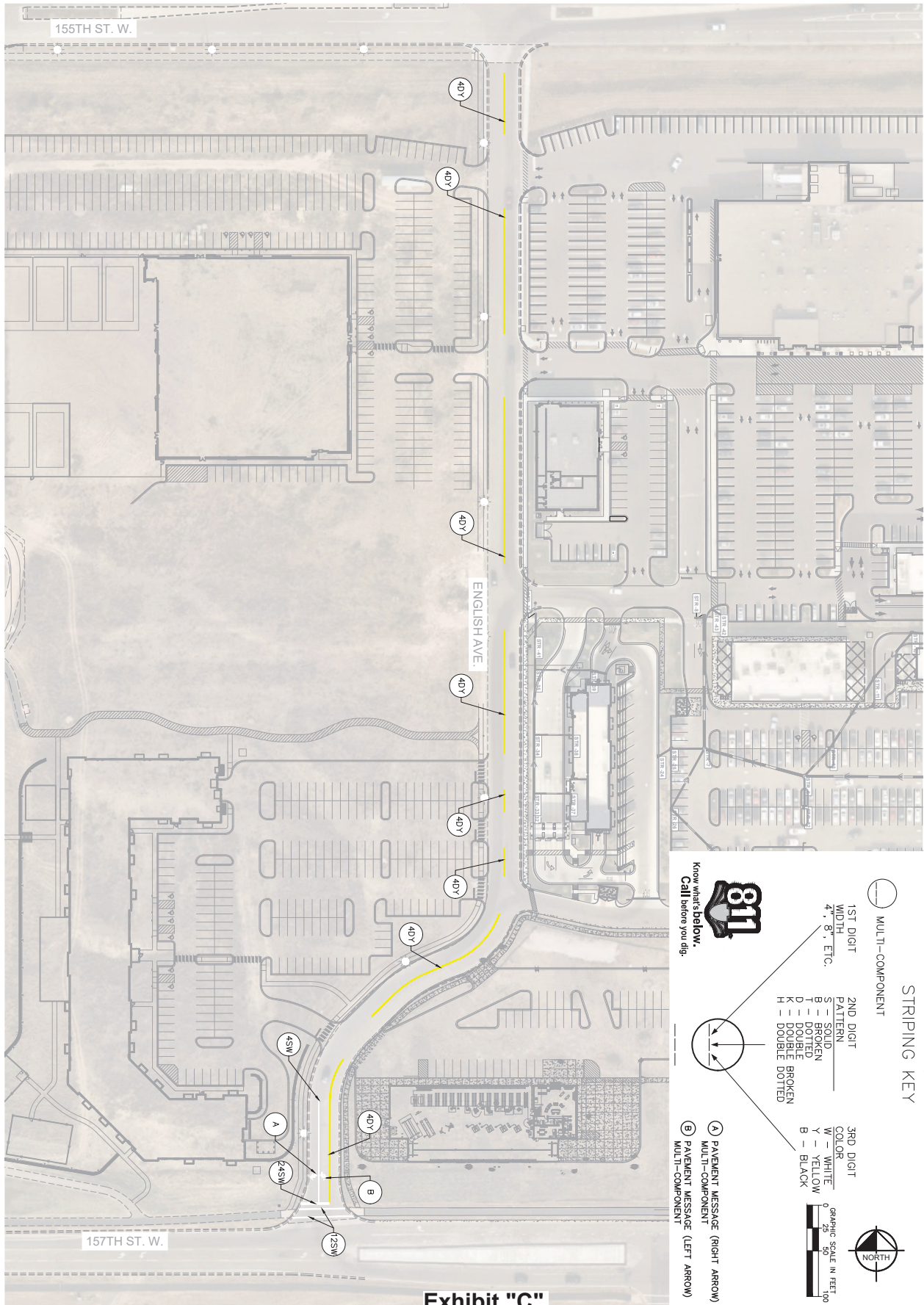


Clint Hooppaw, Mayor

ATTEST:



Christina M. Scipioni, City Clerk



DEVELOPMENT AGREEMENT

Between

ROCKPORT, LLC

And

SKYLINE MN APPLE VALLEY, LLC

And

CITY OF APPLE VALLEY, MN

for

**ORCHARD PLACE 5TH ADDITION
(Skyline Social & Games)**

DAKOTA COUNTY, MINNESOTA

A G R E E M E N T

WHEREAS, the City of Apple Valley, Dakota County, Minnesota, (“City”), has been requested by Skyline MN Apple Valley, LLC, a Minnesota limited liability company (“Developer”) and Rockport, LLC, a Minnesota limited liability company (“Owner”) (City, Developer and Owner are collectively referred to as the “Parties”) to approve construction of an indoor commercial recreation facility with a Class 1 restaurant and an associated outdoor recreation facility and patio on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota (the “Property”), as shown on **Exhibit “A”** attached hereto and incorporated herein; and

WHEREAS, Developer intends to develop the Property into a new approximately 46,000 sq. ft. indoor commercial recreation facility with an associated approximately 51,000 sq. ft. outdoor commercial recreation facility and patio to be known as “Skyline Social & Games”) (the “Development”) as depicted on the site and civil plans attached hereto and incorporated herein; and

NOW, THEREFORE, in consideration of the mutual agreements of the Parties, it is hereby agreed by and between the Parties as follows:

1. Subject to the terms and conditions of this Development Agreement (“Agreement”), City hereby approves the plat for Orchard Place 5th Addition as shown on the attached **Exhibit “A”** and the issuance of a building permit and any related permits for the Development.

2. The Property is governed by the terms and conditions of City’s Zoning Ordinances (the “Ordinance”). Any use of the Property shall be in accordance with the provisions of the Ordinance.

3. Developer shall comply with the conditions of Building Permit Authorization set forth in City of Apple Valley Resolution No. 2025-64, a copy of which is attached hereto as **Exhibit “B”** and incorporated herein.

Developer Improvements

4. Subject to the provisions hereunder, Developer shall, in a manner acceptable to the City Engineer, install the utility improvements and grade the Property and install improvements within the Property, in accordance with and under the following conditions:

A. To complete all improvements in conformance with the plans and specifications submitted by Developer and approved by City, including but not limited to the following plans (the “Plans”), and any subsequent revisions as required by the City Engineer:

C304 SWPPP
C400-403 Site Plan and Details
C500-501, C503 Grading Plan, Insets, and Details
C502 Storm Sewer Plan
C600-602 Utility Plan Details
L100-105 Landscape Plan, Details, and Schedule

B. To construct sidewalk(s) and driveways with concrete and trails with bituminous material in accordance with City construction standards.

C. To seal or cause to be sealed any wells that may exist on the Property in accordance with State, County, and local laws.

D. To install a protective box and cover over each sewer cleanout and water shutoff, to City specifications.

E. To install all lot monuments for the Development upon or before October 30, 2026.

F. To install and maintain all materials (trees, shrubs, and sod) identified in the City approved landscape plan.

G. Developer agrees to comply with all requirements of the Natural Resources management regulations as set forth in Chapter 152 of the Apple Valley City Code prior to, during and after the development of the Property. Developer further agrees to submit to City for its approval a Natural Resources Management Plan prior to any construction or land-disturbing activity in connection with the development of the Property. Developer shall implement and comply with all terms and conditions of the approved Plan prior to and during any construction or land-disturbing activity, including, but not limited to, maintaining the performance security required in Chapter 152 of the Apple Valley City Code.

H. To install each item noted in this Section 4 at the Developer's sole cost and expense, in accordance with all plans reviewed and approved by City.

I. To attend a preconstruction meeting with representatives of City and to require the attendance of all contractors and subcontractors, prior to commencement of construction.

J. Developer will not bury any pipe, install bituminous surface, nor pour concrete pursuant to implementing the Plans, without the specific approval of the City Inspector, prior to the work being performed.

K. All "on-site" inspections by City will be done at the sole cost and expense of Developer, by persons supplied by City.

L. Developer shall repair all damage to City streets, curbs, gutters, utilities, and other municipal improvements caused by or resulting from the development of the Property, at the Developer's sole cost and expense.

M. Prior to issuance of Certificate of Occupancy for the Development, Developer shall provide the City Engineer as-built plans that demonstrate that all constructed

sanitary, water, and storm water conveyance structures and management facilities sub-surface infiltration practice) conform to design and/or construction plans, as approved by City. As-built volumes (for detention and retention) shall be provided for the subsurface infiltration practice. Developer shall submit to the City Engineer certification that the storm water management facilities have been installed in accord with the approved plans and specifications. This certification shall be provided by a Professional Engineer licensed in the State of Minnesota.

N. To pay City's reasonable costs related to this Agreement, including but not limited to administration, engineering, legal fees, inspection, and enforcement. City shall submit invoices to Developer, or its successors or assigns with detailed descriptions of the services rendered by City in accordance with this Agreement. Developer shall deposit the sum of **Three Thousand Five Hundred and 00/100 Dollars (\$3,500.00)** with City toward payment of such costs. If the City's reasonable costs exceed the deposit, Developer, or its successors or assigns shall reimburse City within thirty (30) days of billing. Should the actual costs be less than the amount of the deposit, upon completion of the improvements described in this Section 4 and receipt of written notice from the Developer requesting return of the remaining funds, the amount remaining on deposit shall be returned to Developer.

O. Other than in the case of an emergency, if Developer causes any material violation of the terms of this Agreement to occur, City shall give written notice to Developer with a copy to the Owner of such violation and Developer shall have 20 business days, or a different period of not less than 20 business days if the violation cannot be cured within 20 business days, as may be set forth in the notice, to cure such violation. Failure of Developer to complete such cure shall allow the City to stop and enjoin all construction on the Property until authorization to

proceed is given by the City. The Developer shall hold the City harmless from any damages, causes of action, or claims related to the construction being stopped by the City.

5. The Building Permit for the Development shall not be released by the City until Developer has deposited with City cash or one or more letters of credit in the total amount of **Three Hundred Six Thousand Four Hundred Eighty-one and 25/100 Dollars (\$306,481.25)** (the “Financial Security”) securing the full performance of this Agreement. The bank or financial institution issuing a Financial Security is subject to the reasonable approval of the City Attorney. The form of the Financial Security shall be either a cash deposit or a letter of credit issued to City as the beneficiary. Developer shall be required to maintain the Financial Security with City, until it is released as provided for in this Agreement. The amount of the Financial Security was calculated as follows:

DEVELOPER IMPROVEMENTS

<u>Item</u>	<u>Amount</u>
Lot 1, Block 1, Orchard Place 5th Addition:	
Privately Installed Public Infrastructure Improvements (bituminous Trail Approx 500LF @ \$100/LF).....	\$50,000
Privately Installed Public Infrastructure Improvements on Outlot A (bituminous Trail Approx 200LF @ \$100/LF).....	\$20,000
Private Infrastructure Improvements (street and utility removals/sidewalk/trail repairs)	\$45,000
Landscaping 1.5% of \$8,179,000	\$122,685
Subdivision Monuments and Asbuilding (Record Plans).....	\$7,500
Subtotal Public and Private Improvements	\$245,185
Subtotal Security (125%) of Estimated Public and Private Improvements.....	\$306,481.25
Total Financial Guaranty.....	\$ 306,481.25

This breakdown is for historical reference only. It is not a restriction on the use of the Financial Security.

(i) **Financial Security under Default.** In the event of a default by Developer which is not cured within twenty business (20) days after written notice from City or within a different period as may be set forth in City's notice, City may draw down the Financial Security to pay for all reasonable costs and expenses incurred by City to enforce this Agreement including the costs incurred by City in connection with the collection of the Financial Security. City's cost may include any remediation or completion of Developer's obligations under this Agreement. City may draw on the Financial Security, without further notice, after a default has occurred under this Agreement, which has not been cured within any applicable cure period.

(ii) **Claims to Financial Security.** If City receives claims from subcontractors or materialmen for work performed in or intended for easements dedicated to the public as required by this Agreement and money due has not been paid, City shall give notice to Developer and to the Owner of such claim and Developer or Owner shall have 90 days to make payment or provide City with documentation showing such claim to be unwarranted and its intent to take legal action to remove such claim. If Developer or Owner fails to provide such written notice to City, Developer hereby authorizes City, at City's discretion, to commence an Interpleader action pursuant to Rule 22 of the Minnesota Rules of Civil Procedure for the District Courts at the expense of Developer, to include court costs and reasonable attorney fees. Developer further authorizes City to draw upon the Financial Security in the amount of one hundred twenty-five percent (125%) of the claim together with attorneys' fees and court costs, and to deposit the funds in compliance with the Rule.

(iii) **Reduction of Financial Security.** So long as Developer is not in default of the terms and conditions of this Agreement, upon a written request by Developer and City's verification of satisfactory compliance at the time of inspection or acceptance by the City of any installed Developer Improvements, a like percentage of that portion of the Financial Security covering those specific completed Developer Improvements (Section 4) shall be released to Developer; except however the final twenty percent (20%) of the Financial Security shall be held by City until a final acceptance by City of all Developer Improvements and the receipt by City of all as-builts required under this Agreement. At the time of final inspection of all Developer Improvements, if it is determined by City that the plans and specifications for the Developer Improvements were not strictly adhered to or that work was done without City inspection, City may require that Developer post a cash escrow equal to one hundred twenty-five percent (125%) of the estimated amount necessary to correct the deficiency or to protect against deficiencies arising therefrom. Such additional cash escrow shall remain in force until the corrective work is completed and accepted by the City which shall not exceed three (3) years.

6. No occupancy of any building located on the Property shall occur until water, sanitary sewer, and a paved driving surface are available for use to the new building.

7. Prior to the release of the building permit for the Development, the Developer shall:

- A. Deliver to City the Financial Security (Section 4 – noted above and herein).
- B. Deposit the funds to the City (Section 4 - noted above and herein).
- C. Pay the following trunk charges for outlined in (i), (ii) and (iii) in the total amount of **\$142,490.20***:

<u>Item</u>	<u>Calculation</u>	<u>Amount Due</u>
(i) Sanitary Sewer Connection Fees (Trunk Charge):	\$395.00/SAC Unit x 90 SAC =	\$35,550.00
(ii) Water Utility Connection Fees (Trunk Charge):	\$3,455.00/acre x 7.10 acres =	\$24,530.50
(iii) Storm Sewer Connection Fees (Trunk Charge):	\$11,607.00/acre x 7.10 acres =	\$82,409.70
TOTAL		\$142,490.20

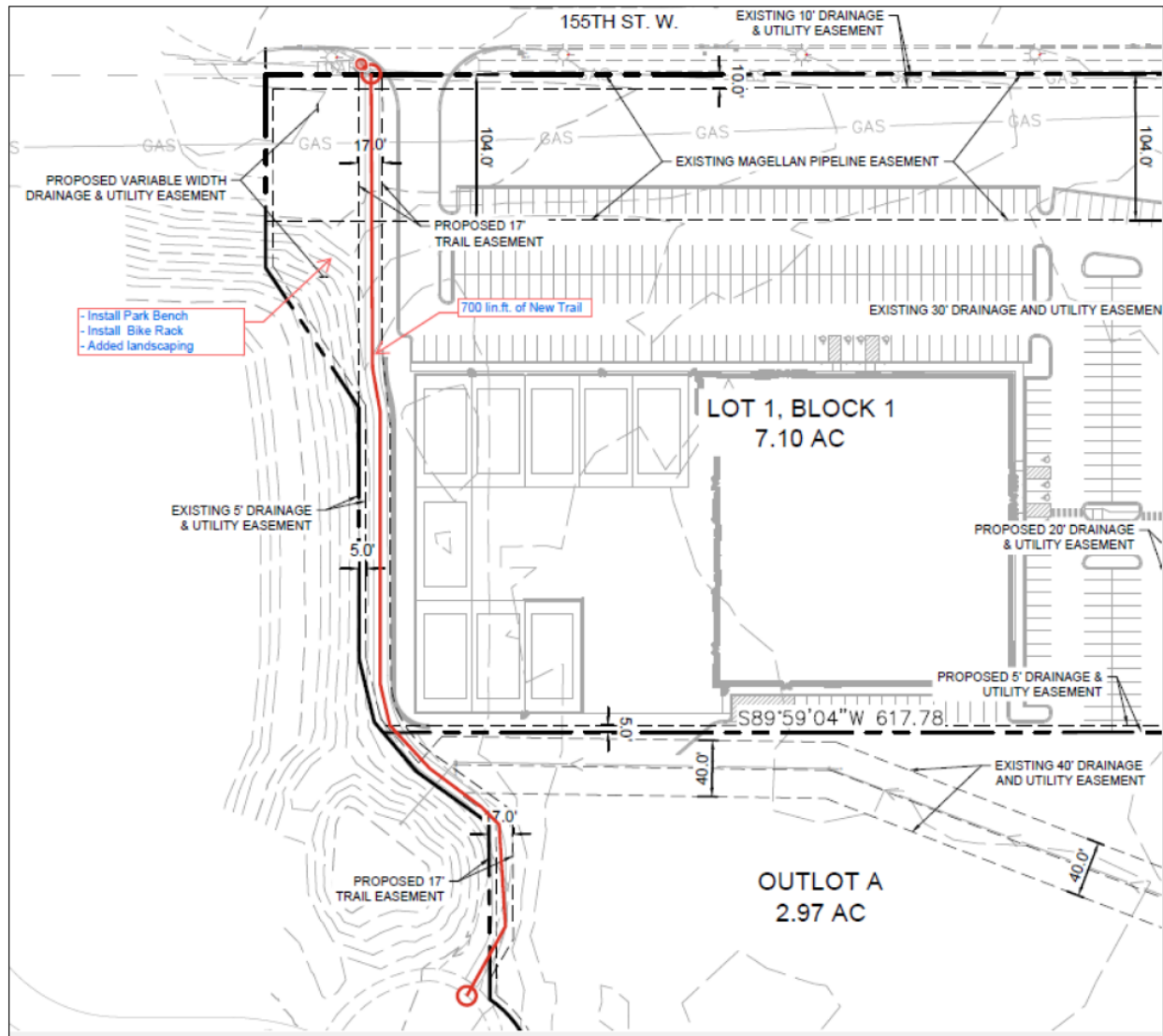
*The final SAC Fees will be determined and paid in advance of Building Permit Issuance and not included in this total.

8. In addition to the trunk charges noted herein, upon submission of a building permit application, Developer agrees to pay City for the public services furnished to the Development, in an amount as determined below upon the basis of units (per building) as determined by the City Engineer, which amount shall be paid in the following manner:

A. Sewer Availability Charge - The rate per unit is based on the year in which the building permit is issued per SAC unit in an amount due and owing to the Metro Waste Control as determined by it, together with \$446.00 due and owing to the City per SAC unit. The person who applies for a building permit shall pay, at the time of the issuance of the permit, an amount equal to the rates times the number of units. This fee is subject to change if the obligation of City to the Metropolitan Waste Control Commission changes.

B. Water System, Supply and Storage Charge - The rate per unit is based on the year in which the building permit is issued (presently \$1,209.00 per SAC unit). The person who applies for a building permit shall pay, at the time of the issuance of the permit, an amount equal to the rate times the number of units.

9. Park and trail dedication shall be satisfied by the Developer constructing a new trail from the north line of Lot 1 to the City's Trail Head/Gathering Space as depicted below:



Developer shall also install a new park bench and bike rack in the northwest corner of the development and provide additional landscaping to the satisfaction of the City's Community Development Director.

10. The Parties mutually recognize and agree that storm water pond dedication requirements, as provided in Chapter 153 of the City Code, shall be satisfied by dedication of drainage and utility easements on the Plat.

11. Developer agrees to install all utilities underground in the Development, specifically including electrical, communications and gas services. Developer hereby represents that all utility services will be available for a building prior to occupancy of any dwelling in that respective building.

12. Developer agrees to install and pay for a private street lighting system for the Development, in accordance with City and Dakota Electric Company standards.

13. Developer agrees to provide City with as-built surveys for any building constructed within the Development on the Property, prior to the issuance of the Certificate of Occupancy for that building.

14. Developer and/or Owner shall deliver to City copies of the recorded documents to evidence that Developer has complied with its recording obligations under this Agreement.

15. Developer and Owner hereby specifically release the members of the City Council from any personal liability in connection with handling funds pursuant to the terms of this Agreement, and further agrees to indemnify and hold the members of the City Council harmless from any claim, of any and every nature whatsoever, because of this Agreement, the Plat, and the development of the Property.

The Parties mutually recognize and agree that all terms and conditions of this Agreement shall run with the Property and shall be binding upon the respective heirs, administrators, successors and assigns of Developer and Owner.

16. Notices. All notices required or desired to be given under this Agreement shall be in writing and may be delivered by deposit in the United States mail, postage prepaid, as certified mail, return receipt requested, or sent by overnight courier, and addressed as follows:

If to City:	City of Apple Valley Attn: Brandon S. Anderson, City Engineer 7100 147 th Street West Apple Valley, MN 55124
With a copy to:	Dougherty, Molenda, Solfest, Hills & Bauer P.A. Attn: Robert B. Bauer, City Attorney 14985 Glazier Avenue, Suite 525 Apple Valley, MN 55124
If to Owner:	Rockport, LLC Attn: Liza Robson, President 14698 Galaxie Avenue Apple Valley, MN 55124 Email: lizarobson@rockportav.com
If to Developer:	Skyline MN Apple Valley, LLC Attn: Whitney and Corey Kolquist 4894 Miller Trunk Highway Hermantown, MN 55811-1504 Email: wkolquist@kolquist.com

Any notice delivered by overnight courier or delivered by United States certified mail shall be deemed given as of the time it is deposited with the overnight carrier or United States mail. The addresses to which notices are to be delivered may be changed by giving notice of such change in accordance with this notice provision.

IN WITNESS WHEREOF, the Parties have hereunto set their hands.

[Signature Pages Follow]

DEVELOPMENT AGREEMENT

**Lot 1, Block 1, Orchard Place 5th Addition
(Skyline Social & Games)**

[Signature Page of Owner]

OWNER:

**Rockport, LLC,
a Minnesota limited liability company**

By: _____
Liza Robson
Its: President

STATE OF MINNESOTA)
) ss.
COUNTY OF DAKOTA)

This instrument was acknowledged before me this _____ day of _____, 2025, by Liza Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public

DEVELOPMENT AGREEMENT

**Lot 1, Block 1, Orchard Place 5th Addition
(Skyline Social & Games)**

[Signature Page of Developer]

**Skyline MN Apple Valley, LLC, a Minnesota
limited liability company**

By: _____

Its: _____

STATE OF MINNESOTA)
) ss.
COUNTY OF _____)

This instrument was acknowledged before me this _____ day of _____,
2025, by _____, the _____ of Skyline MN Apple
Valley, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public

DEVELOPMENT AGREEMENT

**Lot 1, Block 1, Orchard Place 5th Addition
(Skyline Social & Games)**

[Signature Page of City]

**City of Apple Valley,
a Minnesota municipal corporation**

By: Clint Hooppaw
Its: Mayor

By: Christina M. Scipioni
Its: City Clerk

STATE OF MINNESOTA)
) ss .
COUNTY OF DAKOTA)

On this _____ day of _____, 2025, before me a Notary Public within and for said County, personally appeared Clint Hooppaw and Christina M. Scipioni, who being each by me duly sworn, each did say that they are respectively the Mayor and Clerk of the City of Apple Valley, the municipality named in the foregoing instrument, and that the seal affixed on behalf of said municipality by authority of its City Council, and said Mayor and Clerk acknowledged said instrument to be the free act and deed of said municipality.

Notary Public

This instrument was drafted by:

Dougherty, Molenda, Solfest, Hills & Bauer P.A.
14985 Glazier Avenue, Suite 525
Apple Valley, Minnesota 55124
(952) 432-3136
RBB: 42499

ORCHARD PLACE 5TH ADDITION

KNOW ALL PERSONS BY THESE PRESENTS, That Rockport, LLC, a Minnesota limited liability company, fee owner of the following described property:
OUTLOT D, ORCHARD PLACE 2ND ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.
Has caused the same to be surveyed and platted as ORCHARD PLACE 5TH ADDITION, and does hereby dedicate to the public for public use the easements as shown on this plat for drainage and utility purposes.
In witness whereof said ROCKPORT, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officers this _____ day of _____, 20____.

ROCKPORT, LLC, a Minnesota limited liability company

By: _____ its _____
Peter W. Fischer

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Liza A. Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Peter W. Fischer, the Vice President of Rockport, LLC, a Minnesota limited liability company, on behalf of the company.

I, Russell P. Dambo, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and data are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one hundred feet of the line and well marked, as defined in Minnesota Statutes, Section 65.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat, and all public ways are shown and labeled on this plat.

Dated this _____ of _____, 20____.

STATE OF MINNESOTA
COUNTY OF _____

The foregoing surveyor's certificate was acknowledged before me this _____ day of _____, 20____, by Russell P. Dambo, Minnesota License No. 10068.

Notary Public, _____ County, Minnesota
My Commission Expires _____

CITY COUNCIL, CITY OF APPLE VALLEY, STATE OF MINNESOTA

This plat was approved by the City Council of the City of Apple Valley, Minnesota this _____ day of _____, 20____, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 65.03, Subd. 2.

Mayor _____ City Clerk _____

COUNTY SURVEYOR, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that in accordance with Minnesota Statutes, Section 655.021, Subd. 11, the plat has been reviewed and approved this _____ day of _____, 20____.

Todd B. Tollefson
Dakota County Surveyor

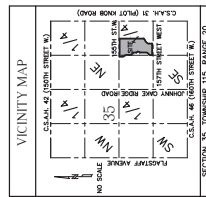
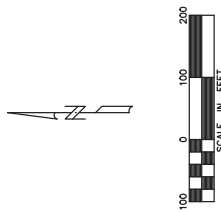
DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA

Pursuant to Minnesota Statutes, Section 655.021, Subd. 9, taxes payable in the year 20____ on the land herebefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered on this _____ day of _____, 20____.

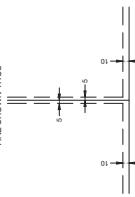
COUNTY RECORDER, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that the plat of LB AT ORCHARD PLACE was filed in the office of the County Recorder for public record on this _____ day of _____, 20____, at _____ o'clock, _____ M., and was duly filed in Book _____ as Document Number _____.

Amy A. Koehn
County Recorder



DRAINAGE AND UTILITY EASEMENTS
ARE SHOWN IN THIS

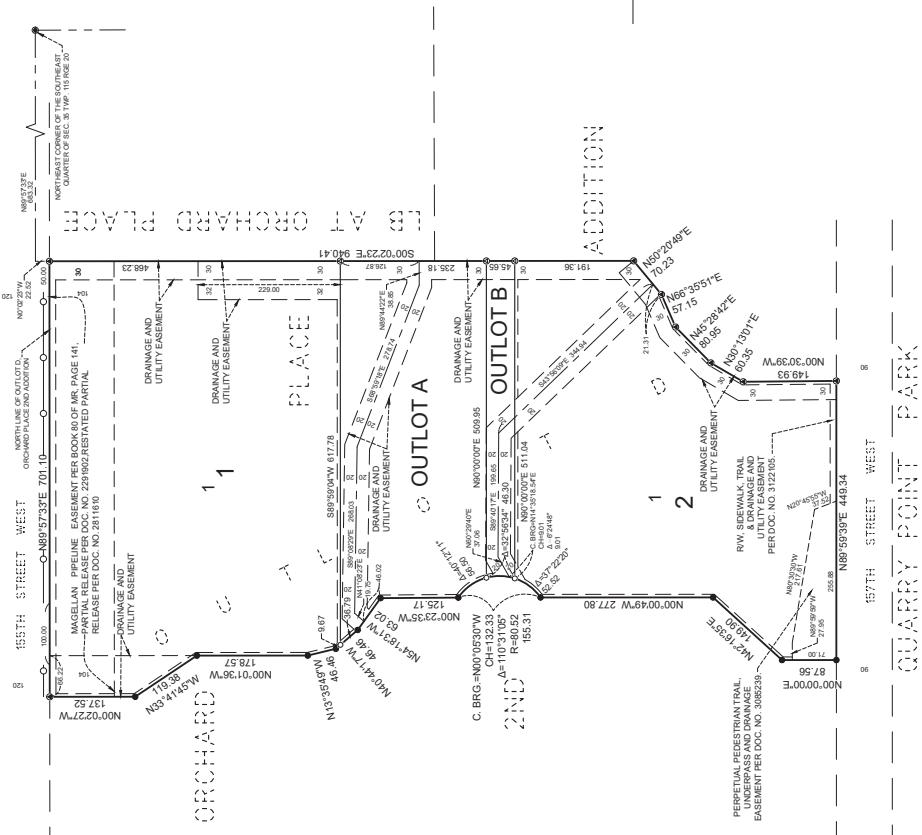


BEG 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES UNLESS OTHERWISE INDICATED.
STREET RIGHT-OF-WAY LINES AND REAR LOT LINES UNLESS OTHERWISE INDICATED.

THE NORTH LINE OF OUTLOT D, ORCHARD PLACE 2ND ADDITION HAS AN ASSUMED BEARING OF N89°57'37"E.
UNLESS OTHERWISE SHOWN.

- DENOTES 1/2" IRON MONUMENT.
- SET MARKED BY LICENSE NUMBER 10068.
- DENOTES 1/2" IRON MONUMENT.
- DENOTES DAKOTA COUNTY MAIL & DISK MONUMENT.
- DENOTES ACCESS RESTRICTION EASEMENT TO THE CITY OF APPLE VALLEY PER DOC. #474767, AMENDED PER DOC. NO. 3046254.

ORCHARD PLACE
4TH ADDITION



PROFESSIONAL ENGINEERS,
PLANNERS AND LAND SURVEYORS
P
PROFESSIONAL ENGINEERING
COMPANY, INC.

SHEET 1 OF 1 SHEETS

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-64

A RESOLUTION AUTHORIZING ISSUANCE OF A BUILDING PERMIT
FOR SKYLINE SOCIAL & GAMES INDOOR COMMERCIAL RECREATION FACILITY,
CLASS I RESTAURANT, AND OUTDOOR COMMERCIAL RECREATION FACILITY AND
PATIO AND ATTACHING CONDITIONS THERETO

WHEREAS, pursuant to Minnesota Statutes 462.357 the City of Apple Valley has adopted, as Title XV of the City Code of Ordinances, zoning regulations to control land uses throughout the City; and

WHEREAS, said regulations provide that issuance of a building permit for commercial, industrial, institutional and multiple residential uses require the specific review and approval of development plans by the Apple Valley Planning Commission and City Council; and

WHEREAS, approval of a building permit authorization of proposed 46,550 square foot indoor commercial recreation facility with a Class I restaurant and an associated 51,150 square foot outdoor recreation facility and patio has been requested by Skyline MN Apple Valley, LLC, on property legally described as Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota; and

WHEREAS, the Apple Valley Planning Commission reviewed the development plans and recommended approval at its regular meeting on April 2, 2025.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the issuance of a building permit Skyline Social & Games indoor commercial recreation facility, Class I restaurant, and outdoor commercial recreation facility and patio on Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota is hereby authorized, subject to all applicable City Codes and standards, and the following conditions:

1. If the Building Permit is not paid for and issued within one (1) year of the date of approval, the approval shall lapse.
2. The Planned Development rezoning and PD Ordinance, Planned Development Agreement, and final plat of Orchard Place 5th Addition must be approved and recorded with the County prior to issuance of a building permit.
3. Construction shall occur in conformance with the site plan dated February 19, 2025, including parking lot paving and a non-surmountable concrete curb and gutter.
4. Construction shall occur in conformance with the landscape plans dated February 19, 2025, (including sodded/seeded public boulevard area up to each street curbline);

EXHIBIT "B"

subject to submission of a detailed landscape planting price list for verification of the City's landscaping requirement at the time of building permit application.

5. Construction shall occur in conformance with the elevation plans dated February 18, 2025.
6. Subject to all conditions noted in the City Engineer's memo dated March 27, 2025, and revised on April 17, 2025, on file with the City.
7. Subject to all conditions noted in the Building Official's memo dated February 25, 2025, on file with the City.
8. All necessary mechanical protrusions visible to the exterior shall be screened or handled in accordance with Section 155.346 (3) (a) (b) of the city code. If the proposed roof-line or parapet wall(s) is found to not be a sufficient screen, other code compliant screening shall be installed.
9. Screening any outdoor utility meters and boxes shall be achieved through landscaping, fence, decorative screen or a combination thereof, and approved by the City.
10. A bike rack shall be installed close to the primary structure which does not impede pedestrian flow along any proposed or future sidewalk.
11. The sidewalk along the north side of the primary structure shall connect to the interior public trail on the west side of property.
12. A cross-access and cross-parking agreement between Lot 1, Block 1 and Outlot A, Orchard Place 5th Addition shall be required in a form acceptable to the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
13. An encroachment agreement with Magellan Pipeline for the Magellan Pipeline easement on the property shall be prepared and approved by the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
14. Site grading shall occur in conformance with a Natural Resources Management Plan (NRMP) which shall include final grading plan to be submitted for review and approval by the City Engineer; subject to the applicant submitting a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
15. Infiltration areas shall be constructed in conformance with the City standards and the property owner shall execute a maintenance agreement or other suitable agreement to be filed with the deed that ensures the perpetual maintenance of infiltration areas.

16. Site and building lighting shall consist of downcast, shoebox lighting fixtures or wallpacks with deflector shields which confines light to the property and shall be installed in conformance with Section 155.353 of the city code.
17. Approval of a signage plan is not included with this site plan and building permit authorization. A separate application and signage plan in conformance with the sign regulations must be submitted for review and approval to the City prior to the erection of any signs.
18. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays during the hours of 8:00 a.m. to 5:00 p.m.
19. Prior to issuance of a building permit, a construction staging and construction personnel parking plan shall be submitted and approved by the City.
20. Earthmoving activities shall not occur when wind velocity exceeds thirty (30) miles per hour. Watering to control dust shall occur as needed and whenever directed by the Apple Valley Building Official or Zoning Administrator.
21. Issuance of a Building Permit and a final certificate of occupancy is contingent upon the project being constructed in conformance with all the preceding conditions as well as all applicable performance standards of the current zoning regulations. In the event that a certificate of occupancy is requested prior to completion of all required site improvements, a suitable financial guarantee in the amount of 125% of the estimated cost of the unfinished improvements shall be required along with an agreement authorizing the City or its agents to enter the premises and complete the required improvements if they are not completed by a reasonably stipulated deadline, with the cost of such City completion to be charged against the financial guarantee.
22. The ongoing use and occupancy of the premises is predicated on the ongoing maintenance of the indoor commercial recreation facility and restaurant building, and associated outdoor commercial recreation facility and patio and all required site improvements as listed in the preceding. No alteration, removal, or change to the preceding building plans or required site improvements shall occur without the express authorization of the City. Site improvements which have deteriorated due to age or wear shall be repaired or replaced in a timely fashion.

BE IT FURTHER RESOLVED that such issuance is subject to a finding of compliance of the construction plans with the Minnesota State Building Code, as determined by the Apple Valley Building Official, and with the Minnesota State Uniform Fire Code, as determined by the Apple Valley Fire Marshal.

ADOPTED this 24th day of April, 2025.



Clint Hooppaw, Mayor

ATTEST:



Christina M. Scipioni, City Clerk

DEVELOPMENT AGREEMENT

Between

ROCKPORT, LLC

And

TRIDENT DEVELOPMENT, LLC

And

CITY OF APPLE VALLEY, MN

for

**ORCHARD PLACE 5TH ADDITION
(Orchard Place Apartments)**

DAKOTA COUNTY, MINNESOTA

A G R E E M E N T

WHEREAS, the City of Apple Valley, Dakota County, Minnesota, (“City”), has been requested by Trident Development, LLC, a Minnesota limited liability company (“Developer”) and Rockport, LLC, a Minnesota limited liability company (“Owner”) (City, Developer and Owner are collectively referred to as the “Parties”) to approve construction of a residential apartment building and associated site plan on Lot 2 and Outlot B, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota (the “Property”), as shown on **Exhibit “A”** attached hereto and incorporated herein; and

WHEREAS, Developer intends to develop the Property into a new approximately 40,500 square foot residential apartment building and associated site plan to be known as “Orchard Place Apartments”) (the “Development”) as depicted on the site and civil plans attached hereto and incorporated herein; and

NOW, THEREFORE, in consideration of the mutual agreements of the Parties, it is hereby agreed by and between the Parties as follows:

1. Subject to the terms and conditions of this Development Agreement (“Agreement”), City hereby approves the issuance of a building permit and any related permits for the Development.

2. The Property is governed by the terms and conditions of City’s Zoning Ordinances (the “Ordinance”). Any use of the Property shall be in accordance with the provisions of the Ordinance.

3. Developer shall comply with the conditions of Building Permit Authorization set forth in City of Apple Valley Resolution No. 2025-65, a copy of which is attached hereto as **Exhibit “B”** and incorporated herein.

Developer Improvements

4. Subject to the provisions hereunder, Developer shall, in a manner acceptable to the City Engineer, install the utility improvements and grade the Property and install improvements within the Property, in accordance with and under the following conditions:

A. To complete all improvements in conformance with the plans and specifications submitted by Developer and approved by City, including but not limited to the following plans (the “Plans”), and any subsequent revisions as required by the City Engineer:

C300-301 SWPPP
C400-40X Site Plan and Details
C500 Grading Plan, Insets, and Details
C501 Storm Sewer Plan
C600-60X Utility Plan Details
L100-10X Landscape Plan, Details, and Schedule
TBD – North Creek Greenway Amenity Plans

B. To construct sidewalk(s) and driveways with concrete or bituminous material in accordance with City construction standards.

C. To seal or cause to be sealed any wells that may exist on the Property in accordance with State, County, and local laws.

D. To install a protective box and cover over each sewer cleanout and water shutoff, to City specifications.

E. To install all lot monuments for the Development upon or before October 30, 2026.

F. To install and maintain all materials (trees, shrubs, and sod) identified in the City approved landscape plan.

G. Developer agrees to comply with all requirements of the Natural Resources management regulations as set forth in Chapter 152 of the Apple Valley City Code prior to, during

and after the development of the Property. Developer further agrees to submit to City for its approval a Natural Resources Management Plan prior to any construction or land-disturbing activity in connection with the development of the Property. Developer shall implement and comply with all terms and conditions of the approved Plan prior to and during any construction or land-disturbing activity, including, but not limited to, maintaining the performance security required in Chapter 152 of the Apple Valley City Code.

H. To install each item noted in this Section 4 at the Developer's sole cost and expense, in accordance with all plans reviewed and approved by City.

I. To attend a preconstruction meeting with representatives of City and to require the attendance of all contractors and subcontractors, prior to commencement of construction.

J. Developer will not bury any pipe, install bituminous surface, nor pour concrete pursuant to implementing the Plans, without the specific approval of the City Inspector, prior to the work being performed.

K. All "on-site" inspections by City will be done at the sole cost and expense of Developer, by persons supplied by City.

L. Developer shall repair all damage to City streets, curbs, gutters, utilities, and other municipal improvements caused by or resulting from the development of the Property, at the Developer's sole cost and expense.

M. Prior to issuance of Certificate of Occupancy for the Development, Developer shall provide the City Engineer as-built plans that demonstrate that all constructed sanitary, water, and storm water conveyance structures and management facilities sub-surface infiltration practice) conform to design and/or construction plans, as approved by City. As-built

volumes (for detention and retention) shall be provided for the subsurface infiltration practice. Developer shall submit to the City Engineer certification that the storm water management facilities have been installed in accord with the approved plans and specifications. This certification shall be provided by a Professional Engineer licensed in the State of Minnesota.

N. To pay City's reasonable costs related to this Agreement, including but not limited to administration, engineering, legal fees, inspection, and enforcement. City shall submit invoices to Developer, or its successors or assigns with detailed descriptions of the services rendered by City in accordance with this Agreement. Developer shall deposit the sum of **Five Thousand and 00/100 Dollars (\$5,000.00)** with City toward payment of such costs. If the City's reasonable costs exceed the deposit, Developer, or its successors or assigns shall reimburse City within thirty (30) days of billing. Should the actual costs be less than the amount of the deposit, upon completion of the improvements described in this Section 4 and receipt of written notice from the Developer requesting return of the remaining funds, the amount remaining on deposit shall be returned to Developer.

O. Other than in the case of an emergency, if Developer causes any material violation of the terms of this Agreement to occur, City shall give written notice to Developer with a copy to the Owner of such violation and Developer shall have 20 business days, or a different period of not less than 20 business days if the violation cannot be cured within 20 business days, as may be set forth in the notice, to cure such violation. Failure of Developer to complete such cure shall allow the City to stop and enjoin all construction on the Property until authorization to proceed is given by the City. The Developer shall hold the City harmless from any damages, causes of action, or claims related to the construction being stopped by the City.

5. The Building Permit for the Development shall not be released by the City until Developer has deposited with City cash or one or more letters of credit in the total amount of **One Million Ninety-three Thousand One Hundred Twenty-five and no/100 Dollars (\$1,093,125.00)** (the “Financial Security”) securing the full performance of this Agreement. The bank or financial institution issuing a Financial Security is subject to the reasonable approval of the City Attorney. The form of the Financial Security shall be either a cash deposit or a letter of credit issued to City as the beneficiary. Developer shall be required to maintain the Financial Security with City, until it is released as provided for in this Agreement. The amount of the Financial Security was calculated as follows:

DEVELOPER IMPROVEMENTS

<u>Item</u>	<u>Amount</u>
Lot 2 and Outlot B, Block 1, Orchard Place 5th Addition:	
Privately Installed Public Infrastructure Improvements (bituminous Trail Approx 520LF @ \$100/LF).....	\$492,000
Private Infrastructure Improvements (street and utility removals/sidewalk/trail repairs)	\$45,000
Landscaping at 1.5% of \$22,000,000	\$330,000
Subdivision Monuments and Asbuilding (Record Plans).....	\$7,500
Subtotal Private Improvements.....	\$874,500
Subtotal Security (125%) of Estimated Private Improvements	\$1,093,125
Total Financial Guaranty.....	\$1,093,125

This breakdown is for historical reference only. It is not a restriction on the use of the Financial Security.

(i) **Financial Security under Default.** In the event of a default by Developer which is not cured within twenty business (20) days after written notice from City or within a different period as may be set forth in City's notice, City may draw down the Financial Security to pay for all reasonable costs and expenses incurred by City to enforce this Agreement including the costs incurred by City in connection with the collection of the Financial Security. City's cost may include any remediation or completion of Developer's obligations under this Agreement. City may draw on the Financial Security, without further notice, after a default has occurred under this Agreement, which has not been cured within any applicable cure period.

(ii) **Claims to Financial Security.** If City receives claims from subcontractors or materialmen for work performed in or intended for easements dedicated to the public as required by this Agreement and money due has not been paid, City shall give notice to Developer and to the Owner of such claim and Developer or Owner shall have 90 days to make payment or provide City with documentation showing such claim to be unwarranted and its intent to take legal action to remove such claim. If Developer or Owner fails to provide such written notice to City, Developer hereby authorizes City, at City's discretion, to commence an Interpleader action pursuant to Rule 22 of the Minnesota Rules of Civil Procedure for the District Courts at the expense of Developer, to include court costs and reasonable attorney fees. Developer further authorizes City to draw upon the Financial Security in the amount of one hundred twenty-five percent (125%) of the claim together with attorneys' fees and court costs, and to deposit the funds in compliance with the Rule.

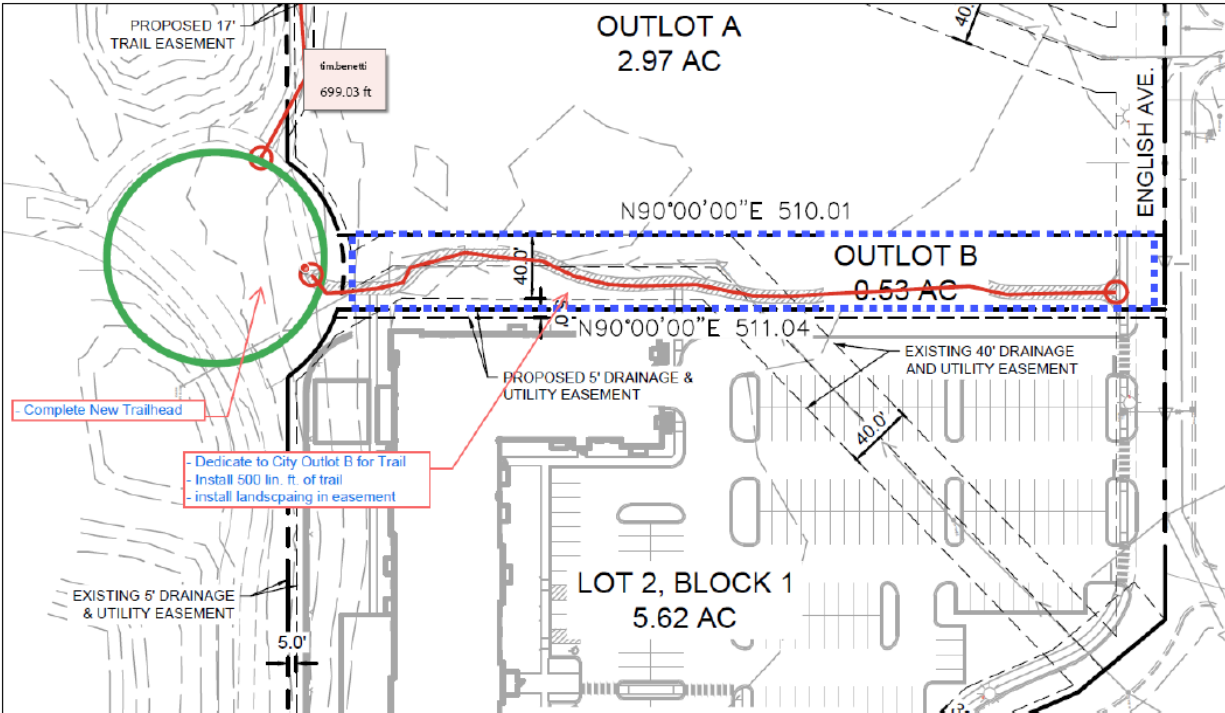
(iii) **Reduction of Financial Security.** So long as Developer is not in default of the terms and conditions of this Agreement, upon a written request by Developer and City's verification of satisfactory compliance at the time of inspection or acceptance by the City

of any installed Developer Improvements, a like percentage of that portion of the Financial Security covering those specific completed Developer Improvements (Section 4) shall be released to Developer; except however the final twenty percent (20%) of the Financial Security shall be held by City until a final acceptance by City of all Developer Improvements and the receipt by City of all as-builts required under this Agreement. At the time of final inspection of all Developer Improvements, if it is determined by City that the plans and specifications for the Developer Improvements were not strictly adhered to or that work was done without City inspection, City may require that Developer post a cash escrow equal to one hundred twenty-five percent (125%) of the estimated amount necessary to correct the deficiency or to protect against deficiencies arising therefrom. Such additional cash escrow shall remain in force until the corrective work is completed and accepted by the City which shall not exceed three (3) years.

6. No occupancy of any building located on the Property shall occur until water, sanitary sewer, and a paved driving surface are available for use to the new building.

7. Park and Trail Dedication. The Developer shall execute and deliver a Limited Warranty Deed to the City, conveying Outlot B, free and clear of all encumbrances except those accepted by the City as permitted encumbrances on such deed. Prior to the City signing the final plat, the Developer shall provide the City with an ALTA Commitment to Insurance Title in Outlot B, in favor of the City. The Developer shall pay all costs to prepare and to record the Limited Warranty Deed, which Deed shall be recorded immediately after the plat. Further, the Developer shall pay all real estate taxes associated with Outlot B, including those payable in the current year as well as any taxes due in the year subsequent to the conveyance, plus a one-time payment of **One Hundred and no/100 Dollars (\$100,000.00)**, which shall be payable prior to the release of the plat for recording.

In addition, the Developer shall construct trail head improvements in accordance with the City's Plans and to the satisfaction of the City's Community Development Director as depicted below:



8. Prior to the release of the building permit for the Development, the Developer shall:
 - A. Deliver to City the Financial Security (Section 4 – noted above and herein).
 - B. Deposit the funds to the City (Section 4 - noted above and herein).
 - C. Pay the following trunk charges for outlined in (i), (ii) and (iii) in the total

amount of **\$73,717.54***:

<u>Item</u>	<u>Calculation</u>	<u>Amount Due</u>
(i) Sanitary Sewer Connection Fees (Trunk Charge):	\$395.00/SAC Unit x TBD SAC =	\$TBD
(ii) Water Utility Connection Fees (Trunk Charge):	\$3,455.00/acre x 5.62 acres =	\$19,417.10

(iii) Storm Sewer Connection Fees (Trunk Charge):	\$9,662.00/acre x 5.62 acres =	\$54,300.44
	TOTAL	\$TBD

*SAC Fees to be paid in advance of Building Permit Issuance and not included in this total.

9. In addition to the trunk charges noted herein, upon submission of a building permit application, Developer agrees to pay City for the public services furnished to the Development, in an amount as determined below upon the basis of units (per building) as determined by the City Engineer, which amount shall be paid in the following manner:

A. Sewer Availability Charge - The rate per unit is based on the year in which the building permit is issued per SAC unit in an amount due and owing to the Metro Waste Control as determined by it, together with \$446.00 due and owing to the City per SAC unit. The person who applies for a building permit shall pay, at the time of the issuance of the permit, an amount equal to the rates times the number of units. This fee is subject to change if the obligation of City to the Metropolitan Waste Control Commission changes.

B. Water System, Supply and Storage Charge - The rate per unit is based on the year in which the building permit is issued (presently \$1,209.00per SAC unit). The person who applies for a building permit shall pay, at the time of the issuance of the permit, an amount equal to the rate times the number of units.

10. The Parties mutually recognize and agree that storm water pond dedication requirements, as provided in Chapter 153 of the City Code, shall be satisfied by dedication of drainage and utility easements on the Plat.

11. Developer agrees to install all utilities underground in the Development, specifically including electrical, communications and gas services. Developer hereby represents

that all utility services will be available for a building prior to occupancy of any dwelling in that respective building.

12. Developer agrees to install and pay for a private street lighting system for the Development, in accordance with City and Dakota Electric Company standards.

13. Developer agrees to provide City with as-built surveys for any building constructed within the Development on the Property, prior to the issuance of the Certificate of Occupancy for that building.

14. Developer and/or Owner shall deliver to City copies of the recorded documents to evidence that Developer has complied with its recording obligations under this Agreement.

15. Developer and Owner hereby specifically release the members of the City Council from any personal liability in connection with handling funds pursuant to the terms of this Agreement, and further agrees to indemnify and hold the members of the City Council harmless from any claim, of any and every nature whatsoever, because of this Agreement, the Plat, and the development of the Property.

The Parties mutually recognize and agree that all terms and conditions of this Agreement shall run with the Property and shall be binding upon the respective heirs, administrators, successors and assigns of Developer and Owner.

16. Notices. All notices required or desired to be given under this Agreement shall be in writing and may be delivered by deposit in the United States mail, postage prepaid, as certified mail, return receipt requested, or sent by overnight courier, and addressed as follows:

If to City:	City of Apple Valley
	Attn: Brandon S. Anderson, City Engineer
	7100 147 th Street West
	Apple Valley, MN 55124

With a copy to: Dougherty, Molenda, Solfest, Hills & Bauer P.A.
Attn: Robert B. Bauer, City Attorney
14985 Glazier Avenue, Suite 525
Apple Valley, MN 55124

If to Owner: Rockport, LLC
Attn: Liza Robson, President
14698 Galaxie Avenue
Apple Valley, MN 55124
Email: lizarobson@rockportav.com

If to Developer: Trident Development, LLC
Attn: Roger Fink
1200 25th Avenue South
St. Cloud, MN 56301
Email: rogerf@tridentdevelopmentmn.com

Any notice delivered by overnight courier or delivered by United States certified mail shall be deemed given as of the time it is deposited with the overnight carrier or United States mail. The addresses to which notices are to be delivered may be changed by giving notice of such change in accordance with this notice provision.

IN WITNESS WHEREOF, the Parties have hereunto set their hands.

[Signature Pages Follow]

DEVELOPMENT AGREEMENT

**Lot 2 and Outlot B, Block 1, Orchard Place 5th Addition
(Orchard Place Apartments)**

[Signature Page of Owner]

OWNER:

**Rockport, LLC,
a Minnesota limited liability company**

By: _____
Liza Robson
Its: President

STATE OF MINNESOTA)
) ss.
COUNTY OF DAKOTA)

This instrument was acknowledged before me this _____ day of _____, 2025, by Liza Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

Notary Public

DEVELOPMENT AGREEMENT

**Lot 2 and Outlot B, Block 1, Orchard Place 5th Addition
(Orchard Place Apartments)**

[Signature Page of Developer]

**Trident Development, LLC, a Minnesota limited
liability company**

By: _____

Its: _____

STATE OF MINNESOTA)
) ss.
COUNTY OF _____)

This instrument was acknowledged before me this _____ day of _____,
2025, by _____, the _____ of Trident
Development, LLC, a Minnesota limited liability company, on behalf of the limited liability
company.

Notary Public

DEVELOPMENT AGREEMENT

**Lot 2 and Outlot B, Block 1, Orchard Place 5th Addition
(Orchard Place Apartments)**

[Signature Page of City]

**City of Apple Valley,
a Minnesota municipal corporation**

By: Clint Hooppaw
Its: Mayor

By: Christina M. Scipioni
Its: City Clerk

STATE OF MINNESOTA)
) ss .
COUNTY OF DAKOTA)

On this ____ day of _____, 2024, before me a Notary Public within and for said County, personally appeared Clint Hooppaw and Christina M. Scipioni, who being each by me duly sworn, each did say that they are respectively the Mayor and Clerk of the City of Apple Valley, the municipality named in the foregoing instrument, and that the seal affixed on behalf of said municipality by authority of its City Council, and said Mayor and Clerk acknowledged said instrument to be the free act and deed of said municipality.

Notary Public

This instrument was drafted by:

Dougherty, Molenda, Solfest, Hills & Bauer P.A.
14985 Glazier Avenue, Suite 525
Apple Valley, Minnesota 55124
(952) 432-3136
RBB: 42501

ORCHARD PLACE 5TH ADDITION

KNOW ALL PERSONS BY THESE PRESENTS, That Rockport, LLC, a Minnesota limited liability company, fee owner of the following described property:
OUTLOT D, ORCHARD PLACE 2ND ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.
Has caused the same to be surveyed and platted as ORCHARD PLACE 5TH ADDITION, and does hereby dedicate to the public for public use the easements as shown on this plat for drainage and utility purposes.
In witness whereof said ROCKPORT, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officers this _____ day of _____, 20____.

ROCKPORT, LLC, a Minnesota limited liability company

By: _____ its _____
Peter W. Fischer

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Liza A. Robson, the President of Rockport, LLC, a Minnesota limited liability company, on behalf of the limited liability company.

STATE OF MINNESOTA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by: Peter W. Fischer, the Vice President of Rockport, LLC, a Minnesota limited liability company, on behalf of the company.

I, Russell P. Dambo, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey and data as correctly designated on the plat; that all monuments depicted on the plat have been, or will be correctly set within one year of the date of this plat, as shown in Minnesota Statutes, Section 65.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat, and all public ways are shown and labeled on this plat.

Dated this _____ of _____, 20____
Russell P. Dambo, Land Surveyor
Minnesota License No. 19086

STATE OF MINNESOTA
COUNTY OF _____

The foregoing surveyor's certificate was acknowledged before me this _____ day of _____, 20____, by Russell P. Dambo, Minnesota License No. 19086.

Notary Public, _____ County, Minnesota
My Commission Expires _____

CITY COUNCIL, CITY OF APPLE VALLEY, STATE OF MINNESOTA

This plat was approved by the City Council of the City of Apple Valley, Minnesota this _____ day of _____, 20____, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 656.03, Subd. 2.

Mayor _____ City Clerk _____

COUNTY SURVEYOR, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that in accordance with Minnesota Statutes, Section 656.021, Subd. 11, the plat has been reviewed and approved this _____ day of _____, 20____.

Todd B. Tollefson
Dakota County Surveyor

DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA

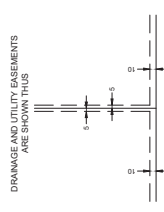
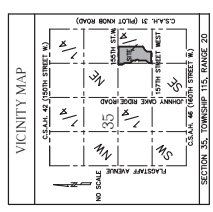
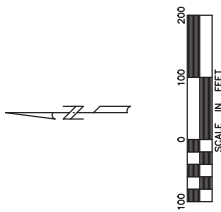
Pursuant to Minnesota Statutes, Section 656.021, Subd. 9, taxes payable in the year 20____ on the land heretofore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered on this _____ day of _____, 20____.

Amy A. Koehn, Director
Department of Property Taxation and Records

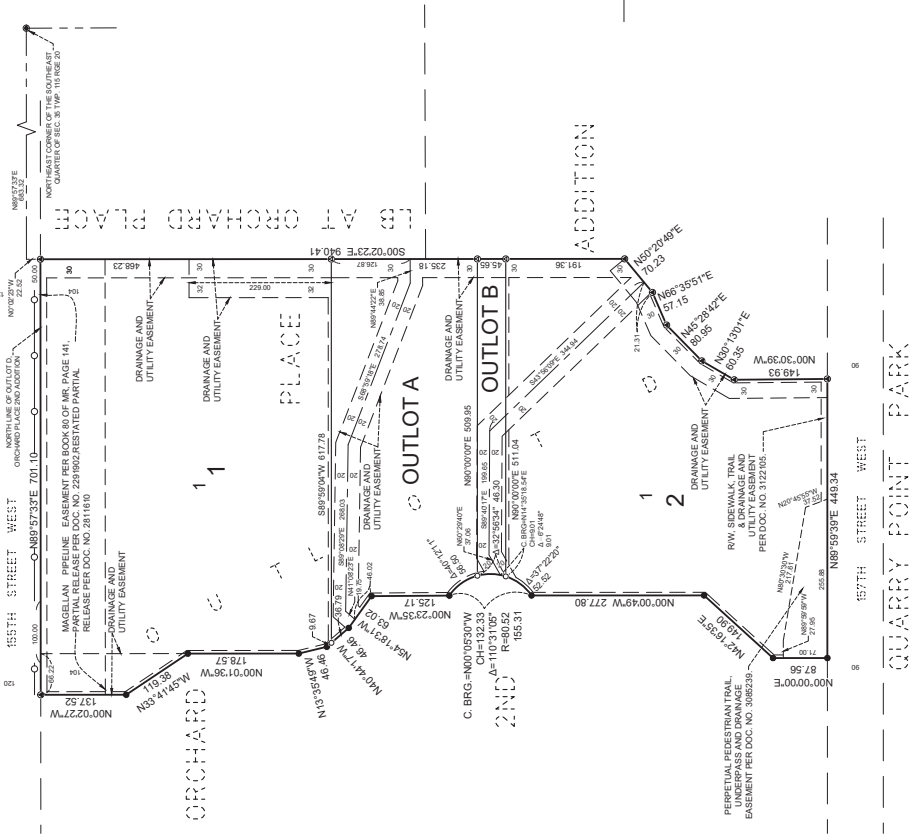
COUNTY RECORDER, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that the plat of LB AT ORCHARD PLACE was filed in the office of the County Recorder for public record on this _____ day of _____, 20____, at _____ o'clock, _____ M., and was duly filed in Book _____ as Document Number _____.

Amy A. Koehn
County Recorder



- DENOTES 1/2" IRON MONUMENT FOUND, MARKED BY LICENSE NUMBER 19086, UNLESS OTHERWISE SHOWN.
- DENOTES DAKOTA COUNTY (MIL & DISK) MONUMENT.
- DENOTES ACCESS RESTRICTION EASEMENT TO THE CITY OF APPLE VALLEY PER DOC. #477167, AMENDED PER DOC. NO. 3046254.
- DENOTES 1/2" IRON MONUMENT SET MARKED BY LICENSE NUMBER 19086.
- DENOTES SET MAG NAL.
- DENOTES SET MAG NAL.



PROFESSIONAL ENGINEERS, PLANNERS AND LAND SURVEYORS
P
PROFESSIONAL ENGINEERING COMPANY, INC.

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-64

A RESOLUTION AUTHORIZING ISSUANCE OF A BUILDING PERMIT
FOR SKYLINE SOCIAL & GAMES INDOOR COMMERCIAL RECREATION FACILITY,
CLASS I RESTAURANT, AND OUTDOOR COMMERCIAL RECREATION FACILITY AND
PATIO AND ATTACHING CONDITIONS THERETO

WHEREAS, pursuant to Minnesota Statutes 462.357 the City of Apple Valley has adopted, as Title XV of the City Code of Ordinances, zoning regulations to control land uses throughout the City; and

WHEREAS, said regulations provide that issuance of a building permit for commercial, industrial, institutional and multiple residential uses require the specific review and approval of development plans by the Apple Valley Planning Commission and City Council; and

WHEREAS, approval of a building permit authorization of proposed 46,550 square foot indoor commercial recreation facility with a Class I restaurant and an associated 51,150 square foot outdoor recreation facility and patio has been requested by Skyline MN Apple Valley, LLC, on property legally described as Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota; and

WHEREAS, the Apple Valley Planning Commission reviewed the development plans and recommended approval at its regular meeting on April 2, 2025.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that the issuance of a building permit Skyline Social & Games indoor commercial recreation facility, Class I restaurant, and outdoor commercial recreation facility and patio on Outlot D, Orchard Place 2nd Addition, Dakota County, Minnesota, to be located on Lot 1, Block 1, Orchard Place 5th Addition, Dakota County, Minnesota is hereby authorized, subject to all applicable City Codes and standards, and the following conditions:

1. If the Building Permit is not paid for and issued within one (1) year of the date of approval, the approval shall lapse.
2. The Planned Development rezoning and PD Ordinance, Planned Development Agreement, and final plat of Orchard Place 5th Addition must be approved and recorded with the County prior to issuance of a building permit.
3. Construction shall occur in conformance with the site plan dated February 19, 2025, including parking lot paving and a non-surmountable concrete curb and gutter.
4. Construction shall occur in conformance with the landscape plans dated February 19, 2025, (including sodded/seeded public boulevard area up to each street curbline);

EXHIBIT "B"

subject to submission of a detailed landscape planting price list for verification of the City's landscaping requirement at the time of building permit application.

5. Construction shall occur in conformance with the elevation plans dated February 18, 2025.
6. Subject to all conditions noted in the City Engineer's memo dated March 27, 2025, and revised on April 17, 2025, on file with the City.
7. Subject to all conditions noted in the Building Official's memo dated February 25, 2025, on file with the City.
8. All necessary mechanical protrusions visible to the exterior shall be screened or handled in accordance with Section 155.346 (3) (a) (b) of the city code. If the proposed roof-line or parapet wall(s) is found to not be a sufficient screen, other code compliant screening shall be installed.
9. Screening any outdoor utility meters and boxes shall be achieved through landscaping, fence, decorative screen or a combination thereof, and approved by the City.
10. A bike rack shall be installed close to the primary structure which does not impede pedestrian flow along any proposed or future sidewalk.
11. The sidewalk along the north side of the primary structure shall connect to the interior public trail on the west side of property.
12. A cross-access and cross-parking agreement between Lot 1, Block 1 and Outlot A, Orchard Place 5th Addition shall be required in a form acceptable to the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
13. An encroachment agreement with Magellan Pipeline for the Magellan Pipeline easement on the property shall be prepared and approved by the City Attorney. The agreement shall be executed and recorded prior to issuance of a building permit.
14. Site grading shall occur in conformance with a Natural Resources Management Plan (NRMP) which shall include final grading plan to be submitted for review and approval by the City Engineer; subject to the applicant submitting a copy of the General Storm Water Permit approval from the Minnesota Pollution Control Agency pursuant to Minnesota Rules 7100.1000 - 7100.1100 regarding the State NPDES Permit prior to commencement of grading activity.
15. Infiltration areas shall be constructed in conformance with the City standards and the property owner shall execute a maintenance agreement or other suitable agreement to be filed with the deed that ensures the perpetual maintenance of infiltration areas.

16. Site and building lighting shall consist of downcast, shoebox lighting fixtures or wallpacks with deflector shields which confines light to the property and shall be installed in conformance with Section 155.353 of the city code.
17. Approval of a signage plan is not included with this site plan and building permit authorization. A separate application and signage plan in conformance with the sign regulations must be submitted for review and approval to the City prior to the erection of any signs.
18. Construction and earthmoving activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday. Weekend construction hours shall be limited to Saturdays during the hours of 8:00 a.m. to 5:00 p.m.
19. Prior to issuance of a building permit, a construction staging and construction personnel parking plan shall be submitted and approved by the City.
20. Earthmoving activities shall not occur when wind velocity exceeds thirty (30) miles per hour. Watering to control dust shall occur as needed and whenever directed by the Apple Valley Building Official or Zoning Administrator.
21. Issuance of a Building Permit and a final certificate of occupancy is contingent upon the project being constructed in conformance with all the preceding conditions as well as all applicable performance standards of the current zoning regulations. In the event that a certificate of occupancy is requested prior to completion of all required site improvements, a suitable financial guarantee in the amount of 125% of the estimated cost of the unfinished improvements shall be required along with an agreement authorizing the City or its agents to enter the premises and complete the required improvements if they are not completed by a reasonably stipulated deadline, with the cost of such City completion to be charged against the financial guarantee.
22. The ongoing use and occupancy of the premises is predicated on the ongoing maintenance of the indoor commercial recreation facility and restaurant building, and associated outdoor commercial recreation facility and patio and all required site improvements as listed in the preceding. No alteration, removal, or change to the preceding building plans or required site improvements shall occur without the express authorization of the City. Site improvements which have deteriorated due to age or wear shall be repaired or replaced in a timely fashion.

BE IT FURTHER RESOLVED that such issuance is subject to a finding of compliance of the construction plans with the Minnesota State Building Code, as determined by the Apple Valley Building Official, and with the Minnesota State Uniform Fire Code, as determined by the Apple Valley Fire Marshal.

ADOPTED this 24th day of April, 2025.



Clint Hooppaw, Mayor

ATTEST:



Christina M. Scipioni, City Clerk



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.S.
June 12, 2025
Consent Agenda

Description:

Adopt Resolution awarding agreement for Project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1

Staff Contact:

Brandon Anderson, City Engineer

Department / Division:

Public Works/Engineering

Action Requested:

Adopt Resolution awarding agreement for Project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1

Summary:

On May 12, 2025, two (2) bids were received for the 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1 project as described within the attached bid tabulation. One of the bidders was disqualified due to no Surety Bond. The base bid amount was \$640,228.00.

Killmer Electric Co. Inc. submitted the low bid in the amount of \$640,228.00. The low bid was \$1,228.00 over the Engineer's estimate of \$639,000.00.

A standard City agreement will be utilized for this project.

The scope of work as part of Overhead to Underground electric conversion for the 71 homes in these areas includes providing conduit and cable from each new transformer set by Dakota Electric to the existing meter socket location at each home along with any associated restoration and permit fees to allow the conversion of overhead lines to underground service connections.

Background:

On April 24, 2025, Council adopted Resolution No. 2025-60 directing receipt of sealed bids for Project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1.

On February 24, 2022, Council adopted Resolution No. 2022-28 directing preparation of plans and specifications for project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1.

Budget Impact:

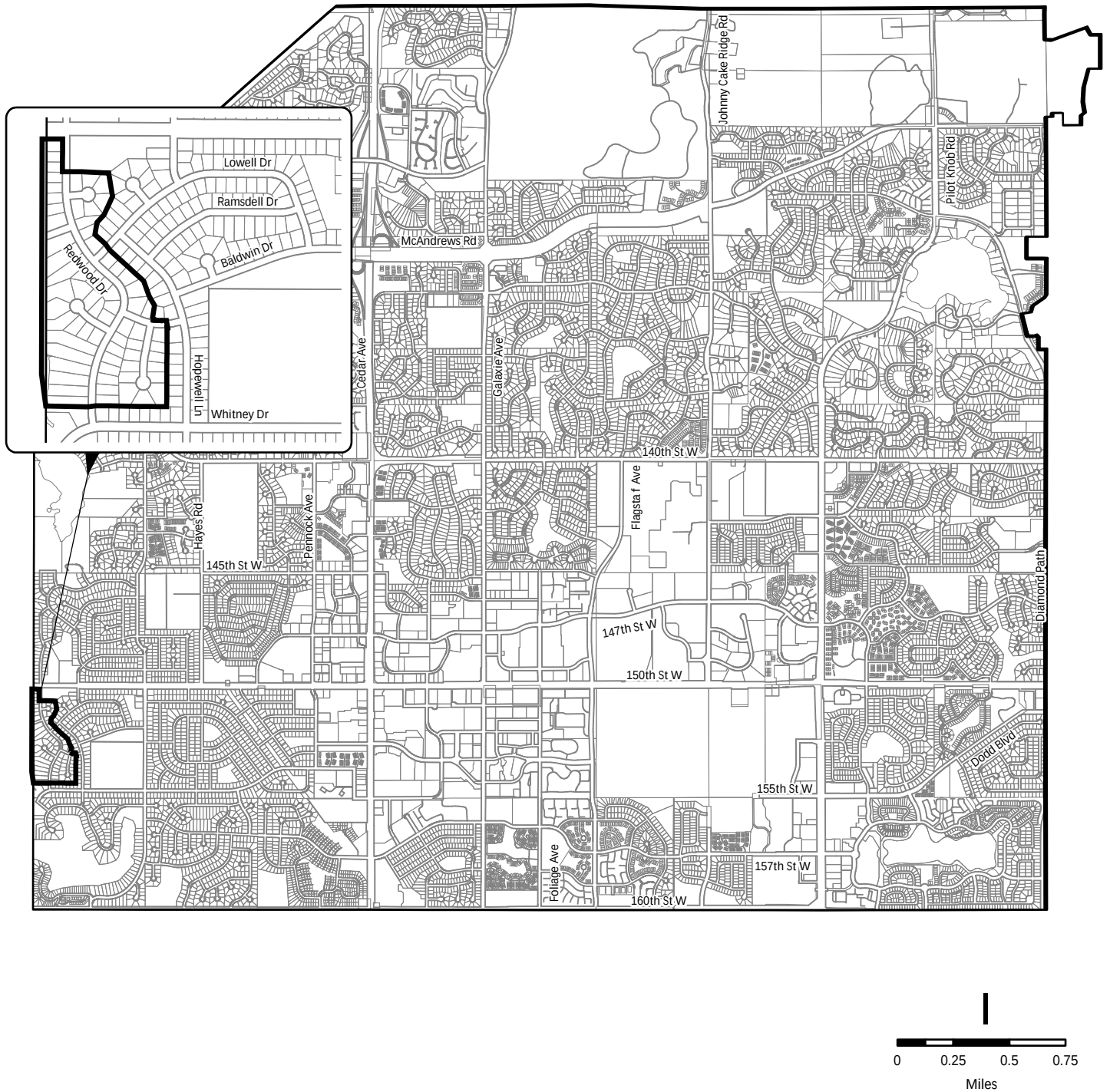
Project costs and funding included in the adopted 2025 operating budget are summarized as follows:

Estimated Project Costs:	Budgeted Cost	Awarded Costs
Construction Cost	\$1,719,000	\$640,228
Construction Contingency 5%	85,950	28,650
Engineering, Contract Admin, Inspection, testing, Survey	171,900	57,300
Total Estimated Cost	\$1,976,850	\$726,178
Estimated Project Funding:		
Electric Franchise Fund	\$1,976,850	
Total Estimated Funding	\$1,976,850	\$726,178

*Budgeted costs are for the entirety of the Apple Valley 11th and 12th Additions project area, which will consist of 3 phases. The first phase represents 71 homes and roughly 1/3 of the project area.

Attachments:

1. Map
2. Resolution
3. Bid Tab



2022-111 APPLE VALLEY 11TH AND 12TH ELECTRICAL CONVERSION

CITY OF APPLE VALLEY

FIGURE 1

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION AWARING AGREEMENT FOR PROJECT 2022-111, APPLE VALLEY
11TH AND 12TH ADDITIONS ELECTRICAL CONVERSION PHASE 1

WHEREAS, pursuant to an advertisement for bids for improvements identified as Project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1, bids were received, opened and tabulated according to law and the following bids were received complying with the advertisement: (Tabulation attached as Exhibit A), and;

WHEREAS, it appears Killmer Electric Co. Inc., is the lowest responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota:

1. That the Mayor and City Clerk are hereby authorized and directed to enter into a contract with Killmer Electric Co. Inc., for its base bid in the amount of \$640,228.00 for the completion of Project 2022-111, Apple Valley 11th and 12th Additions Electrical Conversion Phase 1 according to the plans and specifications heretofore approved by the Council and on file in the office of the City Clerk.

2. The City Clerk is hereby authorized and directed to return to all bidders the deposits made with their bids, except that the deposits of the successful bidder and the next lowest bidder shall be retained until a contract has been signed.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



Project Name: Apple Valley 11th and 12th Additions Electrical Conversion Phas

City Project No.: 2022-111

Bid Opening: Monday, May 12, 2025 at 10:00 A.M. C.S.T.

Electronic Bid- Quest CDN

I hereby certify that this is an exact reproduction of bids received.

Owner: City of Apple Valley

Evan M. Acosta

Registration No. 61966

Rejected-NO SURETY BOND

					Engineer Estimate		Killmer Electric Co. Inc.		MP Nexlevel, LLC		
Section	Title	NO.	Item Description	Unit	Est Quantity	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
Part 1 - APPLE VALLEY 11TH & 12TH ADDITIONS ELECTRICAL CONVERSION PHASE 1											
		1	870 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		2	874 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		3	875 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		4	878 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		5	879 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		6	882 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		7	883 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		8	886 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		9	887 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		10	890 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		11	891 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		12	894 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		13	895 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		14	898 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,649.00	\$7,649.00		
		15	899 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		16	902 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		17	906 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		18	910 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		19	914 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		20	918 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		21	922 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		22	926 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		23	930 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		24	934 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		25	938 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		26	942 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		27	945 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$11,223.00	\$11,223.00		
		28	946 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		29	949 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		30	950 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		31	953 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		32	954 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		33	957 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		34	958 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,750.00	\$9,750.00		
		35	962 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		36	965 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		37	966 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		38	969 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		39	970 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		40	973 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		41	974 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		42	977 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		43	978 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		44	981 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		45	982 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		46	985 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		47	986 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		48	989 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		49	990 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		50	993 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		51	994 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		52	998 REDWOOD DR	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		53	1079 ROME DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		54	1123 ROME DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$12,623.00	\$12,623.00		
		55	1124 ROME DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		56	1127 ROME DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		57	1128 ROME DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		58	1076 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$7,650.00	\$7,650.00		
		59	1080 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		60	1084 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		61	1088 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		62	1092 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		63	1096 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		64	1100 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		65	1104 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		66	1108 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		67	1112 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		68	1116 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$8,649.00	\$8,649.00		
		69	1120 ROME COURT	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		70	1131 LOWELL DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
		71	1099 WHITNEY DRIVE	EACH	1	\$9,000.00	\$9,000.00	\$9,123.00	\$9,123.00		
Total Part 1 -APPLE VALLEY 11TH & 12TH ADDITIONS ELECTRICAL CONVERSION						\$639,000.00		\$640,228.00		\$0.00	
ELECTRICAL CONVERSION PHASE 1 TOTAL						\$639,000.00		\$640,228.00		\$0.00	
TOTAL BASE BID						\$639,000.00		\$640,228.00		\$0.00	
Contractor								Killmer Electric Co., Inc.		MP Nexlevel, LLC	
Address								5141 Lakeland Avenue North		500 County Road 37 East	
Address								Crystal, MN 55429		Maple Lake, MN-55358	
Phone								763-425-2525		320-963-2400	
Representative								Brian D. Palmer		Robbi L. Pribyl	
Title								President		President	
Bid Bond								5.00%		5.00%	



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.T.
June 12, 2025
Consent Agenda

Description: Approve agreement with The Jamar Company for Project 2024-148 City Hall Reroof	
Staff Contact: Jeff Lathrop, Streets Superintendent	Department / Division: Public Works/Streets & Cemetery

Action Requested:

Approve Agreement with The Jamar Company, for Project 2024-148, City Hall Reroof

Summary:

The Municipal Center is in need of a roof replacement over the Municipal portion of the facility. The project was postponed in 2024 due to unforeseen circumstances, but will be completed in 2025. The entire roof over the Municipal portion of City Hall will be replaced, minus the portion where the rooftop units (HVAC) are located. That segment of roof will be replaced once the new rooftop units are installed in 2026.

This agreement is through Sourcewell, a cooperative purchasing entity which administers a national, competitively solicited procurement and contract process on behalf of government entities. Purchasing through Sourcewell streamlines the procurement process and eliminates the need for the City to separately seek bids for the project.

A standard City agreement will be utilized for this project. The contact is in the amount of \$489,100.00.

Background:

N/A

Budget Impact:

Funding for this project comes from the Municipal Building Fund.

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.U.
June 12, 2025
Consent Agenda

Description:

Adopt Resolution awarding agreement for Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements

Staff Contact:

Brandon Anderson, City Engineer

Department / Division:

Public Works/Engineering

Action Requested:

Adopt Resolution awarding agreement for Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements

Summary:

On June 3, 2025, three (3) bids were received for the Galaxie Avenue & CSAH 42 Entrance Monument Improvements project as described within the attached bid tabulation. The Base Bid was \$151,250.00 plus alternate bid item 1 in the amount of \$152,750.00 for a total bid of \$304,000.00.

Vada Contracting, LLC submitted the lowest base bid in the amount of \$151,250.00. The base bid came in under the estimated cost of \$225,000. The base bid item was to replace the entrance monument at the SW quadrant of Galaxie Avenue and CSAH 42.

One (1) Bid Alternate item was included in the bid. The bid alternate item was to replace a second monument at the NW quadrant of Galaxie Avenue and CSAH 42.

Bid Alternate No. 1 was submitted in the amount of \$152,750.00. Bid Alternate 1 is recommended for award at this time and is under the engineer's estimate of \$225,000.

A standard City agreement will be utilized for this project.

With the planned 2026 Dakota County CSAH 42 Mill and Overlay scope of work, some ADA upgrades are required at all the intersections along CR 42 from 147th Street to Diamond Path. The Galaxie intersection was specifically identified as a design/construction issue (SW corner of Galaxie/CSAH 42) for ADA compliance.

The SW corner entrance monument foundation is not stable and shows signs of serious settlement and degradation. Installing improvements such as B or V-type curb and the required ADA upgrades would likely further undermine or impact the failing structure. While reviewing the options for the ADA design, the existing structure's placement has been noted as causing issues with the ability to update push buttons and get adequate clearances for maintenance vehicles and ADA grades to

work. Staff is recommending that this structure be replaced prior to the County mill and overlay project in summer 2026.

The proposed updated monument design at this corner will also be used in the future to replace failing monuments at Pennock and CSAH 42 and mimic the existing corner monuments along Cedar Avenue. Due to favorable bid pricing, it is recommended to improve both monuments at Galaxie Avenue at this time.

Background:

On May 8, 2025, City Council adopted resolution number 2025-68, directing receipt of sealed bids for Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements.

On May 23, 2024, City Council adopted resolution number 2024-86, directing the preparation of plans and specifications for Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements.

Budget Impact:

Project costs and funding included in the preliminary 2025 operating budget are summarized as follows:

Estimated Project Costs:	Estimated Costs:	Awarded Costs:
Construction Cost (Base Bid)	\$225,000	\$151,250
Construction Cost (Bid Alternate)	225,000	152,750
Indirect Costs	50,000	50,000
Total Estimated Cost	\$500,000	\$354,000
Road Improvement Fund – Savings from 2025 Bid Results	500,000	354,000
Total Estimated Funding	\$500,000	\$354,000

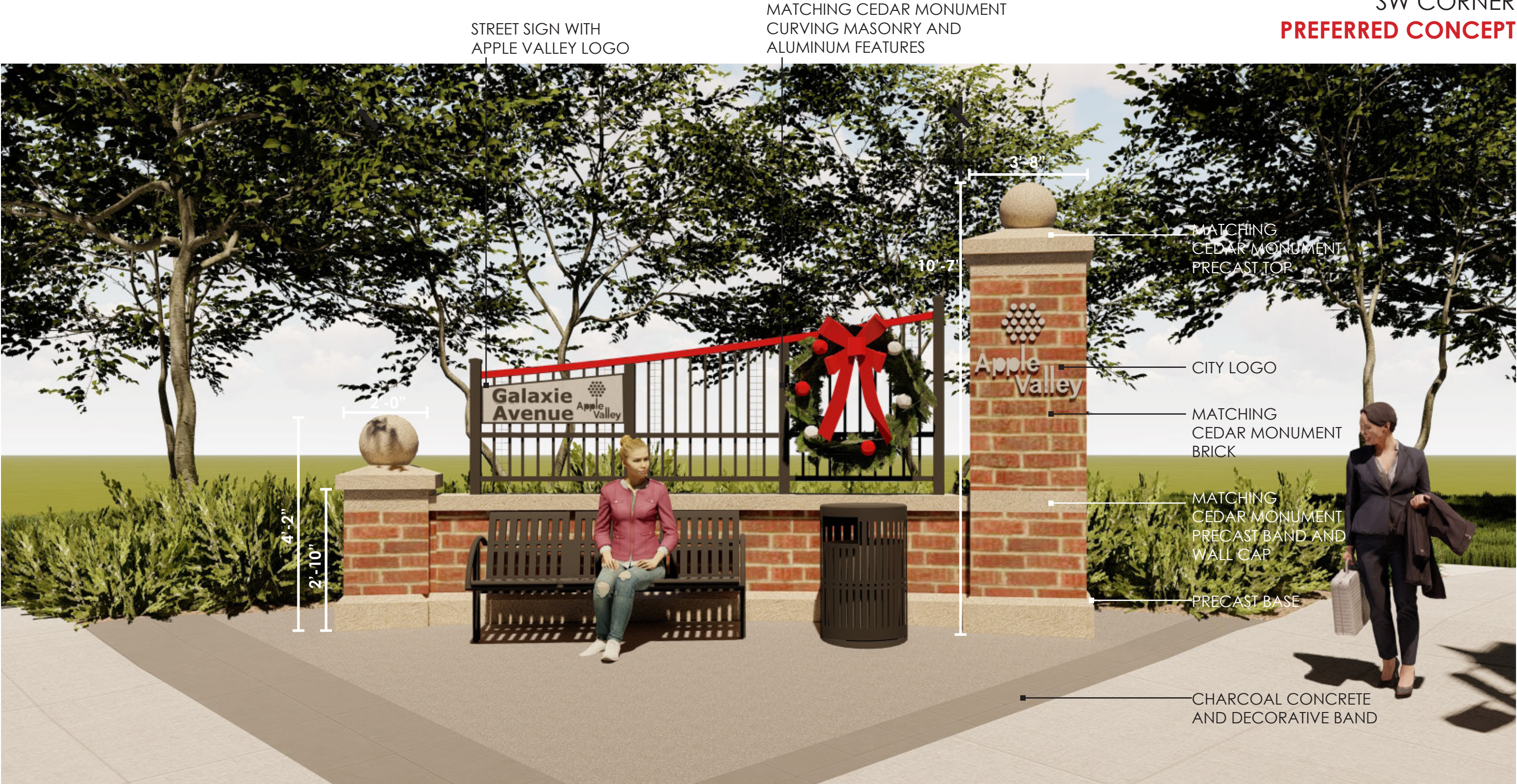
Attachments:

1. Preferred Concepts
2. Resolution
3. Bid Tab

CITY OF APPLE VALLEY
GALAXIE AVENUE & 150th STREET
SW CORNER STREETSCAPE
EXISTING CONDITIONS



CITY OF APPLE VALLEY
GALAXIE AVENUE & 150th STREET
SW CORNER
PREFERRED CONCEPT



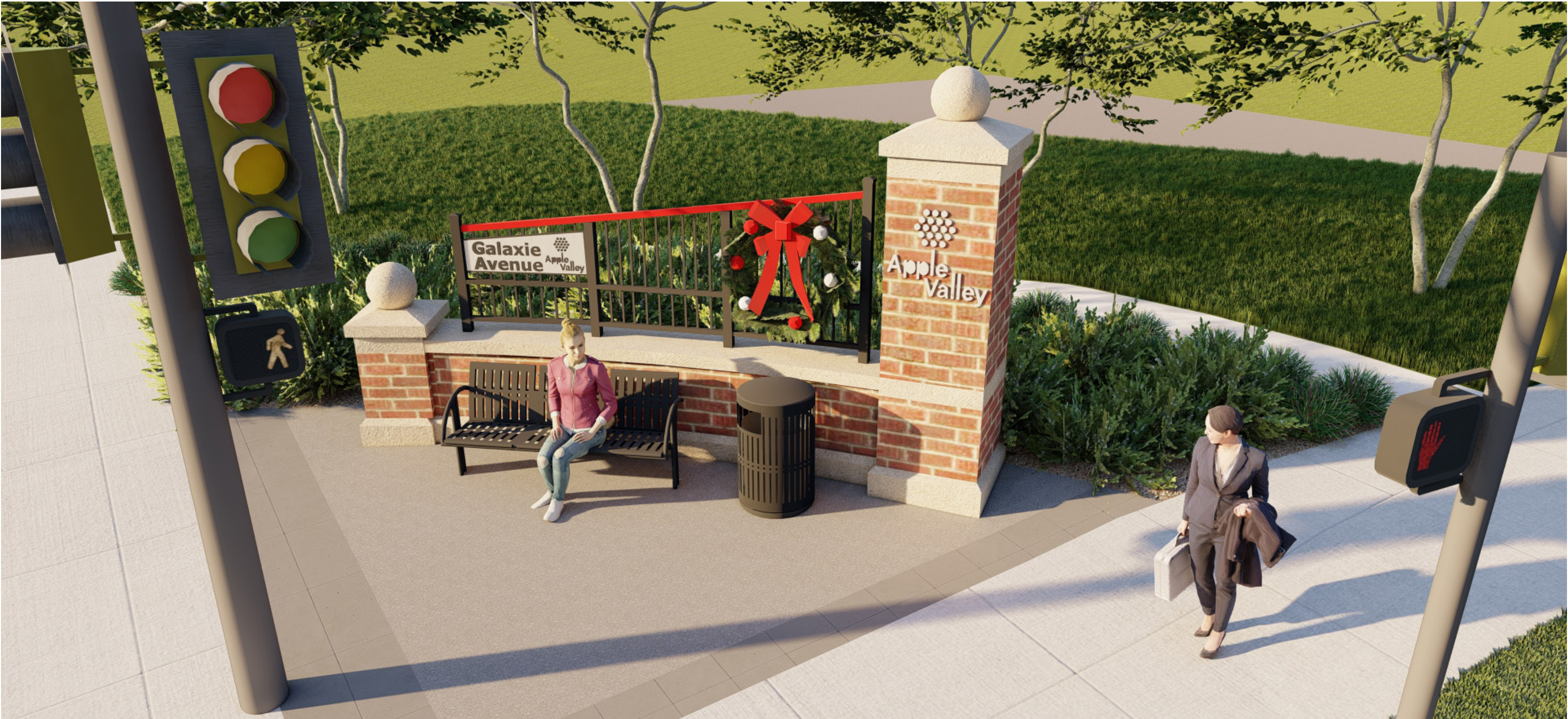
CITY OF APPLE VALLEY
GALAXIE AVENUE & 150th STREET
SW CORNER
PREFERRED CONCEPT



CITY OF APPLE VALLEY
GALAXIE AVENUE & 150th STREET
SW CORNER
PREFERRED CONCEPT



CITY OF APPLE VALLEY
GALAXIE AVENUE & 150th STREET
SW CORNER
PREFERRED CONCEPT



CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION AWARDING AGREEMENT FOR PROJECT 2025-113
GALAXIE AVENUE & CSAH 42 ENTRANCE MONUMENT IMPROVEMENTS

WHEREAS, pursuant to an advertisement for bids for improvements identified as Project 2025-113, Galaxie Avenue & CSAH 42 Entrance Monument Improvements, bids were received, opened and tabulated according to law and the following bids were received complying with the advertisement: (Tabulation attached as Exhibit A), and;

WHEREAS, it appears Vada Contracting, LLC, is the lowest responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota:

1. That the Mayor and City Clerk are hereby authorized and directed to enter into a contract with Vada Contracting, LLC, for its base bid plus bid alternate 1 in the amount of \$304,000.00 for the completion of Project 2025-113 according to the plans and specifications heretofore approved by the Council and on file in the office of the City Clerk.

2. The City Clerk is hereby authorized and directed to return to all bidders the deposits made with their bids, except that the deposits of the successful bidder and the next lowest bidder shall be retained until a contract has been signed.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



Project Name: Galaxie Avenue & CSAH 42 Entrance Monuments
City Project No.: 2025-113
Bid Opening: Tuesday, June 3, 2025 at 10:00 A.M., C.S.T.
Electronic Bid- Quest CDN

I hereby certify that this is an exact reproduction of bids received.
Owner: City of Apple Valley
Brandon Anderson, P.E.
Registration No. 43332

					Engineer Estimate		Vada Contracting, LLC		Urban Companies, LLC		Global Specialty Contractors, Inc.		
Section													
Title	NO.	Item Description	Unit	Est Quantity	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	
PART 1 - SOUTHWEST STREETSCAPE MONUMENT A													
	1	SOUTHWEST STREETSCAPE MONUMENT A	LUMP SUM	1	\$225,000.00	\$225,000.00	\$151,250.00	\$151,250.00	\$210,000.00	\$210,000.00	\$246,917.00	\$246,917.00	
TOTAL PART 1 - SOUTHWEST STREETSCAPE MONUMENT A						\$225,000.00		\$151,250.00		\$210,000.00		\$246,917.00	
PART 2-BID ALTERNATE 1-NORTHWEST STREETSCAPE MONUMENT B													
	2	NORTHWEST STREETSCAPE MONUMENT B	LUMP SUM	1	\$225,000.00	\$225,000.00	\$152,750.00	\$152,750.00	\$170,000.00	\$170,000.00	\$246,917.00	\$246,917.00	
TOTAL PART 2 - NORTHWEST STREETSCAPE MONUMENT B						\$225,000.00		\$152,750.00		\$170,000.00		\$246,917.00	
TOTAL BASE BID						\$225,000.00		\$151,250.00		\$210,000.00		\$246,917.00	
TOTAL BASE BID PLUS BID ALTERNATE 1						\$225,000.00		\$152,750.00		\$170,000.00		\$246,917.00	
TOTAL BASE BID + ALTERNATE BID						\$450,000.00		\$304,000.00		\$380,000.00		\$493,834.00	
Contractor							Vada Contracting LLC		Urban Companies, LLC		Global Specialty Contractors, Inc.		
Address							175 1st Street SW		3781 Labore Rd		3220 Terminal Drive		
Address							Cokato, MN 55321		St Paul, MN 55110		Eagan, MN 55121		
Phone							763-443-7276		651-248-9830		651-406-8232		
Representative							Daniel Haho		Greg Urban		Pete Holthaus		
Title							President		Owner		Vice President		
Bid Bond							5.00%		5.00%		5.00%		



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.V.
June 12, 2025
Consent Agenda

Description: Approve reciprocal fire service agreement with Capital City Regional Firefighter's Association	
Staff Contact: Matt Nelson, Fire Chief	Department / Division: Fire

Action Requested:

Approve reciprocal fire service agreement with Capital City Regional Firefighter's Association

Summary:

This agreement represents a collective effort to streamline and strengthen our regional response framework by enabling fire departments to request and provide mutual aid under clear, standardized terms. It was developed with input from several municipal attorneys representing member departments, and was created in alignment with the League of Minnesota Cities' (LMC) information memo, *"Considerations in Mutual Aid Agreements."* The draft has also been reviewed twice by Chris Smith, Risk Management Attorney with the LMC, helping ensure the agreement reflects sound legal principles and municipal risk management best practices. Our City Attorney's office also looked over the agreement.

This is the region that Apple Valley falls in within the Minnesota State Fire Chiefs Association, of which the state is broken up into 15 regions. The Capital City Region includes the counties of Dakota, Ramsey, and Washington.

Background:

N/A

Budget Impact:

N/A

Attachments:

1. Agreement

Capital City Regional Firefighters' Association

Reciprocal Fire Service Agreement

THIS CAPITAL CITY REGIONAL FIREFIGHTER'S ASSOCIATION RECIPROCAL FIRE SERVICES AGREEMENT ("Agreement") is made this ___ day of _____, 2025, by and between the members of the Capital City Regional Firefighter's Association ("Association") who have executed this Agreement and the City of Apple Valley ("Apple Valley"), hereafter collectively referred to as the "Parties" for mutual assistance in firefighting services.

WHEREAS, the said governmental units desire to make available to each other their respective fire-fighting equipment and personnel in the case of emergencies, and each of said municipalities has legal authority to send its firefighting equipment and personnel into other communities.

NOW, THEREFORE, in consideration of the mutual promises and agreements contained herein and subject to all applicable statutes, rules and regulations, the Parties agree as follows:

1. It is agreed that the Fire Department of the City of Apple Valley shall provide mutual aid to any of the Fire Departments listed as members of the Association and who have executed an Agreement in this form. This Agreement shall be in effect when approved by the governing body and signed by the appropriate persons for the governmental unit. A list of all members of the Association signing this Agreement shall be furnished to each member of the Association. A list of current Association members is attached as Appendix A to this Agreement as "Capital City Regional Firefighters' Association Region 1 Members".
2. Any Fire Department of a governmental unit wishing to withdraw its membership from the Agreement, may do so by notifying every member department in writing at least thirty (30) days prior to termination of its membership in the Association.

Purpose:

The intent of this agreement is to make equipment, personnel, and other resources available to each Party who has signed this Agreement upon its request to the other Parties who have signed the Agreement. It is the intent of the parties that this Agreement does not constitute a joint powers agreement under Minnesota law.

Definitions:

1. "Association" means all municipalities and independent nonprofit firefighting corporations that are members of the Region 1 Minnesota State Fire Department Association.
2. "Party" or "Parties" means one or more local government units or non-profit firefighting corporations that is a member of the Association who has signed this Agreement to provide assistance to other Parties.
3. "Requesting Official" means the person designated by a Party who is responsible for requesting assistance from other Parties.
4. "Requesting Party" means a Party that requests assistance from other Parties, normally the fire department of the jurisdiction in which an incident requiring assistance occurs.
5. "Responding Official" means the person designated by the Party who is responsible to determine whether and to what extent that Party should provide assistance to a Requesting Party.

6. "Responding Party" means a Party that provides assistance to a Requesting Party.

Authorization:

Each of the Parties participating in this Agreement hereby authorize their respective Fire Departments to respond to and receive mutual aid services pursuant to the terms of this Agreement and to otherwise take such actions as are needed to provide and receive assistance as provided herein.

Procedure:

1. Request for Assistance. Whenever, in the opinion of the Requesting Official, there is a need for assistance from other Parties, the Requesting Official may call upon the Responding Official of any other Party to furnish assistance.
2. Response to Request. Upon the request for assistance from the Requesting Party, the Responding Official may authorize and direct its personnel to provide assistance to the Requesting Party. Whether the Responding Party provides assistance and, if so, to what extent shall be determined by the Responding Official.
3. Recall of Assistance. The Responding Official may at any time recall such assistance when in his or her best judgment or by an order from the governing body of the Responding Party, it is considered to be in the best interests of the Responding Party to do so.
4. Command of Scene. The Requesting Party or their designee shall be in command of the emergency scene. The personnel and equipment of the Responding Party shall be under the direction and control of the Requesting Party or their designee until the Responding Official withdraws assistance. In the event an emergency occurs in or crosses the boundaries of more than one jurisdiction, a joint command of the affected jurisdictions should be established.

Charges to the Requesting Party:

1. Subject to the terms below, the Requesting Party agrees to compensate the Responding Party as outlined in this Agreement. The charges incurred by the Requesting Party will include the actual costs of salaries, overtime, materials, supplies, and other necessary expenses. Equipment cost will be at the rates specified in Appendix B.
2. A Responding Party shall not charge for assistance provided to the Requesting Party of this Agreement for the first twelve (12) hours of such assistance. If assistance provided under this Agreement continues for more than twelve (12) hours, the Responding Party may submit to the Requesting Party an itemized bill for the actual cost of any assistance provided after the initial twelve-hour period, including salaries, overtime, materials and supplies and other necessary expenses; and the Requesting Party will reimburse the party providing assistance for that amount. Such compensation is not contingent upon the availability of federal or state government funds.
3. Invoice to the Requesting Party. Within ninety (90) days of the return to the home work station of all labor and equipment of the Responding Party, the Responding Party shall submit to the Requesting Party an invoice of all charges for assistance provided under this agreement as described in paragraph 2 above. Payment of any undisputed amount shall be paid to Responding party within 30 days.

Discretionary Assistance:

1. Providing assistance is entirely at the discretion of the Responding Party. The agreement to provide assistance is expressly not contingent upon a declaration of a major disaster or emergency by the federal government or upon

receiving state or federal funds.

2. It is the express understanding of the Parties that the first priority of the Responding Party's fire department personnel is to provide fire protection within its respective jurisdiction. It is understood that the assistance contemplated in this Agreement shall be provided only if the fire department personnel requested to provide assistance can provide such assistance without jeopardizing the fire protection services within its respective jurisdiction.
3. This Agreement is intended to authorize requests for assistance only in emergency or other specifically requested situations. Nothing in this Agreement shall be construed as authorizing request for assistance for routine activities.

Workers' Compensation:

Each Party shall be responsible for injuries or death of its own personnel. Each Party will maintain workers' compensation insurance or self-insurance coverage, covering its own personnel while they are providing assistance pursuant to this Agreement. Each Party waives the right to sue any other Party for any workers' compensation benefits paid to its own employee or volunteer or their dependents, even if the injuries were caused wholly or partially by the negligence of the other Party or its officers, employees, or volunteers.

Damage to Equipment:

Each Party shall be responsible for damage to its own equipment. Each party waives the right to sue any other Party for any damage to its equipment, even if the damage was caused wholly or partially by the negligence of any other Party or its officers, employees, or volunteers.

Liability:

1. For the purposes of the Minnesota Municipal Tort Liability Act (Minn. Stat. Ch. 466), the employees and officers of the Responding Party are deemed to be employees (as defined in Minn. Stat. § 466.01, subd. 6) of the Requesting Party.
2. The Requesting party agrees to indemnify and defend against any claims brought or actions filed against the Responding Party or any officer, employee, or volunteer of the Responding Party for injury to, death of, or damage to the Party of any third person or persons, arising from the performance and provision of assistance in responding to a request for assistance by the Requesting Party pursuant to this Agreement.
3. Under no circumstances, however, shall a Party be required to pay on behalf of itself and other Parties, any amounts in excess of the limits on liability established in Minnesota Statutes, Chapter 466 applicable to any one Party. The limits of liability for some or all of the Parties may not be added together to determine the maximum amount of liability for any Party. No Party waives any immunities or limits on liability it enjoys under Minnesota Statutes or common law.
4. The intent of this subdivision is to impose on each Requesting Party a limited duty to defend and indemnify a Responding Party for claims arising within the Requesting Party's jurisdiction subject to the limits of liability under Minnesota Statutes, Chapter 466. The purpose of creating these reciprocal duties to defend and indemnify is to simplify the defense of claims by eliminating conflicts among defendants, and to permit liability claims against multiple defendants from a single occurrence to be defended by a single attorney.
5. No Party to this Agreement nor any officer of any Party shall be liable to any other Party or to any other person for failure of any Party to furnish assistance to any other Party, or for recalling assistance, both as described in this Agreement.

6. Failure to provide assistance will not result in liability of a Party.

General Provisions:

1. Amendment. Any amendment to this Agreement must be in writing and will not be effective until it has been executed and approved by the same Parties who executed and approved the original Agreement, or their successors in office.
2. General Compliance. Both Parties agree to comply with all applicable federal, state and local laws and regulations governing any services provided under this Agreement.
3. Non-Discrimination. Both Parties agree to comply with the provisions of all applicable federal and state statutes and regulations pertaining to civil rights and nondiscrimination including, without limitation, Minnesota Statutes, Section 181.59.
4. Severability. Should a court of competent jurisdiction rule any portion, section or subsection of this Agreement invalid or nullified, that fact shall not affect or invalidate any other portion, section or subsection; and all remaining portions, sections or subsections shall remain in full force and effect.
5. Assignment. This Agreement is not assignable without the mutual written agreement of the Parties.
6. Entire Agreement. This Agreement constitutes the entire agreement of the Parties and supersedes all prior communications, understandings and agreements relating the subject matter hereof, whether oral or written.
7. Data Practices. The Parties agree that they will abide by the Minnesota Government Data Practices Act and all other statutes or provisions of law related to data practices, data management and records retention. Each Party shall remain the exclusive responsible authority for its own data management for responses to data requests and for all aspects of records retention for any and all data that is collected, created, received, maintained or disseminated by the Party as a result of any activity arising out of this Agreement.

[The remainder of this page is intentionally left blank]

CITY OF: APPLE VALLEY

By: _____ (Mayor)
Clint Hooppaw

By: _____ (City Clerk)
Cristina M. Scipioni

Date: _____

CAPITAL CITY REGIONAL FIREFIGHTERS' ASSOCIATION

By: _____
Alan Newman, President
Capital City Regional Firefighters' Association, Region 1

Appendix:

- A. Capital City Regional Firefighters' Association Region 1 Members
- B. Equipment Rates

Appendix A

Capital City Regional Firefighters' Association Region 1 Members

1	Apple Valley
2	Bayport
3	Burnsville
4	Cottage Grove
5	Eagan
6	Forest Lake
7	Hastings
8	Hugo
9	Inver Grove Heights
10	Lake Elmo
11	Lake Johanna
12	Lakeville
13	Lino Lakes
14	Little Canada
15	Lower St. Croix Valley
16	Mahtomedi
17	Maplewood
18	Marine on St. Croix
19	Mendota Heights
20	Miesville
21	New Brighton
22	Newport
23	North Saint Paul
24	Oakdale
25	Rosemount
26	Roseville
27	Saint Paul
28	St. Paul Park
29	Scandia
30	Stillwater
31	Vadnais Heights
32	White Bear Lake
33	Woodbury

Appendix B

Equipment Rates

Equipment	Description	Rate
Engine	Minimum 1250 GPM	\$170
Engine	Minimum 500 GPM	\$155
Engine/Tender	Minimum 1250 GPM - Minimum 2000 Gallons	\$175
Tender	Minimum 250 GPM - Minimum 1500 Gallons	\$140
Tender	No Pump - Minimum 1500 Gallons	\$130
Ladder truck		\$230
Ladder truck - Aerial platform		\$250
Heavy rescue		\$120
Brush truck with skid unit		\$70
Utility truck		\$35
Command SUV or Pick up		\$50
Command transit van		\$60
UTV with skid unit		\$50
UTV - Tracked with skid unit		\$55
Boat – No Motor	< 22'	\$20
Boat with motor	< 22'	\$30
Boat	> 22' with built in pump capacity	\$150
Airboat		\$60



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.W.
June 12, 2025
Consent Agenda

Description: Approve cost share agreement with Dakota County for election hardware, software, and related services	
Staff Contact: Christina Scipioni, City Clerk	Department / Division: Administration/City Clerk's Office

Action Requested:

Approve cost share agreement with Dakota County for election hardware, software, and related services

Summary:

Dakota County's current voting equipment was deployed in 2015. With proactive care and preventive maintenance, ballot tabulators have been successfully used in over 40 elections and are rapidly approaching the end of their life. Users are seeing slower processing times and a higher level of ongoing maintenance. Additionally, the accessible voting hardware has already reached the end of its life and does not efficiently or dependably support voters with disabilities. When purchased, we expected to conduct 2–3 elections per year, but we've consistently conducted 4–6 elections annually since 2019.

On March 11, 2025, the Dakota County Board of Commissioners approved the concept of cost-sharing with local jurisdictions to replace this equipment. The total project cost is estimated to be \$5 million, which will include the initial equipment purchase and training for election staff. The County proposes this cost-share agreement to be structured so that Dakota County would assume 65% of the cost, cities and townships would assume 30% of the costs, and school districts would assume 5% of the costs. Additionally, Dakota County is allowing partners to split up-front costs into five years, without interest costs, to reduce the immediate budget impact. The 2015 equipment cost-share agreement with Dakota County had a 50/50 split in costs between Dakota County and the cities and provided a three-year payback period.

The total estimated amount for Apple Valley is \$186,382. Staff would recommend splitting costs into multiple years. An annual payment of \$37,276 would be made to the County beginning in 2027 and ending in 2031.

Dakota County's timeline is to begin the procurement process this summer, with new equipment arriving in early 2026. The first election using the new equipment will be the August 2026 State Primary Election.

The City Attorney has reviewed the agreement and finds it in order for approval.

Background:

N/A

Budget Impact:

The Joint Powers Agreement commits Apple Valley to a total cost-share amount of \$186,382, which would be split into five payments from 2027 to 2031. The annual payment of \$37,276 will be included in subsequent Capital Improvement Plan budgets.

Attachments:

1. Cost Share Agreement

COST SHARE AGREEMENT BETWEEN

AND COUNTY OF DAKOTA
FOR ELECTION HARDWARE, SOFTWARE, AND RELATED SERVICES

This Agreement is entered into by and between the _____ (“Municipality”), and the County of Dakota (“County”), 1590 Highway 55, Hastings, MN 55033. Municipality and County are referred to individually as the “Party” and are collectively referred to as the “Parties”.

WHEREAS, pursuant to Minn. Stat. § 471.59, two or more governmental units, by agreement through action of their governing bodies, may jointly exercise powers common to the governmental units; and

WHEREAS, under Minn. Stat. § 201.225 the parties are empowered to purchase election hardware, software and related services; and

WHEREAS, the County along with cities and townships in Dakota County shared cost for the purchase and implementation of voting equipment in 1998 and 2015; and

WHEREAS, the Parties are desirous of cooperating to purchase a replacement for the voting equipment system for use by the Parties and other cities, townships, and school districts in Dakota County who enter into separate Cost Share Agreements with the County (collectively, the “Governmental Units”).

NOW, THEREFORE, in consideration of the premises and covenants contained herein and subject to the provisions of Minn. Stat. § 471.59, the Parties agree as follows:

I. PURPOSE

A. The purpose of this Agreement is to authorize the County to purchase election hardware, software and related services for the Parties and to establish the obligations of the Parties with respect to their use and maintenance.

II. TERM

A. The term of this Agreement shall commence on the Effective Date, which is the date when all signatures of the Parties are obtained and shall remain in full force and effect until the Expiration Date, which is the date when the Vendor Contract entered into pursuant to Section III. A. terminates, this Agreement is terminated as provided herein, or by operation of law, whichever occurs first. This Agreement may be extended by written mutual agreement of the Parties.

III. DUTIES OF THE COUNTY

The Vendor Contract includes hardware, software, licensing, and maintenance.

A. Solicitation. In conformance with the provisions of Minnesota law, the County will prepare a Request for Proposals (RFP) for an electronic voting system that meets the requirements of all Minnesota statutes and rules, including Minn. Stat. § 206.57, to be used by all local government units in Dakota County, including the Parties. The County will consult with the Municipality in preparation of the RFP. The solicitation will consist of a competitive process consistent with state law applicable to such solicitation.

The RFP will include vendor-supplied technical maintenance and regular maintenance and upgrades of the election hardware and software, wherever stored, for at least five years from the date of purchase, including assurances of sufficient parts, supplies and accessories, warranty service, and will seek to obtain a trade-in allowance for all electronic voting systems owned by Dakota County.

B. Award of Contract. The final decision on the vendor to whom the contract shall be awarded will be made by the Dakota County Board of Commissioners. The contract will be awarded to a vendor whose proposal meets all of the standards for voting systems required by Minnesota law. The County will defend and indemnify the Municipality, its elected officials, employees and/or agents and hold them harmless from all claims and damages arising out of the solicitation process and the award of contract for the election hardware, software and related services.

C. Repairs and Maintenance. The County will arrange for all necessary repairs, maintenance and upgrades to the election hardware and software between election seasons.

D. Purchase and Delivery. The County will arrange for the purchase and delivery of election hardware and peripherals.

E. Licenses. The County will obtain all licenses and other rights necessary for the Municipality to use the election hardware and software for its intended use. The County will defend and indemnify the Municipality, its elected officials, employees and/or agents and hold them harmless from all claims and damages arising out of any license, copyright or other intellectual property right.

F. Insurance. The County will include the election hardware and software on its commercial property casualty insurance coverage.

G. Ownership. The County will own the election hardware and software purchased pursuant to this Agreement, regardless of where the election hardware and software may be stored or used.

IV. DUTIES OF THE MUNICIPALITY

A. Existing Election Hardware and Software. To the extent the Municipality has ballot tabulation equipment or ballot boxes in its possession, it will turn such equipment over to the County.

B. Storage, Handling and Service. The Municipality must provide safe storage and handling of the election hardware and software when such equipment is in the Municipality's possession. The Municipality will report any needed hardware and software maintenance, in writing, to the County. Any election hardware or software problems on election days may be reported to the County orally.

C. Payment.

- a. Upon award of the contract, the County will first pay 65% of the purchase price and apply trade-in credit received, if any, to each of the election hardware and software packages purchased. The Municipality will pay its pro rata share of the remaining cost, by percentage, for the election hardware and software packages purchased by the County for the Municipality as identified in Appendix A.
- b. Payment by the Municipality to the County will be made in five equal annual installments, without interest, on or before January 31st of each year beginning in 2027 and ending in 2031. The Municipality may prepay installments at any time without penalty. The Municipality will pay the County within 45 calendar days of receipt of an invoice from the County.
- c. The Municipality will pay to the County its pro rata share of the annual maintenance costs for the election equipment. The Municipality will pay the County within 45 days receipt of an invoice from the County.

D. Operation of the System. Municipality shall operate in compliance with the following General Conditions Governing Operation of the System:

- a. Municipality shall distribute voting equipment to precincts in the quantities advised by the County in each election held in the Municipality through the term of this Agreement.
- b. Municipality must only use the polling place and election procedures approved by or from the County or the Minnesota Secretary of State.

V. INDEMNIFICATION

A. Municipality. The Municipality will defend and indemnify the County, its elected officials, employees, and agents and hold them harmless from all claims and damages arising out of the use, transport, storage, handling, or maintenance of the voting equipment, which are attributable to the intentional, willful, or negligent acts or omissions of the Municipality, its elected officials, employees, or agents.

B. County. The County will defend and indemnify the Municipality, its elected officials, employees, and agents and hold them harmless from all claims and damages arising out of the solicitation and award of the Vendor Contract and arising out of the transport, handling, or storage of the voting equipment attributable to the intentional, willful, or negligent acts or omissions of the County, its elected officials, employees, or agents. The County does not warrant, nor does it indemnify the Municipality for performance of or failure to perform by the Contract Vendor. Nevertheless, the County will pursue any and all rights it may have with respect to warranties, when requested by the Municipality or when necessary, to assure conformance with the intended use of the voting equipment.

C. Municipal Tort Claims Act. It is understood and agreed that the provisions of the Municipal Tort Claims Act, Minn. Stat. Ch. 466, and other applicable laws govern liability arising from the Parties' acts or omissions. Each Party warrants that it is able to comply with the aforementioned indemnity requirements through an insurance or self-insurance program and that each has minimum coverage consistent with the liability limits contained in Minn. Stat. Ch. 466. For purposes of determining total liability for tort damages which may arise from this Agreement, the Parties are to be considered a single governmental unit.

VI. STATE AUDIT

Under Minn. Stat. § 16C.05, subd. 5, each Party's books, records, documents, and accounting procedures and practices relevant to this Agreement are subject to examination by the State and/or the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the Expiration Date of this Agreement.

VII. GOVERNMENT DATA PRACTICES

For purposes of this Agreement, all data created, collected, received, stored, used, maintained, or disseminated by the Parties in the performance of this Agreement is subject to the requirements of the Minnesota Government Data Practices Act, Minn. Stat. Ch. 13, and its implementing rules, as well as any other applicable State or Federal laws on data privacy or security.

Each Party shall provide the other Party with prompt notice of a breach of the security of data defined in Minn. Stat. § 13.055, subd. 1(a) or suspected breach of the security of data and shall assist in remedying such breach. Providing or accepting assistance does not constitute a waiver of any claim or cause of action for breach of contract.

The Parties shall promptly notify each other when any third-party requests data related to this Agreement, the voting equipment, or the Vendor Contract. The Party who originated the data subject to the request will give the Party receiving the request instructions concerning the release of the data to the data requester before the data is released.

VIII. VENUE

Venue for all legal proceedings out of this Agreement, or its breach, must be in the appropriate court of competent jurisdiction in Dakota County, Minnesota.

IX. TERMINATION

A. The County will notify the Municipality if its Governmental Unit Share as stated in Appendix A is projected to increase. Small cities and townships that utilize mail balloting will not be subject to this cost-share agreement. Otherwise, the parties must mutually agree to terminate this Agreement in writing by the undersigned or their successors.

B. Termination. This Agreement shall remain in effect until the occurrence of any one of the following events:

- a. Termination is necessitated by operation of law or as a result of a decision by a court of competent jurisdiction.
- b. The Agreement entered into pursuant to Paragraph III. B. above has expired or has otherwise been terminated.
- c. Parties mutually agree to terminate Agreement.

X. MISCELLANEOUS PROVISIONS

A. Severability. The provisions of this Agreement are severable. If any provision of this Agreement is void, invalid, or unenforceable, it will not affect the validity and enforceability of the remainder of this Agreement, unless the void, invalid, or unenforceable provision substantially impairs the value of the entire Agreement with respect to either Party.

B. Assignment. No Party may assign or transfer any rights or obligations under this Agreement without the prior consent of the other Party and an assignment agreement, approved and executed by all Parties to this Agreement, or their successors in office.

C. Amendments. Any amendment to this Agreement must be in writing and is not effective until approved and executed by all Parties to this Agreement, or their successors in office.

D. Waiver. If any Party fails to enforce any provision of this Agreement, such failure does not waive the provision or its right to enforce it.

E. Contract Complete. This Agreement contains all negotiations and agreements between the Parties. No other understanding regarding this Agreement, whether written or oral, is binding on any Party.

F. Compliance with Laws. The Parties shall abide by all Federal, State and local laws, statutes, ordinances, rules and regulations now in effect or hereinafter adopted pertaining to this Agreement.

XI. GENERAL CONDITIONS GOVERNING OPERATION OF THE SYSTEM

[Remainder of Page Intentionally Left Blank]

IN WITNESS WHEREOF, the Municipality and the County have caused this Agreement to be executed on their behalf.

COUNTY OF DAKOTA

By: _____

Name: _____

Title: _____

Date: _____

MUNICIPALITY OF

By: _____

Mayor

Date: _____

By: _____

Municipality Clerk

Date: _____

Approved as to form:

Assistant County Attorney/Date
File No. KS-

Appendix A: COST PROJECTIONS FOR INITIAL EQUIPMENT PURCHASE*

*The information in this Appendix A is informational only and based on all Governmental Units identified in the chart executing a Cost Sharing Agreement and a total Purchase Price of \$5,000,000. If one or more of these factors changes, the Municipal Share will likely increase.

	Voters	Percentage	Amount	
Dakota County	289,935	65%	\$ 3,250,000	
Cities/Townships	289,935	30%	\$ 1,500,000	
School Districts	289,935	5%	\$ 250,000	

Municipality Share	Voters	% of Reg Voters	Amount	Annual Payback
Apple Valley	35,995	12.4%	\$ 186,382	\$ 37,276
Burnsville	37,579	13.0%	\$ 194,584	\$ 38,917
Castle Rock Twp	998	0.3%	\$ 5,168	\$ 1,034
Coates	98		\$ -	\$ -
Douglas Twp	536	0.2%	\$ 2,775	\$ 555
Eagan	45,746	15.8%	\$ 236,873	\$ 47,375
Empire	2,022	0.7%	\$ 10,470	\$ 2,094
Eureka Twp	1,088	0.4%	\$ 5,634	\$ 1,127
Farmington	14,909	5.1%	\$ 77,199	\$ 15,440
Greenvale Twp	624	0.2%	\$ 3,231	\$ 646
Hampton City	440	0.2%	\$ 2,278	\$ 456
Hampton Twp	630	0.2%	\$ 3,262	\$ 652
Hastings	15,061	5.2%	\$ 77,986	\$ 15,597
Inver Grove Heights	23,212	8.0%	\$ 120,192	\$ 24,038
Lakeville	49,329	17.0%	\$ 255,426	\$ 51,085
Lilydale	802	0.3%	\$ 4,153	\$ 831
Marshan Twp	882	0.3%	\$ 4,567	\$ 913
Mendota City	148	0.1%	\$ 766	\$ 153
Mendota Heights	9,119	3.1%	\$ 47,218	\$ 9,444
Miesville	88		\$ -	\$ -
New Trier	62		\$ -	\$ -
Nininger Twp	631	0.2%	\$ 3,267	\$ 653
Northfield	989	0.3%	\$ 5,121	\$ 1,024
Randolph City	297	0.1%	\$ 1,538	\$ 308
Randolph Twp	560	0.2%	\$ 2,900	\$ 580
Ravenna Twp	1,738	0.6%	\$ 8,999	\$ 1,800
Rosemount	18,686	6.5%	\$ 96,756	\$ 19,351
Sciota Twp	340	0.1%	\$ 1,761	\$ 352
South St. Paul	12,322	4.3%	\$ 63,803	\$ 12,761
Sunfish Lake	435	0.2%	\$ 2,252	\$ 450
Vermillion City	307	0.1%	\$ 1,590	\$ 318
Vermillion Twp	918	0.3%	\$4,753	\$ 951
Waterford Twp	395	0.1%	\$ 2,045	\$ 409
West St. Paul	12,949	4.5%	\$ 67,050	\$ 13,410

ISD 191	33,351	11.5%	\$ 28,757	\$ 5,751
ISD 192	24,434	8.4%	\$ 21,069	\$ 4,214
ISD 194	37,762	13.0%	\$ 32,561	\$ 6,512
ISD 195	1,603	0.6%	\$ 1,382	\$ 276
ISD 196	108,067	37.3%	\$ 93,182	\$ 18,636
ISD 197	30,660	10.6%	\$ 26,437	\$ 5,287
ISD 199	18,833	6.5%	\$16,239	\$ 3,248
ISD 200	20,498	7.1%	\$ 17,675	\$ 3,535
ISD 252	129	0.0%	\$ 111	\$ 22
ISD 659	2,337	0.8%	\$ 2,015	\$ 403
SSD 6	12,261	4.2%	\$ 10,572	\$ 2,114



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.X.
June 12, 2025
Consent Agenda

Description: Approve agreement with DJ Commercial Door LLC, for FS1 Service Door Replacement	
Staff Contact: Matt Nelson, Fire Chief	Department / Division: Fire

Action Requested:

Approve agreement with DJ Commercial Door LLC, for FS1 Service Door Replacement.

Summary:

The Fire Department is pursuing the replacement of the service door and frame, from the ambulance bays to the patio at Fire Station 1. Two quotes were received, and DJ Commercial Door LLC was the lowest proposal.

The need to replace this door and frame is due to the patio heaving, causing the door to strike the patio, preventing it from opening all the way. This has caused damage to the door. The frame also needs to be replaced as the bottoms is rusting away. We are also going to have the patio repaired to prevent this from happening again.

The RFQ for this project was also sent to Kendell Door and Hardware LLC, which submitted a quote for \$5,370.00.

Staff recommends approval of a standard short form agreement with DJ Commercial Door LLC for FS1 Service Door Replacement, in the amount of \$3,886.56.

Background:

N/A

Budget Impact:

Funding for this project will come from the Fire Facilities Fund.

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.Y.
June 12, 2025
Consent Agenda

Description: Approve agreement with JWS Construction, LLC, for FS1 Service Door Landing Pad	
Staff Contact: Matt Nelson, Fire Chief	Department / Division: Fire

Action Requested:

Approve agreement with JWS Construction, LLC, for FS1 Service Door Landing Pad

Summary:

The Fire Department is pursuing installing a concrete landing pad and footings at Fire Station 1 for the service door that leads from the ambulance bays to the patio at the northeast corner of the building. Two quotes were received, and DJ Commercial Door LLC was the lowest proposal.

This is being recommended as the concrete patio that is just outside this door has heaved up and is causing problems with this door opening all the way. There are currently no footings below the patio that is outside this door. This work will involve removing a portion of the current patio, so footings can be placed, then the concrete landing pad will be poured, and repairs to the patio can be done.

The RFQ for this project was also sent to Thomsen Construction Services, which submitted a quote for \$11,600.00.

Staff recommends approval of a standard short form agreement with JWS Construction, LLC, for FS1 Service Door Landing Pad, in the amount of \$5,800.00.

Background:

N/A

Budget Impact:

Funding for this project will come from the Fire Facilities Fund.

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.Z.
June 12, 2025
Consent Agenda

Description: Approve agreement with Loffler Companies, Inc., for multifunction copier rental and maintenance	
Staff Contact: Nathan Bang, IT Manager	Department / Division: Administration

Action Requested:

Approve agreement with Loffler Companies, Inc., for multifunction copier rental and maintenance

Summary:

The City utilizes a number of large networked copier/ printer units to provide the large scale printing and copying needs of the City. These units are required at a number of the City's facilities. Due to the high volume of output and the frequent need for mechanical maintenance on these units, the City has found that a rental agreement with regular maintenance by the provider is the preferred method of providing these assets.

Background:

The City currently utilizes numerous multifunction copiers throughout various facilities to meet the large volume, copier and print needs across multiple departments and locations. Based on required specifications to meet these needs, cost-effective pricing is available through the current State of Minnesota contract for the lease or rental of equipment, plus all-inclusive maintenance on the multifunction devices.

Based on the monthly rental costs, plus the anticipated cost-per-print maintenance costs, Canon multifunction devices from Loffler Companies provide the best value solution over the length of term for the numerous machines utilizing State of Minnesota contract #189667. This device is an add-on machine to existing agreement Q35593, which will be utilized at the new Police Operations Building.

This agreement uses the State of Minnesota SWIFT Contract 189667. Due to the extensive length of the contract, a copy is available for review within the IT Division. As an add-on device to an existing agreement, City Administrator, Tom Lawell, shall sign rental and maintenance addendum.

Budget Impact:

Monthly rental of one multifunction copier at \$80.54 per month, totaling \$3946.46 for forty-nine months, co-termed with existing agreement. All-inclusive cost-per-page maintenance will be billed

at \$.0073/page B&W, \$.049/page color.

Attachments:

1. Proposal
2. Contract Acknowledgement Form
3. Contract Order Agreement
4. Maintenance Agreement

Recommendation Configuration:**49 Months**

Canon DX C359if

\$63.38

Cassette Feeding Unit AK1

\$17.16

Total**\$80.54**

All BW copies billed quarterly
@ \$0.0073 per copy

All Color copies billed quarterly
@ \$0.049 per copy





Contract Acknowledgement in lieu of Purchase Order

I, Tom Lawell, as an authorized agent of City of Apple Valley am making
(Purchasing Agent Name) (Agency Name)
the attached ***purchase / lease / rental*** as specified in agreement Q35593 under the
(circle procurement type) (Purchase Agreement Number)
terms and conditions of State/Association Contract Number 189667.
(State/Association Contract Number)

Signature

Title

Date



1101 E 78th Street, Bloomington, MN 55420
952-925-6800 • Fax 952-925-6801

ORDER AGREEMENT - RENTAL

Minnesota State Contract #189667

B I L L T O	Company Apple Valley, City of		Customer Number HQC495	S H I P T O	Company Apple Valley, City of--Police Operations Building		Customer Number HQC495
	Address 7100 147th St W				Address 14325 Flagstaff Ave		
	Address 2				Address 2		
	Suite/Floor/Dept				Suite/Floor/Dept		
	City Apple Valley, City of	State MN	Zip 55124		City Apple Valley	State MN	Zip 55124
	Loffler Contact Nathan Bang		Phone 952-953-2514		Contact		
E-Mail Address nathan.bang@applevalleymn.gov							

Meter Contact Nathan Bang	Phone ☐ Preferred Meter Method 952-953-2514	Fax ☐ Preferred Meter Method	E-Mail Address ☐ Preferred Meter Method nathan.bang@applevalleymn.gov
Training YES	Training Contact Nathan Bang	Phone 952-953-2514	E-Mail Address nathan.bang@applevalleymn.gov
Networking YES	Networking Contact Nathan Bang	Phone 952-953-2514	E-Mail Address nathan.bang@applevalleymn.gov
Delivery/Pickup Date & Date	Carrier	If "Other", Please Describe	Stairs SELECT ONE
Trade In ID#s	Model/Serial Number		Trade-In Ownership

Comments: State Contract 189667
Vendor Swift Code 0000195734-011
Bill to: Canon USA C/O Canon Financial Services,
14904 Collections Center Drive, Chicago IL 60693

ORDER QTY	PRODUCT NUMBER	DESCRIPTION	UNIT PRICE	TOTAL
		Police Operations Building		
1	5846C003AA	imageRUNNER ADVANCE DX C359iF	\$ 63.38	\$ 63.38
1	9580B003AA	Cassette Feeding Unit-AK1	\$ 17.16	\$ 17.16
		Delivery, Install, Training		
		49 month co-term rental		
Client Signature: x		Date	TOTAL	\$80.54



3745 Louisiana Ave S, MN, 55426

952-925-6800 • Fax 952-925-6801

MAINTENANCE AGREEMENT

B I L L T O	Company	Customer #	S H I P T O	Company	Customer #
	Apple Valley, City of	HQC495		Apple Valley, City of	
	7100 147th St W			Address	14325 Flagstaff Ave
	Address 2			Address 2	
	Suite/Floor/Dept			Suite/Floor/Dept	
	City	State		Zip	City
Apple Valley	MN	55124	Apple Valley	MN	55124
Contact	Phone		Contact	Phone	
Nathan Bang	952-953-2514				
☒ Multi-Functional Copier/Printer ☐ Managed Print Services ☐ Mail Machine					

CONTRACT TERM: ☐ 1 Year ☐ 2 Year ☐ 3 Year ☐ 4 Year ☒ 5 Year Other: Add to existing Contract

EFFECTIVE DATE: ☐ New ☐ Renewal

MAKE/MODEL	DESCRIPTION	SERIAL NUMBER	ID	BEGIN METER
Canon	C359iF			
Please list additional equipment on attached schedule A				

Base Frequency		Overage Frequency	Quarterly	Base Charge	\$ \$0.00
B/W Covered Impressions	0	B/W Overage Charge	\$0.007300	Meter Collection Method DCA	
Color Covered Impressions	0	Color Overage Charge	\$0.049000		
Xerox Versant	Mono_____	Color_____	Large Clr_____	Banner_____	<u>All Four Rates Required</u>

☐ Addtl. Charge \$ _____ For _____
Supplies Included: ☒ Yes ☐ No Black Toner ☒ Color Toner ☒
Staples Included: ☐ Yes ☐ No

Meter Contact	Phone (required)	E-mail Address (required)	Fax
Nathan Bang	952-953-2514	nathan.bang@applevalleymn.gov	
☐ Enable Canon Cloud Backup Service Qty _____ \$4.95 per device monthly for Canon generation three or newer devices			

Special Instructions:
MN State Contract: NC18912-01 Locked rates
Please carefully review the Terms and Conditions on our website, https://www.loffler.com/loffler-terms-and-conditions Version 08022023

Supported equipment - The following list of additional equipment will be added to the Loffler maintenance agreement. If additional space is needed, please use the Loffler Schedule A. By signing this agreement, the customer acknowledges they have viewed the Loffler maintenance terms and conditions located on the Loffler website, which may be downloaded from our website if a hard copy is required.

[illegible]

Customer Signature X Print Customer Name

Loffler Companies Representative _____ Loffler Company Acceptance Date _____

Loffler Companies Officer Approval		
Signature	Title	Date



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.AA.
June 12, 2025
Consent Agenda

Description: Approve amended agreement with Independent School District 196 for Police Liaison Services	
Staff Contact: Greg Dahlstrom, Deputy Police Chief	Department / Division: Police

Action Requested:

Approve amended agreement with Independent School District 196 for Police Liaison Services

Summary:

This agreement amends our current agreement to include an additional police officer who will serve as a School Resource Officer (SRO) for the upcoming school year. Currently, we employ three SROs, and ISD 196 is requesting that the Apple Valley Police Department staff Dakota Ridge, a level-four special education facility. This has been a long-term discussion, as ISD 196 aims to standardize their SRO contracts and services with departments in the cities where their schools are located. The Dakota County Sheriff's Office has staffed this position for decades but recently informed the school district that it will no longer provide SRO services.

Background:

The City of Apple Valley and School District 196 have had an ongoing collaboration over the years to provide resource officers in Apple Valley schools. This agreement is a continuation of the City's collaboration with the School District.

Budget Impact:

REVENUES

District Reimbursement	\$107,881.85
Total Revenues	\$107,881.85

EXPENDITURES

Regular Employee	\$114,524.80
Salary-Part-time	\$0.00
Overtime - Regular	\$0.00
Salaries - Other	\$0.00
Medicare	\$1,664.00
FICA	
Pension - PERA	\$20,280.89

Work Comp Ins	\$9,443.20
Long-term Disability Insurance	\$189.28
Hospital & Life Insurance	\$17,068.48
<u>Total Wages and Benefits</u>	<u>\$163,170.65</u>

City Cost	\$55,288.80
------------------	--------------------

Attachments:

1. Agreement Amendment

**AMENDMENT TO THE SCHOOL RESOURCE OFFICER (SRO) SERVICES AGREEMENT
BETWEEN INDEPENDENT SCHOOL DISTRICT 196 ("SCHOOL DISTRICT")
AND CITY OF APPLE VALLEY ("CITY")**

WHEREAS, the School District and City entered into an agreement for school resource officer services with a term spanning the 2024-2025 and 2025-2026 school years ("Original Agreement"); and

WHEREAS, the parties wish to amend the Original Agreement in order to expand the police liaison services provided by the City to the School District.

NOW, THEREFORE, the parties hereto agree as follows:

1. To amend the Original Agreement between the parties by revising the following three paragraphs:
 - a. The first sentence of the fifth whereas clause shall be revised by adding Dakota Ridge School to the list of participating schools.
 - b. The first sentence of numbered paragraph one (1) of the Original Agreement shall be revised to read "The City agrees to provide one or more state licensed police officer(s) to perform an average of 40 hours per week of SRO services divided among the School District's middle schools and an average of 40 hours per week of SRO services to Apple Valley High School and 40 hours per week of SRO services to Eastview High School and 40 hours per week of SRO services to Dakota Ridge School for the purpose of assisting in the establishment and coordination of a cooperative community approach among the School District's schools, students, parents, police and other community resources to address the needs of the students and community members. The SES shall also receive service on an as-needed basis."
 - c. The second sentence of numbered paragraph two (2) of the Original Agreement shall be revised to read "For the 2025 – 26 school year, the School District shall pay the City 55% of the total annual compensation the City owes for the three (3) police officers assigned to the School District as SROs at schools other than Dakota Ridge School and 60% of the total annual compensation the City owes for the one (1) police officer assigned to Dakota Ridge School as SRO."
2. Except as explicitly amended herein, the terms of the Original Agreement are expressly reaffirmed and remain in full force and effect, including all other portions of the three amended paragraphs not specifically changed herein.
3. The consideration for this Amendment is the mutual promises contained herein and the increased total compensation owed by School District under numbered paragraph two (2) of the Original Agreement as a result of the expanded service.

IN WITNESS WHEREOF, the undersigned parties hereby acknowledge that they have read and understand this Amendment to the School Resource Officer (SRO) Services Agreement and have executed this Amendment on the dates recorded below.

INDEPENDENT SCHOOL DISTRICT NO. 196:

By: Cory Johnson
Its: Chairperson

By: Sakawdin Mohamed
Its: Clerk

STATE OF MINNESOTA)
) ss.
COUNTY OF DAKOTA)

On this ____ day of _____, 2025, before me a Notary Public within and for said County, personally appeared Cory Johnson and Sakawdin Mohamed, to me personally known, who each being duly sworn by me, did say that they are the Chairperson and Clerk of Independent School District No. 196 and that said instrument was signed and sealed on behalf of said School District by authority of the School Board and said Chairperson and Clerk acknowledged said instrument to be the free act and deed of the School District.

Notary Public

CITY OF APPLE VALLEY:

By: Clint Hooppaw
Its: Mayor

By: Christina M. Scipioni
Its: City Clerk

STATE OF MINNESOTA)
) ss.
COUNTY OF DAKOTA)

On this ___ day of _____, 2025 before me a Notary Public within and for said County, personally appeared MIKE MAGUIRE and ELIZABETH VANHOOSE to me personally known, who being each by me duly sworn, each did say that they are respectively the Mayor and Clerk of the City of Eagan, the municipality named in the foregoing instrument, and that the seal affixed on behalf of said municipality by authority of its City Council and said Mayor and Clerk acknowledged said instrument to be the free act and deed of said municipality.

Notary Public



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.BB.
June 12, 2025
Consent Agenda

Description:

Approve second amendment to JPA with Dakota County for Cost Share related to Project 2021-150, North Creek Greenway Trail Improvement

Staff Contact:

Brandon Anderson, City Engineer

Department / Division:

Public Works/Engineering

Action Requested:

Approve second amendment to JPA with Dakota County for Cost Share related to Project 2021-150, North Creek Greenway Trail Improvement

Summary:

The original JPA and first amendment to the JPA included cost sharing responsibilities between Dakota County and the City of Apple Valley along with changes to the JPA of having Dakota County be the contract holder in lieu of the City of Apple Valley. The amendment also allowed City staff to administer the contract similar to the original JPA. The first amendment changes to the JPA more clearly defined the responsibilities of Contract Administration with the City of Apple Valley.

As part of the work associated with the Dakota County contract for the North Creek Greenway, City staff, including Parks and Public Works, elected to make some changes to the scope of work that required a change order between Dakota County and the contractor along with required changes to the JPA for final payment and closeout of the contract. The City directed changes to the contract which included additional mill and overlay of bituminous trails within Quarry Point Park and the widening of Dutton Lane between Cobblestone Parkway and 159th Street to address some parking and safety concerns. The bid pricing under the County contract was more favorable and allowed some additional maintenance-related and CIP work to benefit the City and be completed in a timely fashion under the County contract.

The amended agreement has been reviewed by the City Attorney.

Background:

The Dakota County Board authorized the Contract/Budget amendment per the amended JPA on March 11, 2025.

On August 14, 2023 City Council approved the first amendment to the JPA with Dakota County for Cost Share Related to Project 2021-150, North Creek Greenway Trail Improvements.

On May 25, 2023, City Council adopted Resolution No. 2023-77 Rejecting Bids for Project 2021-150, North Creek Greenway Trail Improvements.

On March 9, 2023, City Council adopted Resolution No. 2023-48 approving plans and specifications and directing receipt of sealed bids for Project 2021-150, North Creek Greenway Trail Improvements.

On December 21, 2021, the City Council approved a JPA with Dakota County for Multiple North Creek Greenway Trail Design and Construction Projects.

Budget Impact:

The total cost of all additional owner-directed work covered by the second amendment to the JPA is \$184,661 for the Dutton Lane changes and \$191,701 for the additional trail paving within Quarry Point Park. Funding sources for Dutton Lane are from the Road Improvement Fund and the Quarry Point Park changes are from Park Dedication funds.

Attachments:

1. Second Amendment

**SECOND AMENDMENT TO JOINT POWERS AGREEMENT BETWEEN DAKOTA
COUNTY AND THE CITY OF APPLE VALLEY FOR THE CONSTRUCTION OF NORTH
CREEK GREENWAY PROJECTS AND ONGOING MAINTENANCE**

WHEREAS, effective August 24, 2021, the County of Dakota ("County") and City of Apple Valley ("City") entered into a Joint Powers Agreement C0034873 ("JPA") for the construction of five projects to complete the North Creek Greenway from Orchard Lake through Cobblestone Lake to CSAH 46 underpass into Lakeville (the "Projects"); and

WHEREAS, effective July 10, 2024, the County and City entered into a First Amendment to the JPA ("First Amendment"); and

WHEREAS, Article 5 of the JPA was stricken and replaced with Sections 5.1 through 5.9 set forth in the First Amendment; and

WHEREAS, Section 5.4 of the First Amendment references "trail segment 2" and "segment 2", which is the same as "Cobblestone Lake Loop Project" identified in Article 1 of the JPA; and

WHEREAS, Section 5.5 of the First Amendment was unintentionally left blank; and

WHEREAS, additional work (curb relocates) has been added to the Cobblestone East Project identified in Article 1 of the JPA (aka Segment 1) through change order(s) as between the County and the contractor pursuant to the City's request; and

WHEREAS, additional work (loop repaving) has been added to the Quarry Park Project identified in Article 1 of the JPA (aka Segment 4) through change order(s) as between the County and the contractor pursuant to the City's request; and

WHEREAS, the "neighborhood gateway plaza" originally contemplated as part of the Orchard Place Project identified in Articles 1 and 8 of the JPA (aka Segment 5) was removed from the scope of the Orchard Place Project by the City and County subsequent to the effective date of the JPA; and

WHEREAS, the parties desire to amend Sections 5.4 and 5.5 of the JPA, as amended by the First Amendment, and Article 8 of the JPA as set forth below; and

WHEREAS, the JPA provides that any amendments shall be valid only when expressed in writing and duly signed by authorized representatives of both parties.

NOW, THEREFORE, in consideration of the mutual covenants contained herein the parties agree as follows:

1. Section 5.4 is amended to read as follows:

- 5.4 **Reimbursement by City.** The City shall reimburse the County for one-half of the Actual Construction Costs incurred for the Cobblestone Lake Loop Project (aka Segment 2), as identified in the bid plans.

Following full payment of the Actual Construction Cost for Cobblestone Lake Loop Project (Segment 2), the County shall submit an invoice to the City for one-half of the

Actual Construction Cost for Cobblestone Lake Loop Project (Segment 2). Upon receipt of such invoice, the City shall reimburse the County within 35 days.

2. Section 5.5 is amended to read as follows:

5.5 **City Requested Change Orders Reimbursement by City.** The City shall reimburse the County for Actual Construction Costs incurred by the County for curb relocates, including bituminous/asphalt replacement and any other repair/replacement associated work necessary to complete the curb relocates on the Cobblestone East Project (aka Segment 1) as identified in the bid plans and/or submitted by the contractor as a formal change order. The City shall reimburse the County for Actual Construction Costs incurred by the County for the pavement loop repaving and any other associated work necessary to complete the pavement loop repaving on the Quarry Park Project (aka Segment 4) as identified in the bid plans and/or submitted by the contractor as a formal change order.

Following the County's full payment to the contractor for the Actual Construction Costs associated with the curb relocates and pavement loop repaving, the County shall submit invoice(s) to the City for 100% of the Actual Construction Costs. Upon receipt of such invoice, the City shall reimburse the County within 35 days.

3. Article 8 is stricken and replaced as follows:

ARTICLE 8 PLAZA

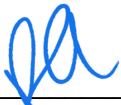
Article 8 is intentionally deleted.

4. This Amendment is effective and enforceable on the date that the last party hereto signs this Amendment.
5. All other terms of the JPA, as amended by the First Amendment, between the County and City shall remain in full force and effect unless otherwise amended herein.
6. In any case where this Amendment conflicts with the initial terms of the JPA, as amended by the First Amendment, this Amendment shall govern.
7. Each party agrees that the electronic signatures of the parties included in the JPA, First Amendment, and this Second Amendment are intended to authenticate those writings and to have the same force and effect as wet ink signatures.

IN WITNESS WHEREOF, the parties have executed this Second Amendment on the dates indicated below.

CITY OF APPLE VALLEY

RECOMMENDED FOR APPROVAL:



City Engineer

(SEAL)

By _____
Mayor

By _____
City Clerk

Date _____

DAKOTA COUNTY

RECOMMENDED FOR APPROVAL:

County Engineer

By _____
Physical Development Director
Date _____

APPROVED AS TO FORM:

/s/ Brian J. Wisdorf 9/9/2024
Assistant County Attorney Date
KS-24-421-2

COUNTY BOARD RESOLUTIONS
No. 23-376 Date: August 29, 2023



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.CC.
June 12, 2025
Consent Agenda

Description:

Approve Change Order No. 1 to agreement with Spohn Ranch Inc. for Project 2024-172, Skate Park Construction (2023 Parks Bond Referendum)

Staff Contact:

Eric Carlson, Parks and Recreation Director
Nate Rosa

Department / Division:

Parks and Recreation

Action Requested:

Approve the following change order to the agreement with Spohn Ranch Inc. for Project 2024-172, Skate Park Construction (2023 Parks Bond Referendum):

1. Change Order No. 1 in the amount of an additional \$151,557.00 for installation of landscape improvements, concrete and asphalt work, and site work related to the skate park project under the cooperative purchasing program (Sourcewell)

Summary:

The current modular skate park equipment at Johnny Cake Ridge Park West is far past its useful life and needs to be replaced. Therefore, one of the projects planned as part of the 2023 Parks Referendum is a new concrete skate park, which will be located in the northwest corner of the Splash Valley Water Park parking lot. The City hired Spohn Ranch to design and build the new skate park under the cooperative purchasing program administered by Sourcewell.

The City also hired ISG Inc., a landscape architect, to design the landscape and public space adjacent to and around the skate park. Spohn Ranch will install the landscape site improvements surrounding the skate park under the cooperative purchasing program (Sourcewell).

Spohn Ranch has become a leading and award-winning powerhouse in the industry of wheel-sport terrain. After 30 years in the business of creating municipal skate parks, Spohn Ranch has developed and constructed hundreds of unique, cutting-edge creations. Their team is composed of highly skilled landscape designers, iron workers, and grading experts who all have a passion for skateboarding and wheel sports. (It is worth noting that we did receive a second quote for the landscape work which was \$165,685)

Background:

For the last several years, the City of Apple Valley has worked with the community to determine the future needs and desires residents have for parks and recreation services. In November 2023, Apple

Valley voters approved two separate questions in a special election, authorizing a total of \$73.25 million to invest in parks, trails, natural resources, Kelley Park, Redwood Park, Hayes Arena, the Apple Valley Family Aquatic Center, the Apple Valley Community Center and Senior Center, a youth baseball/softball complex at Hayes Park, and a community pool at Redwood Park.

It will take four to six years to implement the improvements approved by voters. As we develop projects, we will involve residents in the planning process. Information on plans and construction progress will be provided on our website so residents can see what work is planned for each location and how the referendum dollars are being spent.

Budget Impact:

Funding for this project comes from the successful 2023 Parks Bond Referendum.

Attachments:

1. Change Order



DESIGN. BUILD. COME TOGETHER.

Spoehn Ranch, Inc.

an equal opportunity employer by choice

6824 S. Centinela Ave., Los Angeles, CA 90230

626.330.5803 (P) 626.330.5503 (F)

CHANGE ORDER

CO #: 1

June 4, 2025

CO Title: Landscaping

TO: **City of Apple Valley**
7100 147th St W
Apple Valley, MN 55124

JOB NAME: **Johnny Cake Ridge Park West Skatepark**
Apple Valley, MN

SR JOB NUMBER: **112420-SRI**

Attn: **Nate Rosa**

CLIENT'S JOB NUMBER: **33405**

DESCRIPTION OF WORK

Additional build services for landscape and site development around skatepark.

ITEM #	DESCRIPTION	REFERENCE	QUANTITY	UNIT	UNIT PRICE	AMOUNT
1	Landscaping & Site Development - From Work Sheet		1.00	LS	\$ 151,557.00	\$ 151,557.00
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
2	CHANGE ORDER TOTAL					\$ 151,557.00

The original Contract Sum was: \$ 750,000.00

Net change by previously authorized Change Orders: \$ -

The Contract Sum prior to this Change Order: \$ 750,000.00

The Amount of this Change Order is: \$ 151,557.00

The new Contract Sum including this Change Order will be: \$ 901,557.00

The Contract Time **Will** Be Changed.

The Date of Substantial Completion as of this Change Order therefore is:

1. THIS WORK WILL NOT COMMENCE UNTIL PROPOSED CHANGE ORDER IS APPROVED _____ (Initial Here)

2. A SIGNATURE BELOW AUTHORIZES US TO PROCEED WITH THE WORK DESCRIBED ABOVE, AT THE STATED PRICES. YOUR ACCOUNTING DEPARTMENT IS AUTHORIZED TO ISSUE PAYMENT AS INDICATED _____ (Initial Here)

3. EXTENSION OF TIME NECESSARY FOR THIS CHANGE IS 30 CONSECUTIVE WORKING DAYS.

4. THIS ESTIMATE WILL REMAIN IN EFFECT FOR 15 DAYS ONLY. AFTER EXPIRATION, A NEW ESTIMATE WILL BE SUBMITTED UPON REQUEST

AUTHORIZED SIGNATURES

OWNER / CLIENT

BY: _____

TITLE: _____

DATE: _____

SPOHN RANCH, INC.

BY: Doug Hagen

TITLE: Director of Projects

DATE: 6.4.25

CHANGE ORDER WORK SHEET

ITEM #	DESCRIPTION	REFERENCE	QUANTITY	UNIT	UNIT PRICE	AMOUNT
	Landscaping & Site Development					
1	Mobilization		1	LS	\$ 12,782.00	\$ 12,782.00
2	Demo & Removals (2264 SY), Concrete Curb & Gutter		1	LS	\$ 56,940.00	\$ 56,940.00
3	Earthwork		1,200	Tons	\$ 25.00	\$ 30,000.00
4	Pavement Striping		1	LS	\$ 3,000.00	\$ 3,000.00
5	Concrete Paving		1,755	SF	\$ 15.00	\$ 26,325.00
6	Turf Restoration (7300 SF) & Trees (5)		1	LS	\$ 11,910.00	\$ 11,910.00
7	Detectable Warning Strips (2' x 2' Steel)		2	EA	\$ 500.00	\$ 1,000.00
8	Bio Log		520	LF	\$ 10.00	\$ 5,200.00
9	Inlet Protection		4	EA	\$ 420.00	\$ 1,680.00
10	Construction Entrance (mulch)		6	CY	\$ 120.00	\$ 720.00
11	Permit Fees		1	LS	\$ 2,000.00	\$ 2,000.00
						\$ -
12	CHANGE SUBTOTAL					\$ 151,557.00



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.DD.
June 12, 2025
Consent Agenda

Description:

Approve Change Orders No. 2 and 3 to agreement with Pro-Tec Design, Inc., for Police Operations - Card Readers and Cameras

Staff Contact:

Charles Grawe, Assistant City Administrator

Department / Division:

Administration

Action Requested:

Approve Change Orders No. 2 and 3 to agreement with Pro-Tec Design, Inc., for Police Operations - Card Readers and Cameras

Summary:

Attached are proposals for two change orders to the project contract. The change orders cover two issues summarized below. Change Order 2 is in the amount of \$4,960.00. Change Order 3 is in the amount of \$680.00. The contract sum prior to the approval of the change orders is \$108,100.00. With the approval of the change orders, the contract sum would be \$108,100.00.

Background:

CO 2: Add card reader and pedestal at gate. This is a necessary part of the system to allow vehicles to enter and exit the gate to the facility that was accidentally omitted from the plans and was not included in the scope of work in the original contract. This change adds the necessary card reader and pedestal mount at the gate.

Due to coordination and timing issues involved in this work, staff granted authorization to proceed with the card reader to keep the project on schedule.

CO 3: Remove and reinstall exterior camera to allow addition of exterior wireless access point. The police squad cars upload data to the servers when they are parked in close proximity to the garage through a wireless connection. The initial design used a wireless access point installed on the interior of the building. Testing found that this location did not provide a reliable connection for uploading. This change allows a wireless access point to be installed on the exterior of the building, but requires temporary removal of the camera and then reinstallation of the camera to be completed. Due to coordination and timing issues involved in this work, staff granted authorization to proceed with the card reader to keep the project on schedule.

Budget Impact:

CO 2: Total Amount \$4,960.00

CO 3: Total Amount \$680.00

Attachments:

1. Change Order 2 Additional pedestal gate card reader
2. Change Order 3 Exterior camera reinstall due to WAP

Proposal

Sold To: City of Apple Valley
Greg Dahlstrom
6442 140th Street West
Apple Valley, MN 55124
United States

Phone: (952) 953-2500
Fax:
Email: greg.dahlstrom@applevalleymn.gov

Ship To: City of Apple Valley
Greg Dahlstrom
Police Department Garage
TBD
United States

Phone: (952) 953-2500
Fax:
Email: greg.dahlstrom@applevalleymn.gov

CO - 24664 - PD Vehicle Storage Building - Additional pedestal gate card reader

The following change order to add additional pedestal and (1) card reader to use building cards to also open new gate.

Date	Quote Valid For
05/22/25	30 days

Quote #	Rep	Terms
PTDQ37692	Jill Bartyzal	Net 30 days

Line	Qty	Description	Unit Price	Ext. Price
1		ADDITIONAL READER AT THE GATE		
2	1	CARD/MOBILE CREDENTIAL READER, SIGNO, PROX, ICLASS AND SEOS	\$292.88	\$292.88
3	1	GOOSENECK PEDESTAL, STEEL, BLACK POWDER COAT, 72" HIGH	\$509.25	\$509.25
4	1	HOUSING, 7"X7"X4", FOR SINGLE READER	\$158.33	\$158.33
5	500	CABLE 18AWG, 6 CONDUCTOR, SHIELDED, DIRECT BURIAL 600V, PER FOOT	\$0.91	\$455.00
6	1	MISC	\$215.54	\$215.54
7		IMPLEMENTATION SERVICES		
8	1	STATE CONTRACT - DESIGN SERVICES	\$95.00	\$95.00
9	3	STATE CONTRACT - PROJECT MANAGEMENT	\$102.00	\$306.00
10	24	STATE CONTRACT- TECHNICIAN	\$122.00	\$2,928.00
			Total	\$4,960.00

Statement of Work

1. PTD cable, test, program and install (1) pedestal and card reader application.

Exclusions

1. Pathway by others.

Thank you again for giving me the opportunity to provide you with this information. If you should need any further clarification or assistance, don't hesitate to contact me! To proceed with the proposal, please sign the Proposal Acceptance portion of the proposal and return to me.

Jill Bartyzal
Senior Business Relationship Manager
5929 Baker Road, Suite 400
Minnetonka, MN 55345

Cell (612) 222.6803
Fax (763) 553.0204
Email jbartyzal@pro-tecdesign.com

PROPOSAL ACCEPTANCE

CO - 24664 - PD Vehicle Storage Building - Additional pedestal gate card reader

PTDQ37692 5/22/2025

City of Apple Valley

Greg Dahlstrom
6442 140th Street West
Apple Valley, MN 55124
United States

City of Apple Valley

Printed Name and Title: _____

Signature: _____ Date: _____

PO# / Reference # (optional): _____

Pro-Tec Design, Inc.

Printed Name and Title: Jill Bartyzal Senior Business Relationship Manager

Signature: _____ Date: 5/23/2025

Standard Terms and Conditions

FINANCIAL

1. No provisions of this Proposal/Contract shall serve to void our rights under Mechanics' Lien Laws.
2. We do not accept back charges that have not been previously agreed to by us in writing.
3. Late payments of 60 days or more will bear interest at the standard prevailing commercial rate
4. Unless otherwise specified, you will be billed for 30% of the project total immediately after the receipt of an order. Prompt payment is required to order parts and cover other costs associated with project start-up.
5. Progress billings will be issued monthly and unless specified in a separate contract all payments are due net 30.
6. Nothing in this Proposal/Contract shall be construed to require us to continue performance of work if we do not receive timely payment for properly performed work and suitably stored materials.
7. We retain title to all equipment until installation is complete and all payments due Pro-Tec Design have been paid in full. We reserve the right to retake possession of the same or any part thereof at your cost if default is made by you in any payment. If customer fails to follow the payment schedule(s) above or if Pro-Tec Design anticipates Customer may be unable to perform hereunder, Pro-Tec Design may terminate this contract, defer, discontinue or suspend work, or demand adequate assurance of Customer's performance. If a Customer's account must be placed with an attorney for collection, whether a lawsuit is filed or otherwise, or if the services of an attorney are required to protect Pro-Tec Design's interest, Customer agrees to pay all collection costs, including reasonable attorney's fees.
8. Alterations or modifications of the original quotation or specifications, including changes in quantity, material, design or other features, must be communicated in writing by Customer to Pro-Tec Design and accepted by Pro-Tec Design in writing, it being understood any change may increase prices. Customer shall be liable for an reimburse Pro-Tec Design for any and all work in process at the time of Pro-Tec Design's receipt of notice of changes.
9. Tax Exempt Entities - you are appointing Pro-Tec Design as purchasing agent for materials becoming real property on this project: a) you take title to all materials and supplies at point of delivery b) you are responsible for the risk of loss on all materials and supplies c) you are responsible for all defective materials and supplies including those incorporated into real property d) these requirements apply to the prime contractor and every subcontractor who supplies both materials and labor.

SITE CONDITIONS AND WORK PERFORMANCE

10. We are not responsible for protection of our work in place.
11. We will dispose of debris created by our work into Owner-furnished trash bins or container at the site.
12. You shall furnish and make available to us at the site reasonable storage and parking facilities, and convenient delivery access to our work.
13. You shall provide uncluttered and safe access for us to perform our work. The schedule of any other contractors involved in this project shall be made in consultation with us, and unless otherwise agreed to, shall provide time for us to perform our work on an 8-hour day, 40-hour week basis. This Proposal/Contract does not include provision for our being required to perform overtime work for any reasons unless otherwise stated. An additional charge to the contract shall be made for any mutually agreed upon overtime.
14. We are not responsible for delays or defaults that are occasioned by causes of any kind beyond our control, including but not limited to delays or defaults of Architects, the Owner, the Contractor, any Subcontractors, other third parties, civil disorders, labor disputes, and Acts of God. We shall be entitled to equitable adjustment for delays caused by any Architect, Engineer, Contractor, or Owner.
15. If any drawings, illustrations, or descriptive matter are furnished with this Proposal/Contract, they are approximate and submitted only to show the general style, arrangement, and dimensions of equipment offered.
16. All work will be done during standard business hours, Monday through Friday unless otherwise noted.

WARRANTY

16. No liquidated damages will be due.
17. THERE ARE NO WARRANTIES THAT EXTEND BEYOND PRO-TEC DESIGN'S STATED SPECIFICATIONS. PRO-TEC SPECIFICALLY EXCLUDES ALL WARRANTIES, EXPRESS OR IMPLIED, INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY, IMPLIED WARRANTY OF FITNESS, IMPLIED WARRANTY OF DESIGN, AND ALL OTHER IMPLIED WARRANTIES. Customer's sole remedy in any action at law based hereunder (other than an action based on breach of warranty, which warranties are expressly excluded except as set forth herein) shall be limited to the repair or replacement of nonconforming goods or parts, or, at Pro-Tec Design's option, refund of the applicable quote. IN NO EVENT SHALL PRO-TEC DESIGN BE RESPONSIBLE FOR ANY CONSEQUENTIAL OR ECONOMIC DAMAGES OR LOSS, LOST PROFITS OR CONSEQUENTIAL DAMAGES FOR PERSONAL INJURY. CUSTOMER AGREES THAT THIS PROVISION IS CONSCIONABLE.
18. Pro-Tec Design will warranty the labor and materials covered under this quotation for one year from the date of first beneficial use of the system provided the Owner is current in their payments to Pro-Tec Design, Inc. Accounts that are not current shall not receive warranty work until said accounts are made current. Pro-Tec Design will respond during normal business hours Monday through Friday. Weekends, Holidays and after hours warranty support will be billable at standard overtime rates. Warranty does not include replacement or repair of equipment damaged by Misuse, Negligence, Over or Under Voltage, or "Acts of God" such as lightning or other weather related incidents. Warranty only covers the repair or replacement of any parts supplied by Pro-Tec and any labor and travel to and from the site to execute said repairs for one (1) year from the date the Owner has beneficial use of the system. No warranty is extended to not in contract (NIC) equipment. NIC equipment is defined as any equipment not supplied by Pro-Tec or existing equipment that is re-used. The troubleshooting, repair or replacement of NIC equipment will be provided by Pro-Tec at a time and materials basis.
19. Pro-Tec Design is not an insurer of Customer's risks and exposures, Pro-Tec shall not be liable for any failure to perform under this Agreement due to any "Act of God," "Force Majeure," of another cause beyond Pro-Tec Design's control. Pro-Tec Design shall not be liable for any loss or damage caused in whole or in part from negligence, fault, or wrongful act of Customer or of any third persons or parties. Services provided under this Agreement are for the sole benefit of the Customer and no rights are, or may be, conferred on any other party as a third-party beneficiary, by transfer or assignment, or otherwise. Pro-Tec Design's total liability is limited to the contract price; as matter of law, this limitation does not apply to fraud, willful injury, or willful violation of the law.

OTHER

20. This Proposal/Contract, including the provisions printed above and any specifications or other provisions attached hereto, when accepted by you and Pro-Tec Design shall constitute the Contract between us, and all prior representations or agreements not incorporated herein are superseded. Any terms or conditions contained in any Customer proposal/contract/purchase order are expressly rejected and shall not bind Pro-Tec Design or affect or invalidate any terms contained herein. Terms and conditions herein shall not be modified except upon Pro-Tec Design's express written agreement.
21. This Proposal/Contract shall be interpreted and governed by the laws of the State of Minnesota. Any disputes arising out of business conducted hereunder shall be venued in the district court of the State of Minnesota. In case of dispute, the prevailing party shall be awarded reasonable attorney's fees.
22. The design and/or intent of the items listed in this system specification is considered intellectual property and owned by Pro-Tec Design and will not be disclosed to any party other than those intended by Pro-Tec Design. Disclosure of this design/intent will subject the discloser to Consultant Fees equivalent of the above listed design/build quotation.
23. Customer agrees that during the term of this contract and for two years following termination, they will not directly or indirectly solicit for hire nor contract for services any employee who performs services hereunder without Pro-Tec Design's written consent
24. This proposal and any documents associated with it supersede any prior verbal or written information provided.

Proposal

Sold To: City of Apple Valley
Greg Dahlstrom
6442 140th Street West
Apple Valley, MN 55124
United States

Phone: (952) 953-2500
Fax:
Email: greg.dahlstrom@applevalleymn.gov

Ship To: City of Apple Valley
Greg Dahlstrom
Police Department Garage
TBD
United States

Phone: (952) 953-2500
Fax:
Email: greg.dahlstrom@applevalleymn.gov

CO - 24664 - PD Vehicle Storage Building - Exterior camera reinstall due to WAP

The following change order to:

- Remove already installed exterior camera off building
- Add outdoor rated 4x4 weatherproof box
- Reinstall camera at new location and add flex to 4X4 box

This should allow the vendor installing the WAP to use the same conduit drilled into the building for our camera.

Date	Quote Valid For
05/22/25	30 days

Quote #	Rep	Terms
PTDQ37681	Jill Bartyzal	Net 30 days

Line	Qty	Description	Unit Price	Ext. Price
1	1	MISC	\$90.00	\$90.00
2		IMPLEMENTATION SERVICES		
3	1	STATE CONTRACT - PROJECT MANAGEMENT	\$102.00	\$102.00
4	4	STATE CONTRACT- TECHNICIAN	\$122.00	\$488.00
			Total	\$680.00

Statement of Work

1. PTD to de-install and reinstall (1) exterior camera.

Exclusions

.....
Thank you again for giving me the opportunity to provide you with this information. If you should need any further clarification or assistance, don't hesitate to contact me! To proceed with the proposal, please sign the Proposal Acceptance portion of the proposal and return to me.

Jill Bartyzal
Senior Business Relationship Manager
5929 Baker Road, Suite 400
Minnetonka, MN 55345

Cell (612) 222.6803
Fax (763) 553.0204
Email jbartyzal@pro-tecdesign.com

PROPOSAL ACCEPTANCE

CO - 24664 - PD Vehicle Storage Building - Exterior camera reinstall due to WAP

PTDQ37681 5/22/2025

City of Apple Valley

Greg Dahlstrom
6442 140th Street West
Apple Valley, MN 55124
United States

City of Apple Valley

Printed Name and Title: _____

Signature: _____ Date: _____

PO# / Reference # (optional): _____

Pro-Tec Design, Inc.

Printed Name and Title: Jill Bartyzal Senior Business Relationship Manager

Signature: _____ Date: 5/22/2025

Standard Terms and Conditions

FINANCIAL

1. No provisions of this Proposal/Contract shall serve to void our rights under Mechanics' Lien Laws.
2. We do not accept back charges that have not been previously agreed to by us in writing.
3. Late payments of 60 days or more will bear interest at the standard prevailing commercial rate
4. Unless otherwise specified, you will be billed for 30% of the project total immediately after the receipt of an order. Prompt payment is required to order parts and cover other costs associated with project start-up.
5. Progress billings will be issued monthly and unless specified in a separate contract all payments are due net 30.
6. Nothing in this Proposal/Contract shall be construed to require us to continue performance of work if we do not receive timely payment for properly performed work and suitably stored materials.
7. We retain title to all equipment until installation is complete and all payments due Pro-Tec Design have been paid in full. We reserve the right to retake possession of the same or any part thereof at your cost if default is made by you in any payment. If customer fails to follow the payment schedule(s) above or if Pro-Tec Design anticipates Customer may be unable to perform hereunder, Pro-Tec Design may terminate this contract, defer, discontinue or suspend work, or demand adequate assurance of Customer's performance. If a Customer's account must be placed with an attorney for collection, whether a lawsuit is filed or otherwise, or if the services of an attorney are required to protect Pro-Tec Design's interest, Customer agrees to pay all collection costs, including reasonable attorney's fees.
8. Alterations or modifications of the original quotation or specifications, including changes in quantity, material, design or other features, must be communicated in writing by Customer to Pro-Tec Design and accepted by Pro-Tec Design in writing, it being understood any change may increase prices. Customer shall be liable for an reimburse Pro-Tec Design for any and all work in process at the time of Pro-Tec Design's receipt of notice of changes.
9. Tax Exempt Entities - you are appointing Pro-Tec Design as purchasing agent for materials becoming real property on this project: a) you take title to all materials and supplies at point of delivery b) you are responsible for the risk of loss on all materials and supplies c) you are responsible for all defective materials and supplies including those incorporated into real property d) these requirements apply to the prime contractor and every subcontractor who supplies both materials and labor.

SITE CONDITIONS AND WORK PERFORMANCE

10. We are not responsible for protection of our work in place.
11. We will dispose of debris created by our work into Owner-furnished trash bins or container at the site.
12. You shall furnish and make available to us at the site reasonable storage and parking facilities, and convenient delivery access to our work.
13. You shall provide uncluttered and safe access for us to perform our work. The schedule of any other contractors involved in this project shall be made in consultation with us, and unless otherwise agreed to, shall provide time for us to perform our work on an 8-hour day, 40-hour week basis. This Proposal/Contract does not include provision for our being required to perform overtime work for any reasons unless otherwise stated. An additional charge to the contract shall be made for any mutually agreed upon overtime.
14. We are not responsible for delays or defaults that are occasioned by causes of any kind beyond our control, including but not limited to delays or defaults of Architects, the Owner, the Contractor, any Subcontractors, other third parties, civil disorders, labor disputes, and Acts of God. We shall be entitled to equitable adjustment for delays caused by any Architect, Engineer, Contractor, or Owner.
15. If any drawings, illustrations, or descriptive matter are furnished with this Proposal/Contract, they are approximate and submitted only to show the general style, arrangement, and dimensions of equipment offered.
16. All work will be done during standard business hours, Monday through Friday unless otherwise noted.

WARRANTY

16. No liquidated damages will be due.
17. THERE ARE NO WARRANTIES THAT EXTEND BEYOND PRO-TEC DESIGN'S STATED SPECIFICATIONS. PRO-TEC SPECIFICALLY EXCLUDES ALL WARRANTIES, EXPRESS OR IMPLIED, INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY, IMPLIED WARRANTY OF FITNESS, IMPLIED WARRANTY OF DESIGN, AND ALL OTHER IMPLIED WARRANTIES. Customer's sole remedy in any action at law based hereunder (other than an action based on breach of warranty, which warranties are expressly excluded except as set forth herein) shall be limited to the repair or replacement of nonconforming goods or parts, or, at Pro-Tec Design's option, refund of the applicable quote. IN NO EVENT SHALL PRO-TEC DESIGN BE RESPONSIBLE FOR ANY CONSEQUENTIAL OR ECONOMIC DAMAGES OR LOSS, LOST PROFITS OR CONSEQUENTIAL DAMAGES FOR PERSONAL INJURY. CUSTOMER AGREES THAT THIS PROVISION IS CONSCIONABLE.
18. Pro-Tec Design will warranty the labor and materials covered under this quotation for one year from the date of first beneficial use of the system provided the Owner is current in their payments to Pro-Tec Design, Inc. Accounts that are not current shall not receive warranty work until said accounts are made current. Pro-Tec Design will respond during normal business hours Monday through Friday. Weekends, Holidays and after hours warranty support will be billable at standard overtime rates. Warranty does not include replacement or repair of equipment damaged by Misuse, Negligence, Over or Under Voltage, or "Acts of God" such as lightning or other weather related incidents. Warranty only covers the repair or replacement of any parts supplied by Pro-Tec and any labor and travel to and from the site to execute said repairs for one (1) year from the date the Owner has beneficial use of the system. No warranty is extended to not in contract (NIC) equipment. NIC equipment is defined as any equipment not supplied by Pro-Tec or existing equipment that is re-used. The troubleshooting, repair or replacement of NIC equipment will be provided by Pro-Tec at a time and materials basis.
19. Pro-Tec Design is not an insurer of Customer's risks and exposures, Pro-Tec shall not be liable for any failure to perform under this Agreement due to any "Act of God," "Force Majeure," of another cause beyond Pro-Tec Design's control. Pro-Tec Design shall not be liable for any loss or damage caused in whole or in part from negligence, fault, or wrongful act of Customer or of any third persons or parties. Services provided under this Agreement are for the sole benefit of the Customer and no rights are, or may be, conferred on any other party as a third-party beneficiary, by transfer or assignment, or otherwise. Pro-Tec Design's total liability is limited to the contract price; as matter of law, this limitation does not apply to fraud, willful injury, or willful violation of the law.

OTHER

20. This Proposal/Contract, including the provisions printed above and any specifications or other provisions attached hereto, when accepted by you and Pro-Tec Design shall constitute the Contract between us, and all prior representations or agreements not incorporated herein are superseded. Any terms or conditions contained in any Customer proposal/contract/purchase order are expressly rejected and shall not bind Pro-Tec Design or affect or invalidate any terms contained herein. Terms and conditions herein shall not be modified except upon Pro-Tec Design's express written agreement.
21. This Proposal/Contract shall be interpreted and governed by the laws of the State of Minnesota. Any disputes arising out of business conducted hereunder shall be venued in the district court of the State of Minnesota. In case of dispute, the prevailing party shall be awarded reasonable attorney's fees.
22. The design and/or intent of the items listed in this system specification is considered intellectual property and owned by Pro-Tec Design and will not be disclosed to any party other than those intended by Pro-Tec Design. Disclosure of this design/intent will subject the discloser to Consultant Fees equivalent of the above listed design/build quotation.
23. Customer agrees that during the term of this contract and for two years following termination, they will not directly or indirectly solicit for hire nor contract for services any employee who performs services hereunder without Pro-Tec Design's written consent
24. This proposal and any documents associated with it supersede any prior verbal or written information provided.



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.EE.
June 12, 2025
Consent Agenda

Description:

Approve Change Order No. 12 for Project 2021-172, Police Garage

Staff Contact:

Charles Grawe, Assistant City Administrator

Department / Division:

Administration

Action Requested:

Approve Change Order No. 12 for Project 2021-172, Police Garage

Summary:

Project 2021-172, Police Garage, is using construction management services. As a result, the bid specification created 37 separate bid/quote categories and 37 separate contracts. In addition, the City has a construction management contract with RJM.

Attached is a proposal for Change Order No. 12 to the project contracts. The change order covers three issues summarized below. These issues result in changes to two of the contracts. The resulting changes to each contract are line itemized on the attached summary sheet.

The total budget impact for the entire change is an addition of \$3,347.61. The changes to the individual contract sums prior to the approval of the change and after the approval of the change order are detailed on the attached summary sheet.

The project is under budget. Due to timing and scheduling, staff may grant prior approval of some of these items to keep the project moving on schedule. If prior staff approval is given, an explanation will be noted with the issue description.

Background:

Item 1: Change 20 amp to 30 amp circuits for heat therapy units. There are two heat therapy units, one in each locker room, that were purchased separately by the City. When doing installation of these units, it was discovered that they will require 30 amp electrical circuits, rather than the 20 amp circuits specified in the plans. This change adds the larger capacity 30 amp circuits.

Item 2: Credit to direct bury light pole and use base in impound lot. The plans call for use of solar powered light poles in the parking lot. Generally, the preferred method is to mount the light poles on top of cement bases which protect the poles from damage by vehicles. However, attempts to anchor the cement bases in the areas at the base of the retaining wall were creating potential problems for the stabilization of the retaining wall. As a result, the engineers recommended the

direct bury method for the light poles to avoid risk of undermining the footing of the retaining wall. One cement base was redeployed in the impound parking lot. This is a credit for not using the cement bases at the retaining wall.

Item 3: Provide 20 and 30 amp circuits for IT battery back-up. The IT equipment closet contains mostly separately purchased networking equipment. The City purchased a robust battery back-up system for all the networking equipment as this site will have the ability to serve as an emergency operations center (EOC). However, the selected battery back-up unit requires larger circuits than what were specified in this room. This change adds the upsized circuit as well as two additional circuits to better facilitate the hook-ups to the battery back-up.

Due to coordination and timing issues involved in this work, staff granted authorization to proceed with the IT circuit work to keep the project on schedule

Budget Impact:

The total budget impact for the entire change is an addition of \$3,347.61. See the attached summary for the list of cost changes by issue and by contract.

Attachments:

1. Change Order 12 Summary

Project 2021-172, Police Garage (Police Operations Building)

Change Order Budget Impact Summary Sheet

Change Order Number: 12

Council Meeting Date: 12-Jun-25

Costs by Construction Issue

Item(s)	Change	Amount	Summary	Prior Staff Approval?
1	Addition	\$ 2,310.59	Change 20 amp to 30 amp circuits for heat therapy units	no
2	Deduction	\$ (3,565.56)	Credit to direct bury light pole and use base in impound lot	no
3	Addition	\$ 4,602.58	Provide 20 amp circuits for IT battery back-up	yes
Total Cost Changes		\$ 3,347.61		

Costs by Contract

Costs by Contract		Contract Change Information			CO#				
		Contractor	Previous Amount	Change		New Amount			
26D Electrical, Communications, Safety & Security	NAC Mechanical and Electrical Services	\$	1,051,404.00	\$	3,241.00	\$	1,054,645.00	6	
	Const. Man. Fee	RJM Construction	\$	253,233.96	\$	66.43	\$	253,300.39	12
	Const. Man. Reimburseables	RJM Construction	\$	4,204.04	\$	40.18	\$	4,244.22	12
Total Cost Changes				\$	3,347.61				



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.FF.
June 12, 2025
Consent Agenda

Description:

Approve Change Order No. 4 to agreement with Jerry's Transmission Service, Inc., d/b/a North Central Emergency Vehicles, for 2025 Fire Engine, Triple Combination Pumper

Staff Contact:

Matt Nelson, Fire Chief

Department / Division:

Fire

Action Requested:

Approve Change Order No. 4 to agreement with Jerry's Transmission Service, Inc., d/b/a North Central Emergency Vehicles, for 2025 Fire Engine, Triple Combination Pumper

Summary:

Attached is a proposed change order for the project agreement. The change order covers a few changes to the specification for the new fire engine which are summarized below. Change Order 4 is in the amount of \$0.00. The contract sum prior to approval of the change order is \$1,060,763.00. With the approval of the change order, the contract sum would be \$1,060,763.00.

Background:

During the process of reviewing the engineering drawings of the pump panel area of the truck, a couple of minor changes were requested to the spec of the truck.

The identified changes include adding panel light switches to the top of the pump panel, and to the sides of the truck. Adding a foam manifold bleeder valve. Removal of the working about how the side panels of the pump compartment area are to overlap as the design was changed, so this does not occur anymore.

Budget Impact:

The total cost of these proposed changes is \$0.00.

Attachments:

1. Change Order

CHANGE ORDER

PROJECT NAME: 2025 Fire Engine, Tripple Combination Pumper

NAME OF CONTRACTOR: Jerry's Transmission Service, Inc., d/b/a North Central
Emergency Vehicles

DATE: June 04, 2025

CHANGE ORDER NUMBER: 4

Description of Change:

The following proposed changes are incorporated into the Agreement referenced above. The contractor agrees to perform and the owner agrees to pay for the following changes to the Agreement.

Item #	Description of Proposed Change	Amount
1	See attachment for complete list of changes	\$0.00

REQUESTED AMOUNT OF CHANGE: \$0.00

ORIGINAL CONTRACT AMOUNT: \$1,058,370.00

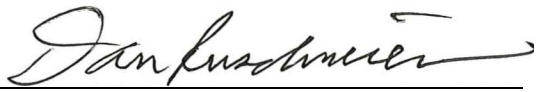
NET CHANGE BY PREVIOUS CHANGE ORDERS: \$2,393.00

CONTRACT SUM PRIOR TO THIS CHANGE ORDER: \$1,060,763.00

CONTRACT SUM WILL BE CHANGED BY CHANGE ORDER: \$0.00

NEW CONTRACT SUM INCLUDING THIS CHANGE ORDER: \$1,060,763.00

Date 6/4/2025

By 
Dan Rushmeier, Fire Salesman

Date _____

By _____
Clint Hooppaw, Mayor

Date _____

And _____
Christina M. Scipioni, City Clerk

Contract Change Order # 4

Change Resulting From Customer Request

Spartan Motors USA Inc Truck 224008-01			Date: 5/13/2025	
Customer/Department: Apple Valley Fire Dept. MN			Dealer: North Central Emergency	
This Change Order is a legal document that changes the content of the contractual agreement and does not become effective until is signed by all parties to which it applies.				
Item #	C/D/A	Quote Writer #	Description	Contract Change Amount - To Pay or (To Receive)
2	Add	28-10-2015	Panel lights activation buttons to the top, left and right top pump panel	\$0.00
3	Add		Panel light switch to the side panel	\$0.00
4	Delete	26-37-5050	When opened; the panels shall provide a large access opening to the pump for ease of serviceability. Wording-The upper panels shall open first and there shall not be a fixed middle sill between the hinged panels. If the upper panel is not properly closed and the parking brake is released, it shall activate the hazard light in the cab to alert the crew.	\$0.00
5	Add	12-10-1000	Foam manifold shall have a specific bleeder	\$0.00
The Contract Price will change by this amount				\$0.00

Due to the changes outlined in this change order, and the current level of completed work, this change will add 0 days to the contracted delivery days of your apparatus .

If a signed copy of this change order is not returned to Spartan by **5/16/2025** , one (1) day will be added to your contracted delivery date for every one (1) day late in returning the document, in addition to the above quoted extension.

Spartan will reserve the right to decline any requested change(s) if the document is not returned signed by the requested date and/or the unit may also be pulled out of production if in process. Please sign and return ASAP. Any delays can and will cause a loss of production days.

Dealer Representative

Customer Representative

Spartan Sales Administrator

Date

Date

Date

Thursday, May 22, 2025

Page 1 of 1



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.GG.
June 12, 2025
Consent Agenda

Description:

Approve payment to Charter Spectrum to bury overhead cable lines for Project 2024-189, Redwood Park Reconstruction (2023 Parks Bond Referendum)

Staff Contact:

Eric Carlson, Parks and Recreation Director

Department / Division:

Parks and Recreation

Action Requested:

Approve payment to Charter Spectrum to bury overhead cable lines for Project 2024-189, Redwood Park Reconstruction (2023 Parks Bond Referendum)

Summary:

As part of the 2023 Parks Bond Referendum projects, the City plans to reconstruct Redwood Park. One of the steps in the project is to bury the overhead cable lines that run through the park.

Charter Spectrum has developed a cost of \$34,999.68 for the project and requires pre-payment to schedule the work. There are a few factors that are unknown at this time that could increase the cost of the project, such as unusual soil conditions, rock formations, poor back filling material, etc. The attached invoice serves as the necessary agreement with Charter Spectrum.

Staff is recommending the City ask Charter Spectrum to proceed with the project and the City issue a check in the full amount of \$34,999.68 to Charter Spectrum for the work.

Background:

For the last several years, the City of Apple Valley has worked with the community to determine the future needs and desires residents have for parks and recreation services. In November 2023, Apple Valley voters approved two separate questions in a special election, authorizing a total of \$73.25 million to invest in parks, trails, natural resources, Kelley Park, Redwood Park, Hayes Arena, the Apple Valley Family Aquatic Center, the Apple Valley Community Center and Senior Center, a youth baseball/softball complex at Hayes Park, and a community pool at Redwood Park.

It will take four to six years to implement the improvements approved by voters. As we develop projects, we will involve residents in the planning process. Information on plans and construction progress will be provided on our website so residents can see what work is planned for each location and how the referendum dollars are being spent.

Budget Impact:

Funding for this project comes from the successful 2023 Parks Bond Referendum.

Attachments:

1. Invoice

Invoice



Date	Invoice #
5/12/2025	CHTR67695

Bill To Address:

**City of Apple Valley
Eric Carlson
14603 Hayes Rd.
Apple Valley, Minnesota 55124**

Remit To Address:

**Charter Communications Operating LLC
Sundry Billing
PO Box 83180
Chicago, IL 60691-0180**

PID

5960351

Due Date

5/12/2025

Description	Class	Amount
Forced Relocate Labor and Materials - The City of Apple Valley is re-developing the Redwood Community Park. They are asking Charter to remove the existing coax overhead lines. Our existing facilities will need to be relocated due to this project. This project includes relocating existing back lot aerial coax to front lot underground coax, & pedestals to the new right of way. This project is reimbursable because the city wants us to move from back lot moving to underground front lot and need to relocate to the new road right of way..		
LABOR	Forced Relocate-LEGAL(Pub...	26,141.68
MATERIAL	Forced Relocate-LEGAL(Pub...	8,858.00
Please mail payment to the address on this invoice. We do not accept credit cards or electronic payments at this time.		

For invoice questions please contact
SUNDRYBILLINGGROUP@CHARTER.COM

Total \$34,999.68

Customer Total Balance \$34,999.68



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.HH.
June 12, 2025
Consent Agenda

Description: Approve acceptance and final payment on agreement with Hallberg Engineering, Inc., for Commissioning Agenda for Apple Valley Fire Station #2 & Improvements to #1 & #3	
Staff Contact: Charles Grawe, Assistant City Administrator	Department / Division: Administration

Action Requested:

Approve acceptance and final payment on agreement with Hallberg Engineering, Inc., for Commissioning Agenda for Apple Valley Fire Station #2 & Improvements to #1 & #3

Summary:

The City is completing the process of making health/safety and operational improvements to all three fire stations. This project pertains to commissioning services at the completion of such construction work to ensure that mechanical systems are operating as intended to provide maximum efficiency.

The total cost of the original project was \$39,900.00. There were no change orders in the total amount of \$0.00. The final cost of the project is \$39,900.00. There were also reimbursable expenses of \$600.04.

Background:

This agreement is for professional commissioning services. The commissioning has been completed.

Budget Impact:

N/A

Attachments:

1. Final Pay Invoice



1750 Commerce Court • White Bear Lake, MN 55110
 (p) 651.748.1100 • (f) 651.748.9370
 www.hallbergengineering.com

City of Apple Valley
 Charles Grawe
 7100 147th Street W
 Apple Valley, MN 55124

Invoice number 37019
 Date 04/30/2025

Project **R23-4600.000 City of Apple Valley - Fire Stations Cx**

Professional Services through April 30,2025

Email invoices to Charles Grawe (Charles.Grawe@applevalleymn.gov)

Description	Contract Amount	Percent Complete	Prior Billed	Total Billed	Current Billed
City of Apple Valley - Fire Stations Cx	39,900.00	100.00	38,500.00	39,900.00	1,400.00
Total	39,900.00	100.00	38,500.00	39,900.00	1,400.00

Invoice total **1,400.00**

Billings to Date

Description	Current Billed	Prior Billed	Total Billed
City of Apple Valley - Fire Stations Cx	1,400.00	39,100.04	40,500.04
Total	1,400.00	39,100.04	40,500.04

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
37019	04/30/2025	1,400.00	1,400.00				
	Total	1,400.00	1,400.00	0.00	0.00	0.00	0.00

Final Cx Report issued on 4-15 - all work scope complete, closing project



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.II.
June 12, 2025
Consent Agenda

Description: Approve claims and bills	
Staff Contact: Ron Hedberg, Finance Director	Department / Division: Finance

Action Requested:
Approve claims and bills

Summary:
Attached for City Council review and approval are check registers for recent claims and bills.

Background:
N/A

Budget Impact:
Check registers dated May 14, 2025, May 21, 2025, and May 28, 2025, in the amounts of \$1,799,479.37, \$1,000,011.24, and \$2,084,889.97, respectively.

- Attachments:**
1. Check Register & Summary May 14, 2025
 2. Check Register & Summary May 21, 2025
 3. Check Register & Summary May 28, 2025

3/24/2025 -- 5/16/2025

Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
34538	5/16/2025		145130 1 CLEAN CONSCIENCE							
		1,100.00	CLEANING SVCS - EDU BLDG APR		489159	4APR25	2092.6240		CLEANING SERVICE/GARBAGE	EDUCATION BUILDING FUND
		<u>1,100.00</u>								
34539	5/16/2025		100101 ACE HARDWARE							
		.99-	DISCOUNT		489254	350130100379	1340.6333		GENERAL-CASH DISCOUNTS	FIRE BLDG & GROUNDS MNTC
		9.99	BROOM HANDLE		489254	350130100379	1340.6215		EQUIPMENT-PARTS	FIRE BLDG & GROUNDS MNTC
		<u>9.00</u>								
34540	5/16/2025		114540 ALEX AIR APPARATUS 2 LLC							
		332.53	FS2 SCBA QUARTERLY AIR TEST		489179	9533	1340.6265		REPAIRS-EQUIPMENT	FIRE BLDG & GROUNDS MNTC
		247.53	FS1 SCBA QUARTERLY AIR TEST		489178	9534	1340.6265		REPAIRS-EQUIPMENT	FIRE BLDG & GROUNDS MNTC
		<u>247.53</u>	FS1 SCBA QUARTERLY AIR TEST		489180	9535	1340.6265		REPAIRS-EQUIPMENT	FIRE BLDG & GROUNDS MNTC
		<u>827.59</u>								
34541	5/16/2025		100389 ALPHAGRAPHS							
		110.24	BUS CARDS, NAME PLATE - HAYES		489282	134867	1100.6229		GENERAL SUPPLIES	DEV MANAGEMENT
		<u>110.24</u>								
34542	5/16/2025		153995 AMAZON CAPITAL SERVICES							
		32.98	COMBO PADLOCKS		489283	19GMRLTTT7JC	1850.6229		GENERAL SUPPLIES	REC SOFTBALL
		23.46			489223	1GTVPQFVXJGK	1850.6229		GENERAL SUPPLIES	REC SOFTBALL
		35.18	IPAD CASE		489256	1JWMGK97MLD1	1030.6211		SMALL TOOLS & EQUIPMENT	INFORMATION TECHNOLOGY
		39.78	DESKTOP SWITCH		489252	1KPDPGRW3JRM	1030.6211		SMALL TOOLS & EQUIPMENT	INFORMATION TECHNOLOGY
		71.92	MONITOR STANDS		489252	1KPDPGRW3JRM	1030.6211		SMALL TOOLS & EQUIPMENT	INFORMATION TECHNOLOGY
		109.74	DUAL MONITOR MOUNTS		489252	1KPDPGRW3JRM	1060.6211		SMALL TOOLS & EQUIPMENT	MUNICIPAL BLDG & GROUNDS MNTC
		21.75	PHONE HANDSET CORDS		489253	1LMLFPT169QV	1030.6211		SMALL TOOLS & EQUIPMENT	INFORMATION TECHNOLOGY
		414.06	REPLACEMENT IPAD FOR EVIDENCE		489233	1NT7G1P37PTT	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
		160.67	TRASH PICKERS		489189	1Q1MXGRFGD3J	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		349.00	MINI-FRIDGE NEW BUILDING		489162	1WN31QFT44CW	4432.6740	2021172G	CAPITAL OUTLAY-MACH/EQUIP/OTHE	2024A CAPITAL PROJECTS CIP EXP
		<u>240.45</u>	SHOP SUPPLIES		489192	1Y1D4DCLG4QY	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		<u>1,498.99</u>								
34543	5/16/2025		156688 ANGRY INCH BREWING							
		216.00	BEER#1	00052796	489304	1355	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		<u>132.00</u>	BEER#1	00052796	489305	1356	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		<u>348.00</u>								
34544	5/16/2025		155342 BARREL THEORY BEER CO							
		435.00	BEER#3	00052690	489320	6267	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		<u>353.00</u>	BEER#3	00052690	489321	6331	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES

Council Check Register by GL

Council Check Register by Invoice & Summary

3/24/2025 -- 5/16/2025

Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
34544	5/16/2025		155342 BARREL THEORY BEER CO						Continued...	
		788.00								
34545	5/16/2025		157587 BIX PRODUCE COMPANY LLC							
		213.24	NO TAX#1	00052874	489322	6616175	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		213.24								
34546	5/16/2025		100296 BREAKTHRU BEVERAGE MIN - BEER							
		251.60	BEER#2	00000105	489345	120842717	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		6,683.45	BEER#2	00000105	489346	120950506	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		5,368.30	BEER#3	00000105	489352	121059008	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		630.85	TAX#3	00000105	489353	121059009	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		6,707.75	BEER#2	00000105	489348	121059010	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		127.15	TAX#2	00000105	489349	121059011	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		13,905.22	BEER#1	00000105	489323	121059012	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		48.40	TAX#1	00000105	489324	121059013	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		2,187.00	BEER#1	00000105	489325	121060093	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		11,043.85	BEER#3	00000105	489358	121167080	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		30.80	BEER#3	00000105	489359	121167081	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		1,475.10	LIQ#3	00000105	489360	121167083	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		33.85	TAX#2	00000105	489351	121167084	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		11,459.20	BEER#1	00000105	489332	121167085	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		84.20	TAX#1	00000105	489333	121167086	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		777.60	LIQ#1	00000105	489334	121167087	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		207.00	BEER#1	00000105	489340	121280872	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		190.90	TAX#3	00000105	489364	121281170	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		9,652.75	BEER#3	00000105	489365	121281171	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		17,249.12	BEER#1	00000105	489341	121281174	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		86.30-	CMBEER#1	00000105	489342	121281174	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		171.65	TAX#1	00000105	489343	121281619	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		70.40-	CMBEER#2	00000105	489347	413453583	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		29.20-	CMBEER#1	00000105	489327	413471673	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		13.60-	CMBEER#1	00000105	489328	413471674	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		13.85-	CMBEER#1	00000105	489329	413471675	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		30.00-	CMBEER#1	00000105	489326	413471830	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		609.40-	CMBEER#3	00000105	489354	413478716	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		30.80-	CMBEER#3	00000105	489355	413478717	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		161.10-	CMBEER#2	00000105	489350	413478728	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		5.38-	CMBEER#1	00000105	489331	413482584	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		24.30-	CMBEER#3	00000105	489356	413482883	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		55.40-	CMBEER#3	00000105	489357	413482884	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES

3/24/2025 -- 5/16/2025

Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
34546	5/16/2025		100296 BREAKTHRU BEVERAGE MIN - BEER						Continued...	
		72.00-	CMBEER#1	00000105	489330	413482887	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		126.40-	CMBEER#1	00000105	489339	413505295	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		71.20-	CMBEER#3	00000105	489363	413506709	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		26.15-	CMBEER#3	00000105	489361	413506710	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		7.67-	CMBEER#1	00000105	489335	413506715	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		6.53-	CMBEER#1	00000105	489336	413506716	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		5.30-	CMBEER#1	00000105	489337	413506717	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		1.93-	CMBEER#1	00000105	489338	413506718	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		12.00-	CMBEER#3	00000105	489362	413513745	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		30.00-	CMBEER#1	00000105	489344	413515978	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		231.90-	CMBEER#3	00000105	489366	413530437	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		86,564.93								
34547	5/16/2025		143314 CLEAR RIVER BEVERAGE							
		15.08-	CMBEER#3	00051160	489377	798930	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		378.00	BEER#3	00051160	489372	802187	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		42.00	TAX#3	00051160	489373	802187	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		27.50-	CMBEER#3	00051160	489374	802350	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		663.00	BEER#3	00051160	489375	803299	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		720.00	THC#2	00051160	489371	803489	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		1,003.00	BEER#1	00051160	489368	803498	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		355.00	BEER#3	00051160	489376	804450	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		15.33-	CMBEER#3	00051160	489378	804452	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		488.84	THC#1	00051160	489369	805331	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		294.00	BEER#1	00051160	489370	805331	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		3,885.93								
34548	5/16/2025		100100 CNH ARCHITECTS							
		4,296.00	STORE #2 REMODEL		489232	3473	5065.6740		CAPITAL OUTLAY-MACH/EQ/OTHER	LIQUOR #2 OPERATIONS
		4,296.00								
34549	5/16/2025		151767 CONFLUENCE							
		9,000.00	DESIGN FEES THROUGH 4-20-25		489242	31744	2309.6235	PR230064	CONSULTANT SERVICES	HAYES BASEBALL/SOFTBALL COMPLX
		59,214.23	DESIGN FEES THROUGH 4-20-25		489240	31745	2360.6235	PR230064	CONSULTANT SERVICES	REDWOOD PARK
		54,210.10	DESIGN FEES THROUGH 4-20-25		489241	31746	2349.6235	PR230064	CONSULTANT SERVICES	KELLEY PARK
		122,424.33								
34550	5/16/2025		110406 CORNERSTONE COPY BURNSVILLE							
		125.00	RAIN CHECKS		489250	206613	1940.6239		PRINTING	AQUATIC SWIM CENTER
		125.00								

CITY OF APPLE VALLEY
Council Check Register by GL
Council Check Register by Invoice & Summary
3/24/2025 -- 5/16/2025

5/14/2025 10:23:54

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Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
34550	5/16/2025		110406 CORNERSTONE COPY BURNSVILLE						Continued...	
34551	5/16/2025		119052 CUSTOM HOSE TECH INC							
		167.89	HYD. HOSE REPAIR		489155	125545	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		167.89								
34552	5/16/2025		100128 DAKOTA ELECTRIC ASSOCIATION							
		54.70	COBBLESTONE LK PKY LIGHTS		489207	200001029347APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		228.27	QUARRY POINT TOWER		489208	200001036888APR 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		214.42	VALLEYWOOD MAINT BLDG		489209	200001348960APR 25	2230.6255		UTILITIES-ELECTRIC	GOLF SHOP BUILDING MAINTENANCE
		263.31	VALLEYWOOD RESERVOIR		489210	200002244242APR 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		79.79	SIGNAL 140TH/GARDENVIEW APR		489200	200003037769APR 25	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
		58.87	SIGNAL 140TH/HAYES APR		489201	200003037777APR 25	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
		159.57	15298 153RD ST LIGHTS		489211	200003155579APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		52.58	15850 DRAWSTONE TRL LIGHTS		489212	200003472842APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		51.37	15750 DIAMOND WAY LIGHTS		489213	200003472859APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		38.93	15745 COBBLESTONE LK PKY LIGHT		489214	200003472867APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		20.57	158TH/DIAMOND PATH MOONLIGHT		489215	200003472875APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		89.00	COBBLESTONE LK PKY LIGHTS		489216	200003571957APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		53.16	FOUNDERS/GALAXIE SIGNAL APR		489205	200003777430APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		35.87	GALAXIE/FOUNDER LN SPRKLR APR		489204	200003919925APR 25	1610.6255		UTILITIES-ELECTRIC	STREET/BOULEVARD REPAIR & MNTC
		322.16	15281 FOUNDERS BLVD LIGHTS APR		489203	200004198750APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		139.30	LIFT STN STRM SWR GALAXIE APR		489206	200004229209APR 25	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
		18.44	GARDENVIEW DR PK SHELTER APR		489198	200004331096APR 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE

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34552	5/16/2025		100128 DAKOTA ELECTRIC ASSOCIATION						Continued...	
		18.88	REDWOOD PRKS RESTROOM APR		489197	200004514691APR 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		1,854.64	VALLEYWOOD CLUBHOUSE		489217	200004985206APR 25	2215.6255		UTILITIES-ELECTRIC	GOLF CLUBHOUSE BUILDING
		30.14	COBBLESTONE N 2ND ADDITION		489218	200005663463APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		36.50	COBBLESTONE N 2ND ADDITION		489219	200005663471APR 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		18.82	15763 HEYWOOD CT		489199	200010053463APR 25	1210.6255		UTILITIES-ELECTRIC	POLICE FIELD OPERATIONS/PATROL
		3,839.29								
34553	5/16/2025		101365 ECM PUBLISHERS INC							
		188.10	PH-ORCH PLACE 4TH ADD VACATION		489288	1044774	1015.6239	2024184L	PRINTING	CITY CLERK/ELECTIONS
		188.10								
34554	5/16/2025		100420 FISCHER MINING, LLC							
		468.65	GRAVEL BED NURSERY		489245	178931	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		468.65								
34555	5/16/2025		161157 GLOBAL RESERVE LLC							
		808.00	THC/CBD#3	00053020	489385	16323	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		424.00	THC/CBD#2	00053020	489384	16329	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		510.68	THC/CBD#1	00053020	489383	16796	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		1,742.68								
34556	5/16/2025		100217 GRAINGER, INC.							
		8.60	LIGHT FIXTURE REPAIR		489184	9481996800	1900.6215		EQUIPMENT-PARTS	AV COMMUNITY CENTER
		78.75	SWEEPER FILTERS		489185	9493808787	1900.6215		EQUIPMENT-PARTS	AV COMMUNITY CENTER
		87.35								
34557	5/16/2025		134313 HEYNE, RICHARD J							
		333.27	LOCAL TRAVEL		489227	20250430	5005.6277		MILEAGE/AUTO ALLOWANCE	LIQUOR GENERAL OPERATIONS
		333.27								
34558	5/16/2025		151467 INBOUND BREWCO							
		57.68	BEER#2	00052257	489415	242344	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		57.68								
34559	5/16/2025		100279 LAW ENFORCEMENT LABOR SERVICES							

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34559	5/16/2025		100279 LAW ENFORCEMENT LABOR SERVICES						Continued...	
		730.00	SERGEANT (#243) UNION DUES		489072	50725826083	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,139.00	POLICE (#71) UNION DUES		489072	50725826083	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,869.00								
34560	5/16/2025		100021 M AMUNDSON LLP							
		162.35	NTAX#1	00044390	489420	401939	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		1,986.97	TAX#1	00044390	489421	401939	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		2,149.32								
34561	5/16/2025		156007 MACQUEEN EMERGENCY							
		7,434.75	FIREFIGHTER BOOTS (13 PAIRS)		489238	P47844	1330.6281		UNIFORM/CLOTHING ALLOWANCE	FIRE OPERATIONS
		1,289.12	4995 REPAIR-CRANK CASE/SENSOR		489248	W06358	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		8,723.87								
34562	5/16/2025		152514 MEGA BEER LLC							
		316.00	BEER#1	00052423	489444	24067	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		326.25	BEER#3	00052423	489445	24293	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		642.25								
34563	5/16/2025		100311 METRO COUNCIL ENVIRONMENTAL SV							
		341,657.22	WASTEWATER SVC-JUNE		489276	1187235	5380.6317		METRO WASTE CONTROL PAYMENT	SEWER LIFT STN REPAIR & MNTC
		341,657.22								
34564	5/16/2025		151869 MODIST BREWING CO LLC							
		309.05	BEER#3	00052303	489425	58375	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		442.80	BEER#1	00052303	489423	58549	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		241.50	BEER#2	00052303	489424	58551	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		993.35								
34565	5/16/2025		141813 MYLES MILLER DRAFT LINE CLEANING SERVICE							
		85.00	BEER LINE CLEANING		489302	3526	2270.6249		OTHER CONTRACTUAL SERVICES	GOLF FOOD & BEVERAGE
		85.00								
34566	5/16/2025		146279 NORDIC MECHANICAL SERVICES, I							
		22,060.00	FS1 HVAC REPLACEMENTS		489279	78017	4832.6266	2024130G	REPAIRS-BUILDING	FIRE FACILITIES MAINTENANCE
		22,060.00								
34567	5/16/2025		119604 OLSEN CHAIN & CABLE							
		10.46	SHOP SUPPLIES		489154	728309	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		10.46								

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34567	5/16/2025		119604 OLSEN CHAIN & CABLE						Continued...	
34568	5/16/2025		154497 PETERSON, KRAIG							
		52.50	LOCAL TRAVEL		489161	20250429	5005.6277		MILEAGE/AUTO ALLOWANCE	LIQUOR GENERAL OPERATIONS
		52.50								
34569	5/16/2025		150718 PRO-TEC DESIGN, INC							
		213.50	CMF GATE READER REPAIR		489258	118660	1530.6265		REPAIRS-EQUIPMENT	FLEET & BUILDINGS-CMF
		25,854.00	PD OPS CAMERAS AND READERS		489297	118692	4432.6810	2021172G	CONSTRUCTION IN PROGRESS	2024A CAPITAL PROJECTS CIP EXP
		26,067.50								
34570	5/16/2025		122110 REINDERS INC							
		30,880.00			489246	340735101	1715.6213		FERTILIZER	PARK ATHLETIC FIELD MAINTENANC
		30,880.00								
34571	5/16/2025		144815 RIHM KENWORTH							
		34.47	PARTS - #401		489164	2199259A	5345.6215		EQUIPMENT-PARTS	WATER EQUIP/VEHICLE/MISC MNTC
		36.47	PARTS - #401		489164	2199259A	5390.6215		EQUIPMENT-PARTS	SWR EQUIP/VEHICLE MISC MNTC/RP
		70.94								
34572	5/16/2025		142782 RINK-TEC INTERNATIONAL							
		891.33	AVSA REFRIGERATION QUARTERLY		489262	6176	5210.6266		REPAIRS-BUILDING	ARENA 1 BUILDING MAINTENANCE
		1,283.02	HAYES REFRIGERATION QUARTERLY		489263	6177	5265.6266		REPAIRS-BUILDING	ARENA 2 BLDG MAINTENANCE-HAYES
		2,174.35								
34573	5/16/2025		147110 RITE							
		321.69	BARCODE SCANNER		489220	T0510000309	5025.6215		EQUIPMENT-PARTS	LIQUOR #1 OPERATIONS
		321.69								
34574	5/16/2025		100829 SHAMROCK GROUP INC							
		129.64	NO TAX#2	00052880	489438	10300196	5055.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		111.12	NO TAX#3	00052880	489439	12200088	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		100.64	NO TAX#2	00052880	489437	12200089	5055.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		138.40	NO TAX#1	00052880	489434	12200095	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		124.76	NO TAX#3	00052880	489440	12200147	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		108.68	NO TAX#1	00052880	489435	12200155	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		144.84	NO TAX#3	00052880	489441	12200192	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		114.26	NO TAX#1	00052880	489436	12200201	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		972.34								
34575	5/16/2025		155744 SKOK, BRIAN							

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34575	5/16/2025		155744 SKOK, BRIAN						Continued...	
		255.00	AWWA CONF-SKOK-DENVER CO		488206	20250422	5305.6278		SUBSISTENCE ALLOWANCE	WATER MGMT/REPORT/DATA ENTRY
		255.00								
34576	5/16/2025		145118 STEEL TOE BREWING, LLC							
		220.00	BEER#1	00051551	489442	60115	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		220.00								
34577	5/16/2025		100471 TOLL GAS & WELDING SUPPLY							
		13.20	WELDING SUPPLIES		489301	40211925	2240.6229		GENERAL SUPPLIES	GOLF EQUIPMENT MAINTENANCE
		13.20								
34578	5/16/2025		130206 TOUCHING WORLDS LLC							
		275.20	TAI CHI INSTRUCTOR		489186	20250430	1920.6249		OTHER CONTRACTUAL SERVICES	SENIOR CENTER
		275.20								
34579	5/16/2025		137344 TRAFERA LLC							
		103,180.00	STORAGE AREA NETWORK-SECONDARY		489296	I001284335AA	1030.6725		CAPITAL OUTLAY-OFFICE EQUIP	INFORMATION TECHNOLOGY
		103,180.00								
34580	5/16/2025		120784 ULINE							
		688.64	GLOVES		489157	190132657	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
		688.64								
34581	5/16/2025		100496 VAN PAPER CO							
		586.56	BAGS#3	00008795	489448	106655	5095.6229		GENERAL SUPPLIES	LIQUOR #3 OPERATIONS
		5.87-	DISCT#3	00008795	489449	106655	5095.6333		GENERAL-CASH DISCOUNTS	LIQUOR #3 OPERATIONS
		214.29	BAGS#2	00008795	489446	107203	5065.6229		GENERAL SUPPLIES	LIQUOR #2 OPERATIONS
		2.14-	DISCT#2	00008795	489447	107203	5065.6333		GENERAL-CASH DISCOUNTS	LIQUOR #2 OPERATIONS
		792.84								
34582	5/16/2025		158620 VENN BREWING COMPANY							
		245.00	BEER#3	00052964	489452	8706	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		232.49	BEER#2	00052964	489451	8707	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		93.34	BEER#1	00052964	489450	8803	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		570.83								
34583	5/16/2025		100081 WASTE MANAGEMENT-BURNSVILLE LANDFILL							
		453.28	PARK TRASH		489265	3817802915	1720.6240		CLEANING SERVICE/GARBAGE REMOV	PARK GROUNDS MAINTENANCE
		453.28								

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325669	5/7/2025		163730 MN DEPT OF LABOR AND INDUSTRY						Continued...	
		38.00	RPZ TESTER REGISTRATION		489144	20250502	1710.6275		SCHOOLS/CONFERENCES/EXP LOCAL PARK MAINTENANCE MANAGEMENT	
		38.00								
325670	5/14/2025		161205 ABDO							
		8,760.00	COMPENSATION STUDY		489280	503155	1020.6235		CONSULTANT SERVICES	HUMAN RESOURCES
		6,627.82	COMPENSATION STUDY		489281	504741	1020.6235		CONSULTANT SERVICES	HUMAN RESOURCES
		15,387.82								
325671	5/14/2025		147492 ACUSHNET COMPANY							
		18.00-	DISCOUNT		489456	920396539	2260.6423		GOLF-CASH DISCOUNT	GOLF PRO SHOP MERCH SALES
		360.00	FOOTJOY SHOES		489456	920396539	2260.6416		GOLF-SHOES	GOLF PRO SHOP MERCH SALES
		3.30-	DISCOUNT		489457	920414194	2260.6423		GOLF-CASH DISCOUNT	GOLF PRO SHOP MERCH SALES
		165.00	TITLEIST HATS		489457	920414194	2260.6413		GOLF-CAPS/HATS/CLOTHING	GOLF PRO SHOP MERCH SALES
		2.79-	DISCOUNT		489458	920429803	2260.6423		GOLF-CASH DISCOUNT	GOLF PRO SHOP MERCH SALES
		139.50	TITLEIST GOLF BAG		489458	920429803	2260.6411		GOLF-BAGS & UMBRELLAS	GOLF PRO SHOP MERCH SALES
		326.22	STAFF		489459	920454707	2205.6281		UNIFORM/CLOTHING ALLOWANCE	GOLF MANAGEMENT
		966.63								
325672	5/14/2025		152774 ADIDAS AMERICA INC							
		160.00	APPAREL FOR RESALE		489249	6163189600	2260.6413		GOLF-CAPS/HATS/CLOTHING	GOLF PRO SHOP MERCH SALES
		160.00								
325673	5/14/2025		147324 ALL-AMERICAN ARENA PRODUCTS							
		5,805.00	HAYES ARENA SENSAPHONE		489244	6322A	2308.6740	PR230032	CAPITAL OUTLAY-MACH/EQUIP/OTHE	HAYES ARENA
		11,600.00	HAYES ARENA CHILLER SCREENING		489235	6323A	2308.6740	PR230031	CAPITAL OUTLAY-MACH/EQUIP/OTHE	HAYES ARENA
		17,405.00								
325674	5/14/2025		125174 ARTISAN BEER COMPANY							
		756.70	BEER#1	00047806	489306	3761639	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		30.75	TAX#1	00047806	489307	3761640	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		459.20	BEER#2	00047806	489310	3761641	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		2,273.30	BEER#3	00047806	489315	3761642	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		116.90	THC#3	00047806	489316	3761643	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		2,929.70	BEER#1	00047806	489308	3763267	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		567.10	BEER#2	00047806	489311	3763268	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		1,703.30	BEER#1	00047806	489309	3764943	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		2,222.70	BEER#3	00047806	489317	3764944	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		142.94-	CMBEER#3	00047806	489312	417559	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		165.00-	CMBEER#3	00047806	489313	417985	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		756.00-	CMBEER#3	00047806	489314	418787	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES

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325674	5/14/2025		125174 ARTISAN BEER COMPANY						Continued...	
		9,995.71								
325675	5/14/2025		118892 ASPEN MILLS							
		628.90	VEST CARRIER K.SCHULTZ		489234	353022	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		628.90								
325676	5/14/2025		100820 AT&T MOBILITY							
		38.23	INSP WIRELESS DATA		489194	287318957082X05 032025	1400.6237		TELEPHONE/PAGERS	INSPECTIONS MANAGEMENT
		228.17	FIRE CELL PHONES		489194	287318957082X05 032025	1330.6237		TELEPHONE/PAGERS	FIRE OPERATIONS
		458.76	FIRE WIRELESS DATA		489194	287318957082X05 032025	1330.6237		TELEPHONE/PAGERS	FIRE OPERATIONS
		1,362.28	POL WIRELESS DATA		489194	287318957082X05 032025	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		3,550.16	POL CELL PHONES		489194	287318957082X05 032025	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		32.82	INSP WIRELESS DATA		489195	287325474621X05 032025	1400.6237		TELEPHONE/PAGERS	INSPECTIONS MANAGEMENT
		38.23	IT WIRELESS DATA		489195	287325474621X05 032025	1030.6237		TELEPHONE/PAGERS	INFORMATION TECHNOLOGY
		38.23	PW WIRELESS DATA		489195	287325474621X05 032025	1500.6237		TELEPHONE/PAGERS	PW MANAGEMENT
		41.23	POL CELL PHONE		489195	287325474621X05 032025	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		44.88	NR CELL PHONE		489195	287325474621X05 032025	1520.6237		TELEPHONE/PAGERS	NATURAL RESOURCES
		44.88	ADM CELL PHONE		489195	287325474621X05 032025	1010.6237		TELEPHONE/PAGERS	ADMINISTRATION
		76.46	PK WIRELESS DATA		489195	287325474621X05 032025	1710.6237		TELEPHONE/PAGERS	PARK MAINTENANCE MANAGEMENT
		89.76	ENG CELL PHONES		489195	287325474621X05 032025	1510.6237		TELEPHONE/PAGERS	PW ENGINEERING & TECHNICAL
		107.82	PK CELL PHONES		489195	287325474621X05 032025	1710.6237		TELEPHONE/PAGERS	PARK MAINTENANCE MANAGEMENT
		114.69	STR WIRELESS DATA		489195	287325474621X05 032025	1600.6237		TELEPHONE/PAGERS	STREET MANAGEMENT
		134.64	STR CELL PHONES		489195	287325474621X05 032025	1600.6237		TELEPHONE/PAGERS	STREET MANAGEMENT
		149.79	REC CELL PHONES		489195	287325474621X05	1700.6237		TELEPHONE/PAGERS	PARK & RECREATION MANAGEMENT

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325676	5/14/2025		100820 AT&T MOBILITY						Continued...	
						032025				
		41.23	GOLF CELL PHONE		489195	287325474621X05	2205.6237		TELEPHONE/PAGERS	GOLF MANAGEMENT
						032025				
		114.69	GOLF WIRELESS DATA		489195	287325474621X05	2205.6237		TELEPHONE/PAGERS	GOLF MANAGEMENT
						032025				
		86.11	UTIL CELL PHONES		489195	287325474621X05	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
						032025				
		382.30	UTIL WIRELESS DATA		489195	287325474621X05	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
						032025				
		38.23	STORM WIRELESS DATA		489195	287325474621X05	5505.6237		TELEPHONE/PAGERS	STORM DRAIN MNTC/RPR/SUMPS
						032025				
		44.88	ENG CELL PHONE		489260	287342120685X05	1510.6237		TELEPHONE/PAGERS	PW ENGINEERING & TECHNICAL
						032025				
		89.76	CODE CELL PHONES		489260	287342120685X05	1013.6237		TELEPHONE/PAGERS	CODE ENFORCEMENT
						032025				
		144.74	INSP CELL PHONES		489260	287342120685X05	1400.6237		TELEPHONE/PAGERS	INSPECTIONS MANAGEMENT
						032025				
		7,492.97								
325677	5/14/2025		163720 BACK CHANNEL BREWING COLLECTIVE LLC							
		598.00	BEER#3	00053151	489319	2662	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		225.00	BEER#3	00053151	489318	2696	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		823.00								
325678	5/14/2025		137649 BOUND TREE MEDICAL LLC							
		144.21	EMS SUPPLIES		489278	85744497	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		751.98	EMS BAGS (2)		489278	85744497	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		20.21	HAND SANITIZER		489181	85744498	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		185.77	EMS GLOVES(S) AND AIRWAYS		489182	85748955	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		1,102.17								
325679	5/14/2025		163695 CARBON DAY EV CHARGING							
		24,858.00	EV CHARGERS FOR PD BLDG		489158	4435	4432.6735	2021172G	CAPITAL OUTLAY-OTHER IMPROVEME	2024A CAPITAL PROJECTS CIP EXP
		24,858.00								
325680	5/14/2025		157588 CERTIFRESH CIGAR							
		674.25	NO TAX#3	00052875	489367	58535	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		674.25								
325681	5/14/2025		100878 CHARTER COMMUNICATIONS							

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325681	5/14/2025		100878 CHARTER COMMUNICATIONS						Continued...	
		94.43	FIRE 1 CABLE APR		489226	175317201APR25	1340.6237		TELEPHONE/PAGERS	FIRE BLDG & GROUNDS MNTC
		41.96	CABLE TV CMF-APR		489193	175321001APR25	1540.6237		TELEPHONE/PAGERS	CMF BUILDINGS & GROUNDS MNTC
		62.92	POL CABLE TV APR		489202	175322001APR25	1200.6237		TELEPHONE/PAGERS	POLICE MANAGEMENT
		199.31								
325682	5/14/2025		100282 CINTAS CORPORATION							
		.74-	LIQ2 USE TAX		489177	4227701117	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		.74	LIQ2 USE TAX		489177	4227701117	5065.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #2 OPERATIONS	
		10.80	MATS & MOPS		489177	4227701117	5065.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #2 OPERATIONS	
		.82-	SALES TAX ADJ		489277	4228011212	5205.6229		GENERAL SUPPLIES	ARENA 1 MANAGEMENT
		.82	SALES TAX ADJ		489277	4228011212	5200.2330		DUE TO OTHER GOVERNMENT	ARENA FUND BALANCE SHEET
		10.90	AVSA ENTRANCE MATS		489277	4228011212	5205.6229		GENERAL SUPPLIES	ARENA 1 MANAGEMENT
		3.84	ENTRY RUG REPLACEMENT		489187	4228267611	1920.6240		CLEANING SERVICE/GARBAGE REMOVSENIOR CENTER	
		8.30	HAYES ENTRANCE MATS		489146	4228267672	5260.6240		CLEANING SERVICE/GARBAGE REMOVARENA 2 MANAGEMENT-HAYES	
		81.07	AVCC RUG SERVICE		489175	4228267683	1900.6240		CLEANING SERVICE/GARBAGE REMOVAV COMMUNITY CENTER	
		9.50	SHOP COVERALLS		489165	4228419046	1530.6281		UNIFORM/CLOTHING ALLOWANCE	FLEET & BUILDINGS-CMF
		13.51	PARKS COVERALLS		489165	4228419046	1710.6281		UNIFORM/CLOTHING ALLOWANCE	PARK MAINTENANCE MANAGEMENT
		44.48	STREETS COVERALLS		489165	4228419046	1600.6281		UNIFORM/CLOTHING ALLOWANCE	STREET MANAGEMENT
		217.06	CINTAS LINENS		489303	4228787764	2270.6240		CLEANING SERVICE/GARBAGE	GOLF FOOD & BEVERAGE
		66.78	CH MAT SVC		489261	4229009095	1060.6240		CLEANING SERVICE/GARBAGE REMOVMUNICIPAL BLDG & GROUNDS MNTC	
		466.24								
325683	5/14/2025		101119 CLEVELAND GOLF/SRIXON							
		268.13-	GOLF USE TAX		489284	8387313SO	2200.2330		DUE TO OTHER GOVERNMENT	VALLEYWOOD GOLF
		268.13	GOLF USE TAX		489284	8387313SO	2220.6229		GENERAL SUPPLIES	GOLF DRIVING RANGE
		3,900.00	RANGE BALLS		489284	8387313SO	2220.6229		GENERAL SUPPLIES	GOLF DRIVING RANGE
		178.75-	GOLF USE TAX		489285	8389892SO	2200.2330		DUE TO OTHER GOVERNMENT	VALLEYWOOD GOLF
		178.75	GOLF USE TAX		489285	8389892SO	2220.6229		GENERAL SUPPLIES	GOLF DRIVING RANGE
		2,600.00	RANGE BALLS		489285	8389892SO	2220.6229		GENERAL SUPPLIES	GOLF DRIVING RANGE
		6,500.00								
325684	5/14/2025		101007 CROSS NURSERIES INC							
		17,778.05	TREE SALE TREES		489287	53467	1520.6229		GENERAL SUPPLIES	NATURAL RESOURCES
		2,985.95	ASH TREE REPLACEMENT		489286	53468	4933.6249		OTHER CONTRACTUAL SERVICES	EAB REMOVALS
		1,317.00	BMP MAINTENANCE SUPPLIES		489286	53468	5505.6249		OTHER CONTRACTUAL SERVICES	STORM DRAIN MNTC/RPR/SUMPS
		22,081.00								
325685	5/14/2025		157140 ELM CREEK BREWING COMPANY							
		187.00	BEER#2	00052850	489379	8280	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		187.00								

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325685	5/14/2025		157140 ELM CREEK BREWING COMPANY						Continued...	
325686	5/14/2025		157586 EMERGENCY TECHNICAL DECON							
		3,984.35	TURNOUT GEAR REPAIR (19 SETS)		489237	365	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		6,286.15	TURNOUT GEAR REPAIR (15 SETS)		489236	394	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		1,304.05	TURNOUT GEAR REPAIR (7 SETS)		489247	396	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		11,574.55								
325687	5/14/2025		158230 FALLING KNIFE BREWING CO							
		400.00	THC#1	00052916	489381	19032	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		324.00	BEER#1	00052916	489382	19032	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		480.00	THC#1	00052916	489380	19202	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		1,204.00								
325688	5/14/2025		100166 FEDEX							
		13.95	FREIGHT ON RESALE		489299	884691907	2210.6424		GOLF FREIGHT ON RESALE MDSE	GOLF PRO SHOP
		18.28	FREIGHT ON RESALE		489300	884691908	2210.6424		GOLF FREIGHT ON RESALE MDSE	GOLF PRO SHOP
		32.23								
325689	5/14/2025		102694 GERTENS							
		224.93-	GOLF USE TAX		489289	23646412	2200.2330		DUE TO OTHER GOVERNMENT	VALLEYWOOD GOLF
		224.93	GOLF USE TAX		489289	23646412	2235.6214		CHEMICALS	GOLF COURSE MAINTENANCE
		3,271.73	CHEMICALS FOR COURSE		489289	23646412	2235.6214		CHEMICALS	GOLF COURSE MAINTENANCE
		3,271.73								
325690	5/14/2025		100711 GIRARDS BUSINESS SOLUTIONS, INC							
		224.00	FOLDER MACHINE ANNUAL MAINT.		489290	2506CIT5192	1035.6265		REPAIRS-EQUIPMENT	FINANCE
		112.00	FOLDER MACHINE ANNUAL MAINT.		489290	2506CIT5192	5365.6265		REPAIRS-EQUIPMENT	SEWER MGMT/REPORTS/DATA ENTRY
		112.00	FOLDER MACHINE ANNUAL MAINT.		489290	2506CIT5192	5305.6265		REPAIRS-EQUIPMENT	WATER MGMT/REPORT/DATA ENTRY
		448.00								
325691	5/14/2025		100718 GRAWE, CHARLES H							
		217.00	2025 MCMA CONF MILEAGE		489160	20250501	1010.6276		SCHOOLS/CONFERENCES/EXP OTHERADMINISTRATION	
		217.00								
325692	5/14/2025		100314 GREAT LAKES COCA-COLA DISTRIBU							
		1,611.89	TAX#1	00000122	489386	46684955016	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		40.08	NTAX#1	00000122	489387	46684955016	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		29.29-	CMTAX#3	00000122	489389	46854787022	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		1,205.98	TAX#3	00000122	489388	46854787023	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		2,828.66								

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325692	5/14/2025		100314 GREAT LAKES COCA-COLA DISTRIBU						Continued...	
325693	5/14/2025		156038 GREAT PLAINS FIRE, INC.							
		3,136.86	FF GLOVES (24 PAIRS)		489239	8852	1330.6281		UNIFORM/CLOTHING ALLOWANCE	FIRE OPERATIONS
		3,136.86								
325694	5/14/2025		137419 HEDBERG, RON							
		1,500.00	FAC START UP CASH		489291	20250509	1000.1020		PETTY CASH-GENERAL	GENERAL FUND BALANCE SHEET
		1,500.00								
325695	5/14/2025		120951 HENSLEY DESIGN							
		283.15	LOGO APRONS		489231	307	5065.6281		UNIFORM/CLOTHING ALLOWANCE	LIQUOR #2 OPERATIONS
		283.16	LOGO APRONS		489231	307	5025.6281		UNIFORM/CLOTHING ALLOWANCE	LIQUOR #1 OPERATIONS
		566.31								
325696	5/14/2025		100231 HOHENSTEINS INC							
		717.00	THC#1	00005574	489390	814362	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		1,036.95	BEER#1	00005574	489391	814362	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		787.50	THC#3	00005574	489406	814406	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		380.25	BEER#3	00005574	489407	814406	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		81.00	TAX#3	00005574	489408	814406	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		76.50	THC#2	00005574	489401	814445	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		125.40	BEER#2	00005574	489402	814445	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		666.00	THC#2	00005574	489399	816335	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		764.70	BEER#2	00005574	489400	816335	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		405.00	THC#3	00005574	489409	816419	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		1,972.00	BEER#3	00005574	489410	816419	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		66.00	TAX#3	00005574	489411	816419	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		994.50	THC#1	00005574	489392	816442	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		1,359.50	BEER#1	00005574	489393	816442	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		147.00	TAX#1	00005574	489394	816442	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		142.50	BEER#2	00005574	489403	818687	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		144.00	THC#2	00005574	489404	818688	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		237.90	BEER#2	00005574	489405	818688	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		1,078.50	THC#3	00005574	489412	818768	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		313.50	BEER#3	00005574	489413	818768	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		127.00	TAX#3	00005574	489414	818768	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		142.50	BEER#1	00005574	489395	818803	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		693.00	THC#1	00005574	489396	818804	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		842.60	BEER#1	00005574	489397	818804	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		36.00	TAX#1	00005574	489398	818804	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES

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325696	5/14/2025		100231 HOHENSTEINS INC						Continued...	
		13,336.80								
325697	5/14/2025		162115 HOVDA, SAM							
		41.37	LOCAL MILEAGE		489255	20250424	1030.6277		MILEAGE/AUTO ALLOWANCE	INFORMATION TECHNOLOGY
		41.37								
325698	5/14/2025		103314 INNOVATIVE OFFICE SOLUTIONS							
		16.23	AVCC WIRE TRAY, PENS, ETC.		489176	IN4823473	1900.6210		OFFICE SUPPLIES	AV COMMUNITY CENTER
		58.68	STORE SUPPLIES		489145	IN4823917	5025.6210		OFFICE SUPPLIES	LIQUOR #1 OPERATIONS
		367.46	PAPER TOWELS/TOILET PAPER		489224	IN4827553	1920.6229		GENERAL SUPPLIES	SENIOR CENTER
		285.51	SOAP, CLEANERS ETC FOR BLDG		489298	IN4827635	1060.6229		GENERAL SUPPLIES	MUNICIPAL BLDG & GROUNDS MNTC
		727.88								
325699	5/14/2025		158334 INSIGHT BREWING CO							
		277.50	BEER#1	00052942	489416	23420	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		600.00	THC#1	00052942	489417	23553	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		267.60	BEER#3	00052942	489419	23759	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		69.25	BEER#1	00052942	489418	23761	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		1,214.35								
325700	5/14/2025		157514 INTERNATIONAL ASSOC OF FIRE CHIEFS							
		749.00	FRI CONF-NELSON-ORLANDO FL		489294	20250509	1310.6276		SCHOOLS/CONFERENCES/EXP OTHERFIRE TRAINING	
		749.00	FRI CONF-KARNICK-ORLANDO FL		489294	20250509	1310.6276		SCHOOLS/CONFERENCES/EXP OTHERFIRE TRAINING	
		1,498.00								
325701	5/14/2025		120273 KENNEDY & GRAVEN CHARTERED							
		95.00	CABLE COMM LEGAL ON PEG FEES		489257	186925	2012.6231		LEGAL SERVICES	CABLE TV JOINT POWERS
		95.00								
325702	5/14/2025		100532 LANO EQUIPMENT INC							
		541.78	EQUIPMENT REPAIR PARTS		489264	11143426	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		541.78								
325703	5/14/2025		100281 LEAGUE OF MN CITIES							
		5,850.00	PATROL ONLINE		489156	425139	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		5,850.00								
325704	5/14/2025		163768 LINDGREN, STEVE							
		12.72	UB REFUND 14374 HICKORY WAY		489259	20250508A	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		12.72								

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325704	5/14/2025		163768 LINDGREN, STEVE						Continued...	
325705	5/14/2025		100288 LMC INSURANCE TRUST							
		193,821.00	2ND QTR PROP LIAB INSURANCE		489230	20250505	7205.6311		INSURANCE-PROPERTY/LIABILITY	INSURANCE CLAIMS
		193,821.00								
325706	5/14/2025		101616 LMC INSURANCE TRUST							
		157,407.00	W-COMP 2ND QTR 25/26		489167	20250505	7205.6142		WORKERS COMPENSATION	INSURANCE CLAIMS
		157,407.00								
325707	5/14/2025		119353 MADISON NATIONAL LIFE INS CO INC							
		2,778.09	STD FEES MAY		489222	20250501	1020.6235		CONSULTANT SERVICES	HUMAN RESOURCES
		228.15	LTD INSURANCE MAY		489222	20250501	9000.2113		ACCRUED LTD	PAYROLL CLEARING BAL SHEET
		3,006.24								
325708	5/14/2025		100309 MENARDS							
		39.94	IRRIGATION PARTS		489188	90835A	1780.6229		GENERAL SUPPLIES	PARK HIGH SCHOOL #4 FIELDS
		12.49	BENCH REPAIR		489190	91367	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		16.90	IRRIGATION PARTS		489191	91368A	1780.6229		GENERAL SUPPLIES	PARK HIGH SCHOOL #4 FIELDS
		69.33								
325709	5/14/2025		163721 MIDWEST EXTRACTION SERVICES LLC							
		240.00	THC/CBD#1	00053150	489422	4474	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		240.00								
325710	5/14/2025		144980 MN PETROLEUM SERVICE							
		566.43	REPLACEMENT OF FUEL TANK HOSE		489293	158096	2240.6215		EQUIPMENT-PARTS	GOLF EQUIPMENT MAINTENANCE
		566.43								
325711	5/14/2025		151805 MONTGOMERY BREWING							
		31.00	CMBEER#3	00052282	489428	448	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		124.00	BEER#2	00052282	489426	5185	5055.6530		BEER	LIQUOR #2 STOCK PURCHASES
		223.00	BEER#3	00052282	489427	5186	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		316.00								
325712	5/14/2025		100995 NAPA AUTO PARTS							
		3.59	GOLF USE TAX		489267	939832	2200.2330		DUE TO OTHER GOVERNMENT	VALLEYWOOD GOLF
		3.59	GOLF USE TAX		489267	939832	2240.6229		GENERAL SUPPLIES	GOLF EQUIPMENT MAINTENANCE
		52.20	BREAK CLEANER		489267	939832	2240.6229		GENERAL SUPPLIES	GOLF EQUIPMENT MAINTENANCE
		7.96	PARTS - #324		489163	960992	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		60.16								

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325712	5/14/2025		100995 NAPA AUTO PARTS						Continued...	
325713	5/14/2025		114052 NOVACARE REHABILITATION							
		120.00	PRE-EMPLOYMENT TESTING		489183	848571031	5365.6249		OTHER CONTRACTUAL SERVICES	SEWER MGMT/REPORTS/DATA ENTRY
		120.00								
325714	5/14/2025		152597 OLD WORLD BEER							
		341.00	BEER#3	00052433	489429	16052	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		341.00								
325715	5/14/2025		100648 OTTO, KENNETH N							
		135.10	K OTTO MILEAGE JAN-APR 2025		489174	20250428	1700.6277		MILEAGE/AUTO ALLOWANCE	PARK & RECREATION MANAGEMENT
		135.10								
325716	5/14/2025		100374 PEPSI-COLA COMPANY							
		566.50	TAX#1	00002171	489430	57646005	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		566.50								
325717	5/14/2025		158301 PEQUIN, CHRISTOPHER							
		305.00	ICC EXAM		489166	20250428	1400.6280		DUES & SUBSCRIPTIONS	INSPECTIONS MANAGEMENT
		305.00								
325718	5/14/2025		153484 PRYES BREWING COMPANY LLC							
		183.50	BEER#1	00052530	489431	97000	5015.6530		BEER	LIQUOR #1 STOCK PURCHASES
		355.00	BEER#3	00052530	489432	97062	5085.6530		BEER	LIQUOR #3 STOCK PURCHASES
		538.50								
325719	5/14/2025		149126 RED BULL DISTRIBUTION COMPANY							
		188.74	TAX#2	00052064	489433	5016588999	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		188.74								
325720	5/14/2025		153910 ROCK HARD LANDSCAPE SUPPLY							
		1,400.00	ENGINEERED WOOD FIBER		489275	3196465	1735.6229		GENERAL SUPPLIES	PARK PLAY EQUIPMENT MAINTENANC
		1,400.00								
325721	5/14/2025		111161 STERICYCLE INC.							
		112.42	SHREDDING SERVICE		489251	8010593897	1250.6240		CLEANING SERVICE/GARBAGE REMOV	POLICE FACILITY
		41.02	SHRED IT		489225	8010637872	1100.6240		CLEANING SERVICE/GARBAGE REMOV	DEV MANAGEMENT
		41.03	SHRED IT		489225	8010637872	1510.6240		CLEANING SERVICE/GARBAGE REMOV	PW ENGINEERING & TECHNICAL
		70.93	SHRED IT		489225	8010637872	1400.6240		CLEANING SERVICE/GARBAGE REMOV	INSPECTIONS MANAGEMENT
		265.40								

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325721	5/14/2025		111161 STERICYCLE INC.						Continued...	
325722	5/14/2025		163731 SWANSON HASKAMP CONSULTING LLC							
		2,186.25	PLANNING CONSULTANT FEES		489229	1457	1100.6249		OTHER CONTRACTUAL SERVICES	DEV MANAGEMENT
		540.00	PLANNING CONSULTANT FEES		489228	1458	1100.6249		OTHER CONTRACTUAL SERVICES	DEV MANAGEMENT
		2,726.25								
325723	5/14/2025		163518 TERPSEY							
		93.60	THC/CBD#1	00053142	489443	75065	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		93.60								
325724	5/14/2025		157211 THE STANDARD							
		347.25	BASIC LIFE INSURANCE MAY		489221	20250501	9000.2117		ACCRUED LIFE INSUR-BASIC	PAYROLL CLEARING BAL SHEET
		9,784.95	SUPP/DEP LIFE INSURANCE MAY		489221	20250501	9000.2118		ACCRUED LIFE INSUR-SUPP/DEPEND	PAYROLL CLEARING BAL SHEET
		10,132.20								
325725	5/14/2025		152020 TWIN CITY TREE AUTHORITY							
		3,450.00	ASH TREE REMOVAL		489292	2666	4933.6249		OTHER CONTRACTUAL SERVICES	EAB REMOVALS
		3,450.00								
325726	5/14/2025		100631 VERIZON WIRELESS							
		41.64	HCSC CELL PHONE		489196	6110219176	1920.6237		TELEPHONE/PAGERS	SENIOR CENTER
		41.64	ADM CELL PHONE		489196	6110219176	1010.6237		TELEPHONE/PAGERS	ADMINISTRATION
		41.64	SHOP CELL PHONE		489196	6110219176	1530.6237		TELEPHONE/PAGERS	FLEET & BUILDINGS-CMF
		80.02	IT WIRELESS DATA		489196	6110219176	1030.6237		TELEPHONE/PAGERS	INFORMATION TECHNOLOGY
		81.65	CODE CELL PHONE, WIRELESS DATA		489196	6110219176	1013.6237		TELEPHONE/PAGERS	CODE ENFORCEMENT
		121.66	PK CELL PHONE, WIRELESS DATA		489196	6110219176	1710.6237		TELEPHONE/PAGERS	PARK MAINTENANCE MANAGEMENT
		160.04	INSP WIRELESS DATA		489196	6110219176	1400.6237		TELEPHONE/PAGERS	INSPECTIONS MANAGEMENT
		240.15	ENG WIRELESS DATA		489196	6110219176	1510.6237		TELEPHONE/PAGERS	PW ENGINEERING & TECHNICAL
		400.10	POL WIRELESS DATA		489196	6110219176	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		525.02	REC CELL PHONES, WIRELESS DATA		489196	6110219176	1700.6237		TELEPHONE/PAGERS	PARK & RECREATION MANAGEMENT
		760.19	STR WIRELESS DATA		489196	6110219176	1600.6237		TELEPHONE/PAGERS	STREET MANAGEMENT
		150.08	GOLF WIRELESS DATA		489196	6110219176	2205.6237		TELEPHONE/PAGERS	GOLF MANAGEMENT
		20.82	UTIL ON-CALL CELL PHONE		489196	6110219176	5365.6237		TELEPHONE/PAGERS	SEWER MGMT/REPORTS/DATA ENTRY
		20.82	UTIL ON-CALL CELL PHONE		489196	6110219176	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
		513.39	UTIL CELL PHONES, WIRELESS DAT		489196	6110219176	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
		513.39	UTIL CELL PHONES, WIRELESS DAT		489196	6110219176	5365.6237		TELEPHONE/PAGERS	SEWER MGMT/REPORTS/DATA ENTRY
		123.29	STORM CELL PHONES, WIRELESS DA		489196	6110219176	5505.6237		TELEPHONE/PAGERS	STORM DRAIN MNTC/RPR/SUMPS
		3,835.54								
325727	5/14/2025		161547 VIA ACTUARIAL SOLUTIONS							

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325727	5/14/2025		161547 VIA ACTUARIAL SOLUTIONS						Continued...	
		750.00	FIRE RELIEF 50% GASB 67/68		489295	AVF202503	1365.6235		CONSULTANT SERVICES	FIRE RELIEF
		750.00								
325728	5/14/2025		100504 VOSS LIGHTING							
		1,126.34	SOFTBALL FIELD LIGHTS		489243	1537686900	1715.6229		GENERAL SUPPLIES	PARK ATHLETIC FIELD MAINTENANC
		1,126.34								
325729	5/14/2025		122208 WEST ST PAUL, CITY OF							
		4,176.28	1ST QTR 2025 VOLUNTEER COORDIN		489266	202500000044	1020.6399		OTHER CHARGES	HUMAN RESOURCES
		4,176.28								
20250352	3/24/2025		120679 U S BANK P CARD							
		65.00	ONLINE AD FOR W&C EVENT		489115	240007750745000 02680475	5005.6239		PRINTING	LIQUOR GENERAL OPERATIONS
			Supplier 153315 LOCALWINEEVENTS.COM (PCARD)							
		21.22	1 MEAL AT MN FEST EVENT CONF.		488555	240009750663244 03564659	1700.6276		SCHOOLS/CONFERENCES/EXP OTHERPARK & RECREATION MANAGEMENT	
			Supplier 163521 COMMANDER RESTAURANT (PCARD)							
		1,254.23	AIR FILTERS AVCC		488702	240113450705000 45050440	1900.6229		GENERAL SUPPLIES	AV COMMUNITY CENTER
			Supplier 157614 FILTERBUY.COM (PCARD)							
		117.86	GRAVITY FORMS WEBSITE ADD-ON		489100	240113450725000 13384316	2205.6308		SOFTWARE SUBSCRIPTIONS	GOLF MANAGEMENT
			Supplier 163533 WOO COMMERCE (PCARD)							
		46.88-	UTIL SALES TAX ADJUST		489123	240113450735000 81523323	5375.6229		GENERAL SUPPLIES	SEWER MAINTENANCE AND REPAIR
		46.87-	UTIL SALES TAX ADJUST		489123	240113450735000 81523323	5330.6229		GENERAL SUPPLIES	WTR MAIN/HYDRANT/CURB STOP MNT
		46.87	UTIL SALES TAX ADJUST		489123	240113450735000 81523323	5300.2330		DUE TO OTHER GOVERNMENT	WATER & SEWER FUND BAL SHEET
		46.88	UTIL SALES TAX ADJUST		489123	240113450735000 81523323	5300.2330		DUE TO OTHER GOVERNMENT	WATER & SEWER FUND BAL SHEET
		624.07	WATER TUMBLERS HOME & GARDEN		489123	240113450735000 81523323	5375.6229		GENERAL SUPPLIES	SEWER MAINTENANCE AND REPAIR
		624.07	WATER TUMBLERS HOME & GARDEN		489123	240113450735000 81523323	5330.6229		GENERAL SUPPLIES	WTR MAIN/HYDRANT/CURB STOP MNT
			Supplier 163522 RTIC OUTDOORS (PCARD)							
		182.32	AIRPORT PARKING		488562	240133950660013 83171905	1705.6276		SCHOOLS/CONFERENCES/EXP OTHERPARK & RECREATION MGMT TRAING	
			Supplier 163527 MAC PARKING RESERVATIONS (PCARD)							

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		900.00	ADULT LEAGUE AWARDS (30X\$30)		489105	240133950730029 23147984	1860.6229		GENERAL SUPPLIES	REC VOLLEYBALL
			Supplier 148111 RASCALS CATERING (PCARD)							
		17.16	NAME BADGE - JAMIE HAEFNER		488707	240133950770037 52894791	1020.6229		GENERAL SUPPLIES	HUMAN RESOURCES
			Supplier 160880 NAAG TAG ENGRAVING (PCARD)							
		38.38	GARTNER CONF-BANG-UBER-TX		488697	240362950707169 77257138	1030.6276		SCHOOLS/CONFERENCES/EXP OTHERINFORMATION TECHNOLOGY	
		7.00	GARTNER CONF-BANG-UBER-TX		488698	240362950707169 78497808	1030.6276		SCHOOLS/CONFERENCES/EXP OTHERINFORMATION TECHNOLOGY	
		42.11	GARTNER CONF-BANG-UBER-TX		489117	240362950737184 62868533	1030.6276		SCHOOLS/CONFERENCES/EXP OTHERINFORMATION TECHNOLOGY	
		7.00	GARTNER CONF-BANG-UBER-TX		489118	240362950737424 70377238	1030.6276		SCHOOLS/CONFERENCES/EXP OTHERINFORMATION TECHNOLOGY	
			Supplier 150670 UBER (PCARD)							
		123.95	PARTS-CHAINSAWS		488703	240552350702698 17404272	1610.6229		GENERAL SUPPLIES	STREET/BOULEVARD REPAIR & MNTC
			Supplier 141058 AHLBORN EQUIPMENT (PCARD)							
		23.33	TRAINING LUNCH X2		488705	240552450722715 18179317	1200.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE MANAGEMENT	
			Supplier 149589 ARBYS (PCARD)							
		13.48-	AVFAC SALES TAX ADJUST		489130	240646650775000 03121746	1940.6229		GENERAL SUPPLIES	AQUATIC SWIM CENTER
		13.48	AVFAC SALES TAX ADJUST		489130	240646650775000 03121746	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		173.48	LIFEGUARD WHISTLES		489130	240646650775000 03121746	1940.6229		GENERAL SUPPLIES	AQUATIC SWIM CENTER
			Supplier 132442 SWIMOUTLET.COM (PCARD)							
		1.08-	FIRE SALES TAX ADJUST		488704	241134350711002 93529933	1330.6215		EQUIPMENT-PARTS	FIRE OPERATIONS
		1.08	FIRE SALES TAX ADJUST		488704	241134350711002 93529933	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		14.17	HYDROFOAMER METERING TIPS		488704	241134350711002 93529933	1330.6215		EQUIPMENT-PARTS	FIRE OPERATIONS
			Supplier 161618 KLEEN RITE (PCARD)							
		345.22	REPLACEMENT FLUORESCENT BULBS		488696	241164150707149 65323670	1920.6229		GENERAL SUPPLIES	SENIOR CENTER
			Supplier 150733 LIGHTBULB SURPLUS (PCARD)							
		167.16	LIGHT		488559	241374650671003	2230.6229		GENERAL SUPPLIES	GOLF SHOP BUILDING MAINTENANCE

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20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
						99914596				
			Supplier 148085 MENARDS (PCARD)							
		47.96	COOKIES 2025 SPRING STAFF MTG		489129	241374650760014	1700.6275		SCHOOLS/CONFERENCES/EXP LOCAL PARK & RECREATION MANAGEMENT	
						09528542				
			Supplier 149661 HY VEE (PCARD)							
		90.00	EVAN LTAP CLASSES		489097	241382950720928	1600.6275		SCHOOLS/CONFERENCES/EXP LOCAL STREET MANAGEMENT	
						76001307				
		45.00	LTAP CLASS - JAKE O		489098	241382950720928	1600.6275		SCHOOLS/CONFERENCES/EXP LOCAL STREET MANAGEMENT	
						76001315				
		45.00	LTAP CLASS - JAKE O		489099	241382950720928	1600.6275		SCHOOLS/CONFERENCES/EXP LOCAL STREET MANAGEMENT	
						76001331				
			Supplier 148118 U OF M CCE (PCARD)							
		1.01-	STORM SALES TAX ADJUST		488610	241640750690910	5505.6239		PRINTING	STORM DRAIN MNTC/RPR/SUMPS
						07481733				
		1.01	STORM SALES TAX ADJUST		488610	241640750690910	5500.2330		DUE TO OTHER GOVERNMENT	STORM DRAIN UTIL BALANCE SHEET
						07481733				
		62.12	EDUCATION MATERIALS		488610	241640750690910	5505.6239		PRINTING	STORM DRAIN MNTC/RPR/SUMPS
						07481733				
		21.60	K-CUP MAKER CLEANER		488608	241640750690910	5005.6229		GENERAL SUPPLIES	LIQUOR GENERAL OPERATIONS
						16234529				
		2.54-	PARKS SALES TAX ADJUST		489128	241640750750910	1700.6275		SCHOOLS/CONFERENCES/EXP LOCAL PARK & RECREATION MANAGEMENT	
						08390364				
		2.54	PARKS SALES TAX ADJUST		489128	241640750750910	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
						08390364				
		33.80	DRINKS 2025 SPRING STAFF MTG		489128	241640750750910	1700.6275		SCHOOLS/CONFERENCES/EXP LOCAL PARK & RECREATION MANAGEMENT	
						08390364				
			Supplier 100463 TARGET STORES (PCARD)							
		86.49	SEASON PASS CARDS		489121	241640750760692	2205.6229		GENERAL SUPPLIES	GOLF MANAGEMENT
						22524777				
			Supplier 143773 FEDEX OFFICE (PCARD)							
		.41-	PARKS SALES TAX ADJUST		489141	241640750790910	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
						16023151				
		.41	PARKS SALES TAX ADJUST		489141	241640750790910	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
						16023151				
		5.40	DRY ERASE MARKERS		489141	241640750790910	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
						16023151				
			Supplier 100463 TARGET STORES (PCARD)							
		2.27-	POL SALES TAX ADJUST		489137	242263850780078	1275.6229		GENERAL SUPPLIES	POL COMMUN OUTREACH/CRIME PREV
						83256518				

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		2.27	POL SALES TAX ADJUST		489137	242263850780078 83256518	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		30.23	AUTISM EASTER EGG HUNT		489137	242263850780078 83256518	1275.6229		GENERAL SUPPLIES	POL COMMUN OUTREACH/CRIME PRE
			Supplier 102101 WAL-MART (PCARD)							
		34.88-	POL SALES TAX ADJUST		488553	242707450689000 65200282	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
		34.88	POL SALES TAX ADJUST		488553	242707450689000 65200282	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		463.69	REPLACEMENT RIFLE PARTS		488553	242707450689000 65200282	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
			Supplier 154760 THE MODERN SPORTSMAN (PCARD)							
		159.87	GUN PARTS		489125	242707450739000 14576488	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
			Supplier 148595 BROWNELLS.COM (PCARD)							
		225.00	LIFEGUARD EQUIPMENT		489131	243980250769000 15659649	1940.6229		GENERAL SUPPLIES	AQUATIC SWIM CENTER
			Supplier 112652 LIFEGUARD STORE INC, THE (PCARD)							
		19.47	BREAK ROOM WATER REFILL		488552	244273350697302 57730460	5095.6229		GENERAL SUPPLIES	LIQUOR #3 OPERATIONS
		.97-	FIRE SALES TAX ADJUST		489104	244273350727302 62292097	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		.97	FIRE SALES TAX ADJUST		489104	244273350727302 62292097	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		86.91	BADGING - CAKE		489104	244273350727302 62292097	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		19.25	LO MARCH		489127	244273350747302 61683997	1875.6229		GENERAL SUPPLIES	REC PRESCHOOL PROGRAMS
			Supplier 148071 CUB FOODS (PCARD)							
		750.00	DEFI -CELL-BRAINERD-MARSHBANK		488616	244356550690661 65567996	1225.6276		SCHOOLS/CONFERENCES/EXP OTHERPOLICE TRAINING	
			Supplier 163523 DEFI TRAINING (PCARD)							
		10.99-	PARKS SALES TAX ADJUST		488554	244450050675007 31170255	1700.6276		SCHOOLS/CONFERENCES/EXP OTHERPARK & RECREATION MANAGEMENT	
		10.99	PARKS SALES TAX ADJUST		488554	244450050675007 31170255	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		159.99	ACCOMMODATIONS BREEZY PT.		488554	244450050675007 31170255	1700.6276		SCHOOLS/CONFERENCES/EXP OTHERPARK & RECREATION MANAGEMENT	
			Supplier 103015 BREEZY POINT RESORT (PCARD)							

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20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
		.88-	POL SALES TAX ADJUST		488617	244450050714001 62994691	1200.6229		GENERAL SUPPLIES	POLICE MANAGEMENT
		.88	POL SALES TAX ADJUST		488617	244450050714001 62994691	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		60.08	INTERACT SNACKS		488617	244450050714001 62994691	1200.6229		GENERAL SUPPLIES	POLICE MANAGEMENT
		2.43-	PARKS SALES TAX ADJUST		489096	244450050724001 64522176	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
		2.43	PARKS SALES TAX ADJUST		489096	244450050724001 64522176	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		29.96	AVCC KLEENEX		489096	244450050724001 64522176	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
		33.39	REFRESHMENT RWD PLAYGROUND MTG		489096	244450050724001 64522176	1700.6399		OTHER CHARGES	PARK & RECREATION MANAGEMENT
			Supplier 149714 SAMS CLUB (PCARD)							
		194.41	PIZZA 2025 SPRING STAFF MTG		489133	244450050775005 52800236	1700.6275		SCHOOLS/CONFERENCES/EXP LOCAL PARK & RECREATION MANAGEMENT	
			Supplier 100146 DOMINO'S PIZZA (PCARD)							
		50.12	PURCHASED IN ERROR		489138	244450050784001 63467658	1275.6229		GENERAL SUPPLIES	POL COMMUN OUTREACH/CRIME PRE\
			Supplier 102101 WAL-MART (PCARD)							
		42.00	PW WEEK POSTERS		488611	244921650695000 24186614	1500.6239		PRINTING	PW MANAGEMENT
			Supplier 158418 APWA (PCARD)							
		234.35	MOLLE FOR SEAT IN SQUAD		488701	244921650715000 04576343	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
			Supplier 163529 GREY MAN TACTICAL (PCARD)							
		20.00	CHATGPT PLUS MONTHLY		489122	244921650735000 32857242	1010.6308		SOFTWARE SUBSCRIPTIONS	ADMINISTRATION
			Supplier 161101 CHATGPT SUBSCRIPTION (PCARD)							
		530.00	TINT DTF VEHICLE		488561	245591650660290 11285695	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
			Supplier 163528 SOLAR SHIELD (PCARD)							
		779.50	FAN CONTROL (2)		488615	246079450702688 77472796	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
			Supplier 153494 TEMPEST TECHNOLOGY (PCARD)							
		49.00	PORTABLE CB		488606	246921650661061 44621851	5375.6211		SMALL TOOLS & EQUIPMENT	SEWER MAINTENANCE AND REPAIR
		50.00	PORTABLE CB		488606	246921650661061	5330.6211		SMALL TOOLS & EQUIPMENT	WTR MAIN/HYDRANT/CURB STOP MNT

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20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
						44621851				
			Supplier 100362 NORTHERN TOOL & EQUIPMENT (PCARD)							
		5.04	SUBSISTENCE ALLOWANCE		488607	246921650691083	1705.6278		SUBSISTENCE ALLOWANCE	PARK & RECREATION MGMT TRAINING
						43672138				
			Supplier 163525 GREAT AMER BAG (PCARD)							
		1,399.34	PARTS FOR CUBICLES		488612	246921650691087	4812.6720		CAPITAL OUTLAY-FURNITURE & FIX	PEG-CABLE CAPITAL EQUIPMENT
						71677096				
			Supplier 163526 HANSEN CORP (PCARD)							
		175.00	EXPLORER CONFERENCE ROOM		489153	246921650691087	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
						71770602				
			Supplier 153314 MN LAW ENFORCEMENT (PCARD)							
		325.00	MN CHIEFS CONFERENCE AWARDS		488609	246921650691087	1200.6276		SCHOOLS/CONFERENCES/EXP OTHERPOLICE MANAGEMENT	
						71771394				
			Supplier 148090 MN CHIEFS OF POL (PCARD)							
		16.18	SUBSISTENCE ALLOWANCE		489103	246921650721006	1705.6278		SUBSISTENCE ALLOWANCE	PARK & RECREATION MGMT TRAINING
						44221876				
			Supplier 163531 PICKLES EATERY & BAR (PCARD)							
		217.00	MN CHIEFS OF POLICE ASS DUES		489107	246921650721013	1210.6280		DUES & SUBSCRIPTIONS	POLICE FIELD OPERATIONS/PATROL
						55351498				
			Supplier 148090 MN CHIEFS OF POL (PCARD)							
		200.10	TRANSPORTATION		489108	246921650721013	1705.6276		SCHOOLS/CONFERENCES/EXP OTHERPARK & RECREATION MGMT TRAINING	
						59389924				
			Supplier 163530 HAGGERTY RIDES (PCARD)							
		3.17-	IT SALES TAX ADJUST		489119	246921650731015	1030.6280		DUES & SUBSCRIPTIONS	INFORMATION TECHNOLOGY
						67007952				
		3.17	IT SALES TAX ADJUST		489119	246921650731015	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
						67007952				
		42.16	WSJ ONLINE SUBSCRIPTION		489119	246921650731015	1030.6280		DUES & SUBSCRIPTIONS	INFORMATION TECHNOLOGY
						67007952				
			Supplier 157029 WSJ BARRONS SUBSCRIPT (PCARD)							
		310.00	2025 ICC MEMBERSHIP		489116	246921650731018	1400.6280		DUES & SUBSCRIPTIONS	INSPECTIONS MANAGEMENT
						07303062				
			Supplier 100249 INTL CODE COUNCIL INC (PCARD)							
		1,030.00	COM.DEVEL.- SIT STAND LEGS		489124	246921650731022	1100.6720		CAPITAL OUTLAY-FURNITURE & FIX	DEV MANAGEMENT
						59127249				
			Supplier 163526 HANSEN CORP (PCARD)							
		16.98	SUBSISTENCE ALLOWANCE		489126	246921650731023	1705.6278		SUBSISTENCE ALLOWANCE	PARK & RECREATION MGMT TRAINING
						05518110				
			Supplier 163532 LOCAL CRAFT KITCHEN (PCARD)							

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20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
		717.21	GARTNER CNF GRAPEVINE TX BANG		489120	246921650741000 12915420	1030.6276		SCHOOLS/CONFERENCES/EXP OTHERINFORMATION TECHNOLOGY	
			Supplier 158381 GAYLORD TEXAN FRONT DE (PCARD)							
		450.00	PHONE PING. INVESTIGATIONS		489134	246921650761019 90296187	1215.6249		OTHER CONTRACTUAL SERVICES	POLICE DETECTIVE UNIT
			Supplier 157019 COURT ORDER CHGS (PCARD)							
		12.96	TOGGLE SWITCH JETTER TRAILER		489143	246921650791038 89091734	5390.6215		EQUIPMENT-PARTS	SWR EQUIP/VEHICLE MISC MNTC/RP
			Supplier 140339 AMAZON.COM (PCARD)							
		20.00	K. OTTO 2025 BOILER LICENSE		488699	247170550711507 12546956	1700.6280		DUES & SUBSCRIPTIONS	PARK & RECREATION MANAGEMENT
			Supplier 111168 MN DEPT OF LABOR & INDUSTRY (PCARD)							
		5.91-	SNR CTR SALES TAX ADJUST		489142	247170550792707 90901105	1920.6266		REPAIRS-BUILDING	SENIOR CENTER
		5.91	SNR CTR SALES TAX ADJUST		489142	247170550792707 90901105	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		290.18	ELECTRIC MOTOR REBUILD		489142	247170550792707 90901105	1920.6266		REPAIRS-BUILDING	SENIOR CENTER
			Supplier 160949 ELECTRIC MOTOR REPAIR INC (PCARD)							
		32.31	ALERRT TRAINING LUNCH		489109	247330950730476 77747005	1225.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE TRAINING	
		99.98			489106	247330950730476 77747419	1225.6278		SUBSISTENCE ALLOWANCE	POLICE TRAINING
		61.07	HR LUNCH MEETING		489139	247330950770484 20021033	1020.6399		OTHER CHARGES	HUMAN RESOURCES
			Supplier 154448 JERSEY MIKES (PCARD)							
		279.00	TRAINING VIDEO SERIES		488560	247333450680290 10263359	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
			Supplier 163524 GRACIE GLOBAL (PCARD)							
		966.00	OFFICE CHAIR BLDG INSP		488700	247445550705200 00002010	1400.6211		SMALL TOOLS & EQUIPMENT	INSPECTIONS MANAGEMENT
			Supplier 153224 INNOVATIVE OFFICE SOLUTIONS (PCARD)							
		412.32	2025 MCMA CNF BRAINERD GRAWE		488613	247554250707307 00605291	1010.6276		SCHOOLS/CONFERENCES/EXP OTHERADMINISTRATION	
			Supplier 150798 MADDENS GULL LAKE (PCARD)							
		200.00	BUSINESS JOURNALS SUBSCRIPTION		489135	247926250780362 17070827	1100.6280		DUES & SUBSCRIPTIONS	DEV MANAGEMENT
			Supplier 151915 THE BUSINESS JOURNALS (PCARD)							
		29.85	FACEBOOK AD		488558	247933850660015	2205.6239		PRINTING	GOLF MANAGEMENT

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20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
						23464043				
		13.00	FACEBOOK AD		488557	247933850660016	2205.6239		PRINTING	GOLF MANAGEMENT
						38512041				
			Supplier 148619 FACEBOOK INC (PCARD)							
		18.23-	POL SALES TAX ADJUST		488550	247933850670044	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
						48431062				
		18.23	POL SALES TAX ADJUST		488550	247933850670044	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
						48431062				
		232.20	RIFLE PARTS		488550	247933850670044	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
						48431062				
			Supplier 158726 SCHEELS ALL SPORTS (PCARD)							
		54.00	EMAIL CAMPAIGN MONTHLY		489132	247933850760012	1200.6308		SOFTWARE SUBSCRIPTIONS	POLICE MANAGEMENT
						22575071				
			Supplier 141272 MAILCHIMP (PCARD)							
		525.00	2025 MCMA CNF BRAINERD GRAWE		488614	248019750702688	1010.6276		SCHOOLS/CONFERENCES/EXP OTHERADMINISTRATION	
						95048181				
			Supplier 155887 LEAGUE OF MN CITIES (PCARD)							
		298.00	ONLINE ADVERTISING		488551	249416850671157	2205.6239		PRINTING	GOLF MANAGEMENT
						10425873				
			Supplier 148969 HIBU INC (PCARD)							
		78.52	FOOD FOR OUT OF CITY TRAINING		489101	249430050721664	1225.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE TRAINING	
						85807953				
			Supplier 148995 CULVER'S OF APPLE VALLEY (PCARD)							
		51.30	NON OXY FUEL		489140	249430050791710	1600.6212		MOTOR FUELS/OILS	STREET MANAGEMENT
						82189618				
			Supplier 103023 KWIK TRIP INC (PCARD)							
		.62-	SN CTR SALES TAX ADJUST		488706	249430150720101	1920.6215		EQUIPMENT-PARTS	SENIOR CENTER
						85132198				
		.62	SN CTR SALES TAX ADJUST		488706	249430150720101	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
						85132198				
		8.23	PLUMBING PARTS		488706	249430150720101	1920.6215		EQUIPMENT-PARTS	SENIOR CENTER
						85132198				
			Supplier 143525 HOME DEPOT STORE #2833 (PCARD)							
		50.12-	PURCHASED IN ERROR		489136	742263850780078	1275.6229		GENERAL SUPPLIES	POL COMMUN OUTREACH/CRIME PRE\
						83259384				
			Supplier 102101 WAL-MART (PCARD)							
		30.29-	REPLACEMENT RIFLE PARTS		489111	742707450739000	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
						65800048				
		2.29-	REPLACEMENT RIFLE PARTS		489111	742707450739000	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET

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Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
20250352	3/24/2025		120679 U S BANK P CARD						Continued...	
						65800048				
		2.29	REPLACEMENT RIFLE PARTS		489111	742707450739000	1200.6215		EQUIPMENT-PARTS	POLICE MANAGEMENT
						65800048				
			Supplier 154760 THE MODERN SPORTSMAN (PCARD)							
		17.88	PIXLR ANNUAL SUBSCRIPTION		489110	747771550730000	2012.6308		SOFTWARE SUBSCRIPTIONS	CABLE TV JOINT POWERS
						43261031				
			Supplier 158386 PIXLR.COM INMAGINE LAB (PCARD)							
		875.00-	MARCUS CRIME SCENE		488556	749064150662238	1200.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE MANAGEMENT	
						06613575				
			Supplier 152831 CITY OF BURNSVILLE (PCARD)							
		16,802.72								
20250444	4/28/2025		157977 WEX HEALTH INC							
		192.31	FLEX SPENDING DAYCARE 2025		489453	20250428	9000.2119		ACCRUED FLEX SPENDING	PAYROLL CLEARING BAL SHEET
		192.31								
20250503	5/9/2025		148015 EMPOWER							
		415.00	MNDGP-ROTH 457 CONTRIBUTIONS		489067	507258260810	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,305.00	MNDGP-457 CONTRIBUTIONS		489067	507258260810	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,720.00								
20250504	5/9/2025		148869 EMPOWER (HCSP)							
		407.99	SERGEANT HCSP FUNDING-GROSS WA		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		908.69	AFSCME HCSP FUNDING-GROSS WAGE		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,270.53	ADMIN HCSP FUNDING-GROSS WAGES		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,584.10	SCH 2 HCSP FUNDING-GROSS WAGES		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,910.69	POLICE HCSP FUNDING-GROSS WAGE		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,935.55	SCH 1 HCSP FUNDING-GROSS WAGES		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,509.01	HCSP FUNDING-ANN LV/COMP		489068	507258260811	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		10,526.56								
20250505	5/12/2025		102664 US BANK							
		12,817.73	EMPLOYEE MEDICARE		489077	50725826088	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		12,817.73	CITY SHARE MEDICARE		489077	50725826088	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		36,560.11	EMPLOYEE FICA		489077	50725826088	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		36,560.11	CITY SHARE FICA		489077	50725826088	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		84,615.73	FEDERAL TAXES PR		489077	50725826088	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		183,371.41								
20250506	5/9/2025		101238 MINNESOTA CHILD SUPPORT PAYMEN							

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20250506	5/9/2025		101238 MINNESOTA CHILD SUPPORT PAYMEN						Continued...	
		460.00	CHILD SUPPORT DEDUCTIONS		489075	50725826086	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		313.80	CHILD SUPPORT DEDUCTIONS		489076	50725826087	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		773.80								
20250507	5/12/2025		100657 MN DEPT OF REVENUE							
		38,622.76	STATE TAX WITHHOLDING		489074	50725826085	9000.2112		ACCRUED STATE W/H	PAYROLL CLEARING BAL SHEET
		38,622.76								
20250508	5/12/2025		100392 PUBLIC EMPLOYEES RETIREMENT AS							
		73,991.26	EMPLOYEE SHARE PERA		489073	50725826084	9000.2114		ACCRUED PERA	PAYROLL CLEARING BAL SHEET
		97,823.12	CITY SHARE PERA		489073	50725826084	9000.2114		ACCRUED PERA	PAYROLL CLEARING BAL SHEET
		171,814.38								
20250509	5/9/2025		157977 WEX HEALTH INC							
		10,444.55	HSA EMPLOYEE FUNDING		489070	507258260813	9000.2125		ACCRUED HSA/HRA BENEFIT	PAYROLL CLEARING BAL SHEET
		10,444.55								
20250510	5/9/2025		151440 VANTAGEPOINT TRANSFER AGENTS							
		7,003.11	ROTH 457-PLAN #301171-FIRE TOO		489069	507258260812	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		7,003.11								
20250511	5/9/2025		100240 VANTAGEPOINT TRANSFER AGENTS - 457 FT							
		28,162.30	ICMA-PLAN #301171-FIRE TOO		489071	50725826082	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		28,162.30								
20250512	5/9/2025		126459 VANTAGEPOINT TRANSFER AGENTS - ROTH							
		2,461.23	ROTH IRA-PLAN #705481		489078	50725826089	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,461.23								
20250513	5/9/2025		100338 MN UNEMPLOYMENT COMP FUND							
		4,477.00	UNEMPLOYMENT BENEFITS PAID		489454	20250509	1710.6143		UNEMPLOYMENT COMPENSATION	PARK MAINTENANCE MANAGEMENT
		1,467.48	UNEMPLOYMENT BENEFITS PAID		489454	20250509	2205.6143		UNEMPLOYMENT COMPENSATION	GOLF MANAGEMENT
		5,944.48								
20250514	5/7/2025		101671 MN DEPT OF REVENUE							
		26.43	DIESEL TAX-TRAFFIC SIGNS		489455	20250507	1680.6212		MOTOR FUELS/OILS	TRAFFIC SIGNS/SIGNALS/MARKERS
		85.65	DIESEL TAX-PARKS		489455	20250507	1765.6212		MOTOR FUELS/OILS	PARK EQUIPMENT MAINTENANCE
		170.01	DIESEL TAX-STREETS		489455	20250507	1630.6212		MOTOR FUELS/OILS	STREET EQUIPMENT MAINTENANCE
		16.43	DIESEL TAX-SEWER		489455	20250507	5390.6212		MOTOR FUELS/OILS	SWR EQUIP/VEHICLE MISC MNTC/RP
		386.45	DIESEL TAX-STORM		489455	20250507	5505.6212		MOTOR FUELS/OILS	STORM DRAIN MNTC/RPR/SUMPS

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20250514	5/7/2025	684.97	101671 MN DEPT OF REVENUE						Continued...	
		1,799,479.37	Grand Total							

Payment Instrument Totals

Checks	542,699.85
EFT Payments	480,524.58
A/P ACH Payment	776,254.94
Total Payments	1,799,479.37

BD 5/14/25
JL 5/14/25

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<u>Company</u>	<u>Amount</u>
01000 GENERAL FUND	249,224.81
02010 CABLE TV RESERVE FUND	112.88
02090 PARTNERS IN EDUCATION	1,100.00
02200 VALLEYWOOD GOLF FUND	16,419.38
02300 PARKS REFERENDUM FUND	139,829.33
04430 2024A CAPITAL PROJECT CIP FUND	51,061.00
04810 PEG-CABLE CAPITAL EQUIP	1,399.34
04830 FIRE FACILITIES MAINT FUND	22,060.00
04930 FUTURE CAPITAL PROJECTS	6,435.95
05000 LIQUOR FUND	138,234.82
05200 ARENA FUND	2,193.55
05300 WATER & SEWER FUND	345,744.82
05500 STORM DRAINAGE UTILITY FUND	2,066.39
05800 STREET LIGHT UTIL FUND	1,047.34
07200 RISK MANAGEMENT/INSURANCE FUND	351,228.00
09000 PAYROLL CLEARING FUND	471,321.76
Report Totals	1,799,479.37

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34584	5/23/2025		100389 ALPHAGRAPHS							
		110.24	BUS CARD/NAME PLATE-TERRI DILL		489754	135118	1100.6229		GENERAL SUPPLIES	DEV MANAGEMENT
		110.24								
34585	5/23/2025		144685 AM CRAFT SPIRITS INC							
		134.98	TAX#1	00051504	489831	20709	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		36.33	NTAX#1	00051504	489832	20709	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		3.00	FREIGHT#1	00051504	489833	20709	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		174.31								
34586	5/23/2025		153995 AMAZON CAPITAL SERVICES							
		74.44	IRRIGATION PARTS FOR CMF		489825	111G3HQR6DJJ	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		39.51	MOWER TRASH HOLDER		489811	13RJV1Q31KM3	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		143.94	BATHROOM DISPENSERS CMF		489827	141K4N4K3P19	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		82.73	BACKUP BATTERIES		490012	17YRW1VWCJ6L	2012.6215		EQUIPMENT-PARTS	CABLE TV JOINT POWERS
		307.80	PITCHING RUBBERS		489732	1CC3GW197N91	1715.6229		GENERAL SUPPLIES	PARK ATHLETIC FIELD MAINTENANCE
		97.95	WELL 3 WALL ACCESS PANEL		489576	1CN11PM46FNN	5320.6266		REPAIRS-BUILDING	WATER WELL/BOOSTER STN MNT/RPR
		74.68	PAPER TOWELS		489733	1CVYDMNY7TYM	1730.6229		GENERAL SUPPLIES	PARK BUILDING MAINTENANCE
		269.99	LEAF BLOWER AND VAC CMF		489826	1D91KWJQ63TV	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		157.90	LOCK PADS FLOOR MACHINES CMF		489824	1HNDM4X73Y3L	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		80.07	VACUUM FILTER/CYCLONE		489663	1J4Q91TCCNCR	1340.6229		GENERAL SUPPLIES	FIRE BLDG & GROUNDS MNTC
		72.94	SWITCH PANEL, FLASHER		489482	1L39NYKR3XL1	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
		84.58	PROPANE TO NG CONVERSION KIT		489786	1L4KPVQ3343V	1340.6215		EQUIPMENT-PARTS	FIRE BLDG & GROUNDS MNTC
		12.77	FLOAT TANK CLEANING NET		489685	1LGRC3FWWWWDN	1920.6229		GENERAL SUPPLIES	SENIOR CENTER
		28.98			489743	1LHHDK4VY4Y6	1730.6210		OFFICE SUPPLIES	PARK BUILDING MAINTENANCE
		23.88	BATTERIES		489672	1MP6KQ1W4LLJ	1860.6229		GENERAL SUPPLIES	REC VOLLEYBALL
		36.50	UNDER-COUNTER CABLE ORGANIZER		489775	1MP6KQ1W6HXR	1940.6210		OFFICE SUPPLIES	AQUATIC SWIM CENTER
		156.96	GARBAGE BAGS CMF		489466	1RKFFKFQ3HYW	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		45.50	WHITEBOARD FOR LEAH		489744	1TVY6QJW49DV	1730.6210		OFFICE SUPPLIES	PARK BUILDING MAINTENANCE
		203.79	VACUUM PARTS, SOAP FOR CMF		489810	1VHX1VDVRR9J	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		38.73	BATTERIES		489686	1WHL4F1J1FRX	1860.6229		GENERAL SUPPLIES	REC VOLLEYBALL
		275.38	SWAT PURCHASE, WEAPON LIGH4960		490014	1WWV6JTGX46M	1200.6229		GENERAL SUPPLIES	POLICE MANAGEMENT
		137.40	HAND SOAP AND LYSOL CMF		489809	1YMHCJGW33R7	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		2,446.42								
34587	5/23/2025		101559 BARR ENGINEERING COMPANY							
		1,857.00	NOISE STUDY REVIEW		489670	23191557021	4502.6235	2024185L	CONSULTANT SERVICES	IMPROVEMENTS-ASSESSED
		1,857.00								
34588	5/23/2025		141748 BASER & PL UMPIRES							
		3,190.00	SOFTBALL OFFICIALS		489548	20250501	1850.6249		OTHER CONTRACTUAL SERVICES	REC SOFTBALL

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34588	5/23/2025		141748 BASER & PL UMPIRES						Continued...	
		3,190.00								
34589	5/23/2025		100058 BELLBOY CORPORATION							
		59.00	LIQ#3	00004928	489849	109760400	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		30.00	TAX#3	00004928	489850	109760400	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		47.00	NTAX#3	00004928	489851	109760400	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		28.50	NTAX#3	00004928	489845	109760500	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		64.00	TAX#2	00004928	489842	109764900	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		42.65	NTAX#2	00004928	489843	109764900	5055.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		25.00	NTAX#1	00004928	489837	109780800	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		141.00	LIQ#3	00004928	489852	109780900	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		95.45	NTAX#3	00004928	489853	109780900	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		71.00	NTAX#1	00004928	489838	109813400	5015.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		1,405.90	LIQ#3	00004928	489846	207585900	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		184.00	WINE#3	00004928	489847	207585900	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		16.00	FREIGHT#3	00004928	489848	207585900	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		36.00	LIQ#2	00004928	489841	207596700	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		392.15	LIQ#1	00004928	489834	207646400	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		180.00	WINE#1	00004928	489835	207646400	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		10.00	FREIGHT#1	00004928	489836	207646400	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		487.00	LIQ#3	00004928	489854	207646700	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		49.50	TAX#3	00004928	489855	207646700	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		70.45	NTAX#3	00004928	489856	207646700	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		10.00	FREIGHT#3	00004928	489857	207646700	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		310.00	LIQ#2	00004928	489844	207704100	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		1,355.00	LIQ#1	00004928	489839	207727300	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		16.00	FREIGHT#1	00004928	489840	207727300	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		955.95	LIQ#3	00004928	489858	207727400	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		138.00	WINE#3	00004928	489859	207727400	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		12.00	FREIGHT#3	00004928	489860	207727400	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		6,231.55								
34590	5/23/2025		142897 BOLTON & MENK, INC.							
		4,644.50	CONSTRUCTION STAKING		489724	360737	5365.6235	2025127S	CONSULTANT SERVICES	SEWER MGMT/REPORTS/DATA ENTRY
		5,858.00	FINAL DESIGN - HAYES STORM		489665	360751	5505.6235	2024102D	CONSULTANT SERVICES	STORM DRAIN MNTC/RPR/SUMPS
		9,477.00	CONSTRUCTION STAKING		489666	360752	2027.6235	2025101R	CONSULTANT SERVICES	ROAD ESCROW
		268.50	FINAL DESIGN		489657	360754	2027.6235	2026101G	CONSULTANT SERVICES	ROAD ESCROW
		2,416.50	FEASIBILITY STUDY		489725	360755	2027.6235	2023108R	CONSULTANT SERVICES	ROAD ESCROW
		8,077.00	FINAL DESIGN		489667	360756	2027.6235	2025109R	CONSULTANT SERVICES	ROAD ESCROW
		89.50	CAD SUPPORT		489655	360757	1510.6235		CONSULTANT SERVICES	PW ENGINEERING & TECHNICAL

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34590	5/23/2025		142897 BOLTON & MENK, INC.						Continued...	
		89.50	FINAL DESIGN		489658	360758	4502.6235	2025112G	CONSULTANT SERVICES	IMPROVEMENTS-ASSESSED
		1,033.00	ROW PERMIT SUPPORT		489669	360759	1510.6244	2025149G	ROW EPERMIT FEES	PW ENGINEERING & TECHNICAL
		89.50	DEVELOPMENT REVIEW		489656	360760	4502.6235	2024185L	CONSULTANT SERVICES	IMPROVEMENTS-ASSESSED
		1,850.00	CONSTRUCTION ADMIN		489668	360761	2027.6235	2024104R	CONSULTANT SERVICES	ROAD ESCROW
		33,893.00								
34591	5/23/2025		121092 BOURGET IMPORTS							
		512.00	WINE#3	00045600	489861	217469	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		8.00	FREIGHT#3	00045600	489862	217469	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		520.00								
34592	5/23/2025		100296 BREAKTHRU BEVERAGE MIN - BEER							
		152.00	BT BEER		489692	121170236	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		250.80	BT BEER		489763	121285711	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		402.80								
34593	5/23/2025		100152 BREAKTHRU BEVERAGE MIN WINE							
		197.80	BT WINE		489691	121170742	2270.6430		GOLF-WINE	GOLF FOOD & BEVERAGE
		70.17	BT LIQUOR		489693	121170743	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		240.00	WINE#3	00001930	489909	121234883	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		3.45	FREIGHT#3	00001930	489910	121234883	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		96.00	NTAX#3	00001930	489883	121234884	5085.6545		NON-TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		2.30	FREIGHT#3	00001930	489884	121234884	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		364.50	LIQ#3	00001930	489885	121234885	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		2.30	FREIGHT#3	00001930	489886	121234885	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		568.70	LIQ#2	00001930	489875	121234890	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		10.35	FREIGHT#2	00001930	489876	121234890	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		13,294.95	LIQ#1	00001930	489865	121234892	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		103.50	FREIGHT#1	00001930	489866	121234892	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		78.11	TAX#1	00001930	489863	121234893	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		3.45	FREIGHT#1	00001930	489864	121234893	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		232.00	WINE#1	00001930	489895	121234894	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		2.30	FREIGHT#1	00001930	489896	121234894	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		253.65	BT LIQUOR		489760	121286171	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		352.00	WINE#3	00001930	489911	121340739	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		4.60	FREIGHT#3	00001930	489912	121340739	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		60.00	TAX#2	00001930	489879	121340740	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		2.30	FREIGHT#2	00001930	489880	121340740	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		2,876.96	LIQ#3	00001930	489887	121343756	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		27.60	FREIGHT#3	00001930	489888	121343756	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES

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34593	5/23/2025		100152 BREAKTHRU BEVERAGE MIN WINE						Continued...	
		7,114.60	LIQ#2	00001930	489877	121343763	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		54.05	FREIGHT#2	00001930	489878	121343763	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,264.00	WINE#2	00001930	489903	121343764	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		17.25	FREIGHT#2	00001930	489904	121343764	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		104.00	WINE#2	00001930	489905	121343765	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		1.15	FREIGHT#2	00001930	489906	121343765	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		136.00	WINE#2	00001930	489907	121343766	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		1.15	FREIGHT#2	00001930	489908	121343766	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		3,072.06	LIQ#1	00001930	489867	121343767	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		65.55	FREIGHT#1	00001930	489868	121343767	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		52.00	WINE#1	00001930	489897	121343768	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		1.15	FREIGHT#1	00001930	489898	121343768	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		4,097.27	LIQ#3	00001930	489891	121367965	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		31.05	FREIGHT#3	00001930	489892	121367965	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		494.91	LIQ#3	00001930	489893	121456268	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		3.45	FREIGHT#3	00001930	489894	121456268	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		64.00	WINE#3	00001930	489913	121456269	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		1.15	FREIGHT#3	00001930	489914	121456269	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,805.20	LIQ#2	00001930	489881	121456275	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		31.05	FREIGHT#2	00001930	489882	121456275	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,942.03	LIQ#1	00001930	489871	121456277	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		423.40	CMLIQ#1	00001930	489872	121456277	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		21.85	FREIGHT#1	00001930	489873	121456277	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		2.30	CMFREIGHT#1	00001930	489874	121456277	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		288.00	WINE#1	00001930	489899	121456278	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		3.45	FREIGHT#1	00001930	489900	121456278	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		104.00	WINE#1	00001930	489901	121456279	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		1.15	FREIGHT#1	00001930	489902	121456279	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		107.00	CMLIQ#3	00001930	489889	413534014	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		1.15	CMFREIGHT#3	00001930	489890	413534014	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		43.00	CMLIQ#1	00001930	489869	413534016	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		1.15	CMFREIGHT#1	00001930	489870	413534016	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		39,040.51								
34594	5/23/2025		158313 CITY WIDE FACILITY SOLUTIONS							
		1,350.56	CONTRACTUAL CLEANING - CMF		489681	32009032725	1530.6240		CLEANING SERVICE/GARBAGE REMOVFLEET & BUILDINGS-CMF	
		2,895.00	CONTRACTUAL CLEANING - MC		489713	42009015937	1060.6240		CLEANING SERVICE/GARBAGE REMOVMUNICIPAL BLDG & GROUNDS MNTC	
		4,245.56								
34595	5/23/2025		141474 COLE PAPERS INC.							

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34595	5/23/2025		141474 COLE PAPERS INC.						Continued...	
		741.62	PAPER PRODUCT ORDER		489676	10569465	1530.6229		GENERAL SUPPLIES	FLEET & BUILDINGS-CMF
		191.45	CMF PAPER PRODUCTS		489650	10571905	1530.6229		GENERAL SUPPLIES	FLEET & BUILDINGS-CMF
		933.07								
34596	5/23/2025		100102 COLLEGE CITY BEVERAGE							
		192.75	CC LIQUOR		489702	1135760	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		558.40	CC BEER		489564	1135761	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		128.50	CC LIQUOR		489761	1137900	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		90.00	ARNIE PALMER		489762	1137901	2270.6421		GOLF-NON ALCOHOLIC BEVERAGES	GOLF FOOD & BEVERAGE
		98.31	CC BEER		489762	1137901	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		1,067.96								
34597	5/23/2025		122849 DAKOTA 911							
		3,770.00	DAKOTA 911-CAPITAL PROJ-JUNE		489728	AR0000000718	1200.6249		OTHER CONTRACTUAL SERVICES	POLICE MANAGEMENT
		80,407.00	DAKOTA 911 FEE-JUNE		489728	AR0000000718	1200.6249		OTHER CONTRACTUAL SERVICES	POLICE MANAGEMENT
		84,177.00								
34598	5/23/2025		100128 DAKOTA ELECTRIC ASSOCIATION							
		5.47	CD SIREN-PILOT KNOB #394930-2		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-CHAPARRAL #2010833		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-WILDWOOD #2010825		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-CED KNOLLS #2010817		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-GALAXIE & 42 #2010809		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-DUCHESS #2010791		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-DELANEY #2010783		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-HUNTINGTON #2010775		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		5.47	CD SIREN-CMF #2010767		489781	200010000089MAY 25	1290.6255		UTILITIES-ELECTRIC	CIVIL DEFENSE MANAGEMENT
		17.70	SCOTT TENNIS LTS #1804079		489781	200010000089MAY 25	1745.6255		UTILITIES-ELECTRIC	PARK CRT/GAME AREA MAINTENANCE
		17.70	BELMONT RD AERATOR 325093-3		489781	200010000089MAY 25	1720.6255		UTILITIES-ELECTRIC	PARK GROUNDS MAINTENANCE

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34598	5/23/2025		100128 DAKOTA ELECTRIC ASSOCIATION						Continued...	
		18.00	LEGION FLD PRESS BX #310081-5		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		18.61	FOUNDER PK LT #366449-7		489781	200010000089MAY 25	1740.6255		UTILITIES-ELECTRIC	PARK SIDEWALK/PATH MAINTENANCE
		20.89	ALIMAGNET PK RESTRM #144117-9		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		23.92	HUNTINGTON PK SHLTR #2014926		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		27.26	KELLEY PD PK/SPKLR #405066-2		489781	200010000089MAY 25	1720.6255		UTILITIES-ELECTRIC	PARK GROUNDS MAINTENANCE
		28.48	GALAXIE PK WMHSE #481583-3		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		29.85	HAGEMEISTER TENNIS LTS#1804087		489781	200010000089MAY 25	1745.6255		UTILITIES-ELECTRIC	PARK CRT/GAME AREA MAINTENANCE
		31.22	SALT BLDG #310219-1		489781	200010000089MAY 25	1540.6255		UTILITIES-ELECTRIC	CMF BUILDINGS & GROUNDS MNTC
		33.19	AV EAST PK WMHSE #2148484		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		36.08	HAGEMEISTER PK SHLTR #151256-5		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		49.62	PW RADIO EQUIP #215383-1		489781	200010000089MAY 25	1540.6255		UTILITIES-ELECTRIC	CMF BUILDINGS & GROUNDS MNTC
		50.49	EASTVIEW PRESS BOX #2079408		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		55.05	COBBLESTONE PAVILLION		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		70.06	PARK HS #4 FIELDS #224529-8		489781	200010000089MAY 25	1780.6255		UTILITIES-ELECTRIC	PARK HIGH SCHOOL #4 FIELDS
		74.53	DELANEY PK SHLTR #151247-4		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		76.54	VALLEY MID PK SHLTR #1247824		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		77.53	FARQ PK RESTROOMS #1617653		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		83.55	REDWOOD/POOL #108328-6		489781	200010000089MAY 25	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
		315.29	CMF STORAGE #2009652		489781	200010000089MAY 25	1540.6255		UTILITIES-ELECTRIC	CMF BUILDINGS & GROUNDS MNTC
		336.57	AVFAC EXPANSION #443065-8		489781	200010000089MAY	1940.6255		UTILITIES-ELECTRIC	AQUATIC SWIM CENTER

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34598	5/23/2025		100128 DAKOTA ELECTRIC ASSOCIATION						Continued...	
					25					
		444.76	TEEN CENTER #268335-7		489781	200010000089MAY	1730.6255		UTILITIES-ELECTRIC	PARK BUILDING MAINTENANCE
					25					
		949.46	AQUATIC CENTER #273061-2		489781	200010000089MAY	1940.6255		UTILITIES-ELECTRIC	AQUATIC SWIM CENTER
					25					
		1,082.74	FIRE STATION #3 #146046-8		489781	200010000089MAY	1340.6255		UTILITIES-ELECTRIC	FIRE BLDG & GROUNDS MNTC
					25					
		1,302.87	HAYES COMM & SR CTR #451229-9		489781	200010000089MAY	1920.6255		UTILITIES-ELECTRIC	SENIOR CENTER
					25					
		1,391.27	EASTVIEW-HIGHLAND #1889047		489781	200010000089MAY	1715.6255		UTILITIES-ELECTRIC	PARK ATHLETIC FIELD MAINTENANC
					25					
		1,633.10	PARK PATHWAY LTS #2053296		489781	200010000089MAY	1740.6255		UTILITIES-ELECTRIC	PARK SIDEWALK/PATH MAINTENANCE
					25					
		1,663.31	CENTRAL MAINT FAC #511870-8		489781	200010000089MAY	1540.6255		UTILITIES-ELECTRIC	CMF BUILDINGS & GROUNDS MNTC
					25					
		1,680.56	FIRE STATION #1 #111343-0		489781	200010000089MAY	1340.6255		UTILITIES-ELECTRIC	FIRE BLDG & GROUNDS MNTC
					25					
		1,809.34	QUARRY PT ATHLCPLX #456933-1		489781	200010000089MAY	1715.6255		UTILITIES-ELECTRIC	PARK ATHLETIC FIELD MAINTENANC
					25					
		2,086.23	AV COMM CTR #1883305		489781	200010000089MAY	1900.6255		UTILITIES-ELECTRIC	AV COMMUNITY CENTER
					25					
		5,188.16	MUNICIPAL CENTER #288247-0		489781	200010000089MAY	1060.6255		UTILITIES-ELECTRIC	MUNICIPAL BLDG & GROUNDS MNTC
					25					
		1,057.86	OLD CITY HALL #517541-9		489781	200010000089MAY	2092.6255		UTILITIES-ELECTRIC	EDUCATION BUILDING FUND
					25					
		76.60	CENTRAL VILLAGE P-LOT		489781	200010000089MAY	2097.6255		UTILITIES-ELECTRIC	CENTRAL VILLAGE PARKING LOT
					25					
		689.48	LIQUOR STORE 2 #138678-8		489781	200010000089MAY	5065.6255		UTILITIES-ELECTRIC	LIQUOR #2 OPERATIONS
					25					
		1,373.41	LIQUOR STORE 1 #145003-0		489781	200010000089MAY	5025.6255		UTILITIES-ELECTRIC	LIQUOR #1 OPERATIONS
					25					
		2,503.73	LIQUOR STORE 3 #444140-8		489781	200010000089MAY	5095.6255		UTILITIES-ELECTRIC	LIQUOR #3 OPERATIONS
					25					
		1,213.68	ICE ARENA #1#136723-4		489781	200010000089MAY	5210.6255		UTILITIES-ELECTRIC	ARENA 1 BUILDING MAINTENANCE
					25					
		7,363.95	HAYES PK ICE ARENA #222230-5		489781	200010000089MAY	5265.6255		UTILITIES-ELECTRIC	ARENA 2 BLDG MAINTENANCE-HAYES
					25					
		20.83	PALOMINO RESERVOIR #103546-8		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					

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		23.02	HERALD WY PRESS STN #103686-2		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		35.01	PUMPHOUSE #5 #135486-9		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		43.21	PUMPHOUSE #1 #106890-7		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		58.25	LS 11-HIGHLAND PT CT #2021699		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		60.20	LS 10 NORDIC WOODS #1830835		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		66.74	LS 7 HERITAGE HILLS #144109-6		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		104.64	PUMPHOUSE #2 #108018-3		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		134.31	PUMPHOUSE 08 #1468404		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		145.24	WTRTWR RESERV-LONGRDG #144881-		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		173.64	LS 9 4771 DOMINICA WY #525977-		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		177.13	LIFT STN 4 PH LKSHR#1030667		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		178.04	PUMPHOUSE #4 #121151-5		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		189.60	PUMPHOUSE 14 #2008852		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		190.18	LIFT #5 #580685-6		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		212.04	PUMPHOUSE #3 #106099-5		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		214.64	6422 140TH ST WELL 15 2121093		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		258.47	PUMPHOUSE #11 #174395-4		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		373.38	PUMPHOUSE 20 #484299		489781	200010000089MAY 25	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
		449.66	LFT STN3 133 CHAPARRAL 546943		489781	200010000089MAY 25	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC
		1,169.39	LIFT STN 1 ELLICE #131715-5		489781	200010000089MAY	5380.6255		UTILITIES-ELECTRIC	SEWER LIFT STN REPAIR & MNTC

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					25					
		1,204.75	PUMPHOUSE 17 #307438-2		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		1,441.88	PUMPHOUSE 09 #1526292		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		1,755.85	PUMPHOUSE 13 #2023265		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		1,835.71	AV BOOSTER-NORDIC #138075-7		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		2,473.28	PUMPHOUSE 19 #415728-5		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		2,694.28	PUMPHOUSE 12 #2023273		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		3,240.93	PUMPHOUSE #7 #126394-6		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		3,327.74	PUMPHOUSE #10 #155867-5		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		4,722.08	PUMPHOUSE 18 #1078310		489781	200010000089MAY	5320.6255		UTILITIES-ELECTRIC	WATER WELL/BOOSTER STN MNT/RPR
					25					
		11,870.82	WTR TREATMENT PLANT #511870-8		489781	200010000089MAY	5325.6255		UTILITIES-ELECTRIC	WATER TREATMENT FCLTY MNTC/RPR
					25					
		22.71	LS STM SWR HGHWD #1586924		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		36.99	LS-WHEATON PONDS #443438-7		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		49.44	LS STM SWR-BELMONT PK #2011021		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		86.18	LS STM SWR BRIAR OAKS#1827781		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		178.92	LS STN COBB LK #306511-7		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		196.91	LS STM SWR PENNOCK SHR #135489		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		232.25	LS STM SWR-HANNOVER #19860009		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		945.15	LS STM SWR ALIMAGNET #144134-4		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					
		1,629.64	LS 2 7698 128TH ST W #490873-7		489781	200010000089MAY	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
					25					

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		3,052.34	LS STM SWR FARQUAR #137184-8		489781	200010000089MAY 25	5505.6255		UTILITIES-ELECTRIC	STORM DRAIN MNTC/RPR/SUMPS
		58.39	CEMETERY LTS #339637-1		489781	200010000089MAY 25	5605.6255		UTILITIES-ELECTRIC	CEMETERY
		76.30	CEMETERY LTS FLAGPOLE#318998-2		489781	200010000089MAY 25	5605.6255		UTILITIES-ELECTRIC	CEMETERY
		19.13	964 GARDENVIEW DR SLSIGN		489781	200010000089MAY 25	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
		32.89	GREENWAY TUNNEL #563183-3		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		42.29	GASLIGHT STREET LT #267358-0		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		43.21	TUNNEL STREET LT #279581-3		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		48.37	SIGNAL-GARRETT & 150TH#1802081		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		49.62	UTIL RADIO EQUIP #215383-1		489781	200010000089MAY 25	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
		51.86	SIGNAL-140TH/FLAGSTAFF#2750370		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		52.32	SIGNAL-147TH/PENNOCK #103448-7		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		52.78	SIGNAL-GALAXIE & 140TH#2053858		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		55.67	SIGNAL-GALAXIE & 147TH#1022698		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		55.82	SIGNAL-149TH/PENNOCK #103448-7		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		55.97	SIGNAL 153RD & CUB #2013084		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		56.26	SIGNAL-140TH/PENNOCK #303778-5		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		58.84	SIGNAL 42 & PENNOCK #1033836		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		59.31	SIGNAL-GALAXIE & 153RD#3128204		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		61.12	SIGNAL-CEDAR & 145TH #2047702		489781	200010000089MAY 25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		62.63	SIGNAL-140TH/JOHNNY CK#2750412		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND

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						25				
		66.30	SIGNAL CEDAR & 147TH #1033901		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		68.10	SIGNAL GALAXIE & 150TH#1821115		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		70.99	SIGNAL CEDAR & 140TH #1577386		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		76.00	SIGNAL 42 & GARDENVW #124646-1		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		106.52	SIGNAL-GALAXIE & 38 #2146678		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		134.16	CO RD 42/CEDAR LTS #501516-9		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		144.02	CEDAR/147TH LTS #501520-1		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		181.67	147TH ST W LTS #498760-8		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		210.52	CEDAR/145TH LTS #501526-8		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		232.54	CEDAR & 153RD LT #487980-5		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		243.62	CEDAR/140TH LTS #501536-7		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		265.18	CEDAR & 157RD LT #487985-4		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		40,235.39	UTILITY STREET LTS #1109149		489781	200010000089MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		39.42	HAWK SIGNAL PED CROSSING MAY		489793	200010066613MAY	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
						25				
		24.83	PILOT KNOB/155TH ST SPKLR MAY		489795	200010066957MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		86.79	PILOT KNOB/155TH ST SIGNAL MAY		489794	200010066959MAY	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
						25				
		123,506.17								
34599	5/23/2025		154565 DAKOTA SUPPLY GROUP							
		2,059.24	PIPING FOR VFD CHECK VALVE		489718	S104587282001	5325.6735		CAPITAL OUTLAY-OTHER IMPROVEME	WATER TREATMENT FCLTY MNTC/RPR
		43.79	TOOL FOR MARKING PIPE		489652	S104618507001	5320.6211		SMALL TOOLS & EQUIPMENT	WATER WELL/BOOSTER STN MNT/RPR
		2,103.03								

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34600	5/23/2025		117768 DRAIN PRO PLUMBING						Continued...	
		245.00	VACUUM BREAKER IN FLUSH VALVE		489662	78188	1900.6266		REPAIRS-BUILDING	AV COMMUNITY CENTER
		245.00								
34601	5/23/2025		101365 ECM PUBLISHERS INC							
		79.20	LEGAL AD - ORDINANCE 1143		489648	1046977	1015.6239		PRINTING	CITY CLERK/ELECTIONS
		44.55	LEGAL AD - ORDINANCE 1144		489647	1046978	1015.6239		PRINTING	CITY CLERK/ELECTIONS
		44.55	LEGAL AD - HR NOTICE		489649	1047876	1020.6239		PRINTING	HUMAN RESOURCES
		168.30								
34602	5/23/2025		101410 ELECTRIC PUMP							
		8,371.66	LIFT 7 PIPE REHAB		489712	31119	5380.6211		SMALL TOOLS & EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		8,371.67	LIFT 7 PIPE REHAB		489712	31119	5380.6265		REPAIRS-EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		8,371.67	LIFT 7 PIPE REHAB		489712	31119	5380.6215		EQUIPMENT-PARTS	SEWER LIFT STN REPAIR & MNTC
		25,115.00								
34603	5/23/2025		100685 EMERGENCY APPARATUS MAINTENANC							
		1,030.45	E1 4985 ANNUAL PUMP TESTING		489474	134854	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		2,668.90	L1 4986 ANNUAL PUMP TESTING		489473	134855	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		1,119.04	E2 4984 ANNUAL PUMP TESTING		489472	134856	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		1,126.74	E22 4981 ANNUAL PUMP TESTING		489471	134857	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		1,063.01	E3 4983 ANNUAL PUMP TESTING		489475	134858	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		2,834.02	L3 4982 ANNUAL PUMP TESTING		489470	134859	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		1,063.11	E2 4984 TANK TO PUMP VALVE FIX		489469	136082	1350.6265		REPAIRS-EQUIPMENT	FIRE VEHICLE MAINTENANCE
		10,905.27								
34604	5/23/2025		142350 FIRE CATT, LLC							
		5,598.25	ANNUAL FIRE HOSE TESTING		489476	15879	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		5,598.25								
34605	5/23/2025		100209 GOPHER STATE ONE-CALL							
		456.75	GSOC LOCATING		489717	5040187	5365.6399		OTHER CHARGES	SEWER MGMT/REPORTS/DATA ENTRY
		456.75	GSOC LOCATING		489717	5040187	5305.6399		OTHER CHARGES	WATER MGMT/REPORT/DATA ENTRY
		456.75	GSOC LOCATING		489717	5040187	5505.6399		OTHER CHARGES	STORM DRAIN MNTC/RPR/SUMPS
		1,370.25								
34606	5/23/2025		128972 HOISINGTON KOEGLER GROUP INC							
		1,116.00	FINAL PAY PARK AMENITY STUDY		481089	2307011	2302.6235	PR230064	CONSULTANT SERVICES	PARKS REF - GENERAL UNASSIGNED
		1,116.00								
34607	5/23/2025		101796 INTERSTATE BATTERY SYSTEM OF M							

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34607	5/23/2025		101796 INTERSTATE BATTERY SYSTEM OF M						Continued...	
		125.91	BATTERY		489694	220077034	2240.6216		VEHICLES-TIRES/BATTERIES	GOLF EQUIPMENT MAINTENANCE
		108.77	BATTERY		489806	220077083	1350.6216		VEHICLES-TIRES/BATTERIES	FIRE VEHICLE MAINTENANCE
		108.77	BATTERY		489806	220077083	1510.6216		VEHICLES-TIRES/BATTERIES	PW ENGINEERING & TECHNICAL
		174.57	BATTERY		489806	220077083	1013.6216		VEHICLES-TIRES/BATTERIES	CODE ENFORCEMENT
		952.50	SIREN BATTERIES		489709	220077084	1060.6266		REPAIRS-BUILDING	MUNICIPAL BLDG & GROUNDS MNTC
		1,470.52								
34608	5/23/2025		131791 IRRIGATION BY DESIGN INC							
		357.29	IRRIGATION - EDU BLDG		489646	36940	2092.6249		OTHER CONTRACTUAL SERVICES	EDUCATION BUILDING FUND
		878.16	COBBLESTONE IRRIGATION		489546	36961	1720.6249		OTHER CONTRACTUAL SERVICES	PARK GROUNDS MAINTENANCE
		1,891.82	COBBLESTONE IRRIGATION		489547	36962	1720.6249		OTHER CONTRACTUAL SERVICES	PARK GROUNDS MAINTENANCE
		3,127.27								
34609	5/23/2025		162603 ISG							
		782.50	SKATE PARK CONST DOCUMENTS		489543	116964	2347.6235	PR230010	CONSULTANT SERVICES	JOHNNY CAKE RIDGE WEST PARK
		782.50								
34610	5/23/2025		118099 JEFFERSON FIRE & SAFETY INC							
		798.00	WATER/ICE RESCUE SUIT		489545	IN323738	1330.6211		SMALL TOOLS & EQUIPMENT	FIRE OPERATIONS
		798.00								
34611	5/23/2025		157336 KING, JOEL							
		100.00			489730	20250512	5315.6275		SCHOOLS/CONFERENCES/EXP LOCAL WATER TRAINING/SCHOOL/MEETINGS	
		100.00								
34612	5/23/2025		154177 LEAST SERVICES COUNSELING LLC							
		420.00	MENTAL HEALTH SERVICES		489541	1690	7205.6235		CONSULTANT SERVICES	INSURANCE CLAIMS
		420.00								
34613	5/23/2025		154223 LIGHTNING DISPOSAL, INC.							
		283.83			489544	773265	1720.6240		CLEANING SERVICE/GARBAGE REMOV	PARK GROUNDS MAINTENANCE
		283.84			489544	773265	1600.6240		CLEANING SERVICE/GARBAGE REMOV	STREET MANAGEMENT
		567.67								
34614	5/23/2025		156007 MACQUEEN EMERGENCY							
		177.07	PIERCE RESCUE DOOR SWITCH		489783	P12591	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
		449.67	4-GAS LEL SENSOR		489480	P48091	1330.6215		EQUIPMENT-PARTS	FIRE OPERATIONS
		1,506.12	REPAIR LATERAL LAUNCH CAMERA		489645	W16089	5375.6265		REPAIRS-EQUIPMENT	SEWER MAINTENANCE AND REPAIR
		2,132.86								

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34615	5/23/2025		100293 MACQUEEN EQUIPMENT						Continued...	
		263.29	SWEeper PARTS		489653	P64351	5505.6215		EQUIPMENT-PARTS	STORM DRAIN MNTC/RPR/SUMPS
		75.49	SWEeper PARTS		489660	P64492	5505.6215		EQUIPMENT-PARTS	STORM DRAIN MNTC/RPR/SUMPS
		338.78								
34616	5/23/2025		162548 MANSFIELD SERVICE PARTNERS							
		17,941.99	DIESEL FUEL (7506 GALS)		489642	IN00192597	1000.1525		INVENTORY-DIESEL FUEL	GENERAL FUND BALANCE SHEET
		18,357.54	NO LEAD FUEL (7500 GALS)		489643	IN00192602	1000.1520		INVENTORY-UNLEADED FUEL	GENERAL FUND BALANCE SHEET
		36,299.53								
34617	5/23/2025		100299 MASTER ELECTRIC CO							
		2,711.50			489720	SD55666	5375.6265		REPAIRS-EQUIPMENT	SEWER MAINTENANCE AND REPAIR
		2,711.50			489720	SD55666	5325.6265		REPAIRS-EQUIPMENT	WATER TREATMENT FCLTY MNTC/RPR
		5,423.00								
34618	5/23/2025		151844 MAVERICK WINE LLC							
		1,021.95	WINE#3	00052289	489922	1589403	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		7.50	FREIGHT#3	00052289	489923	1589403	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,092.02	LIQ#3	00052289	489924	1598530	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		128.04	WINE#3	00052289	489925	1598530	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		12.00	FREIGHT#3	00052289	489926	1598530	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		874.66	LIQ#2	00052289	489920	1598533	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		4.50	FREIGHT#2	00052289	489921	1598533	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		4,140.67								
34619	5/23/2025		156194 METRO ALARM & LOCK							
		720.00	FS2 FIRE SYSTEM MONITORING		489481	56911	1340.6249		OTHER CONTRACTUAL SERVICES	FIRE BLDG & GROUNDS MNTC
		720.00								
34620	5/23/2025		145996 MINNESOTA NATIVE LANDSCAPES							
		2,922.50	SEED FOR BMP MAINTENANCE		489716	51263	5505.6229		GENERAL SUPPLIES	STORM DRAIN MNTC/RPR/SUMPS
		2,922.50								
34621	5/23/2025		100348 MTI DISTRIBUTING CO							
		310.18	MOWER PARTS		489737	147123100	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		83.81	MOWER PARTS		489736	147134300	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		252.29	IRRIGATION SUPPLIES		489739	147153200	1715.6229		GENERAL SUPPLIES	PARK ATHLETIC FIELD MAINTENANC
		48.64	MOWER PARTS		489749	147252000	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		69.55	IRRIGATION PARTS		489764	147281100	2243.6215		EQUIPMENT-PARTS	GOLF IRRIGATION MAINTENANCE
		96.16	IRRIGATION REPAIR		489774	147330600	1780.6229		GENERAL SUPPLIES	PARK HIGH SCHOOL #4 FIELDS
		860.63								

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34621	5/23/2025		100348 MTI DISTRIBUTING CO						Continued...	
34622	5/23/2025		109947 NEW FRANCE WINE CO							
		788.00	WINE#3	00041046	489927	243411	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		12.50	FREIGHT#3	00041046	489928	243411	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		552.00	WINE#3	00041046	489929	243855	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		10.00	FREIGHT#3	00041046	489930	243855	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,362.50								
34623	5/23/2025		157945 NICHOLS, NOEL							
		80.50	LOCAL TRAVEL		489465	20250423	5005.6277		MILEAGE/AUTO ALLOWANCE	LIQUOR GENERAL OPERATIONS
		80.50								
34624	5/23/2025		155871 NORTH AMERICAN SAFETY INC							
		1,627.70	REPLACEMENT RESPIRATORS STAFF		489631	INV97634	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		167.95	SAFETY EQUIPMENT ANTONIO		489630	INV97668	5375.6229		GENERAL SUPPLIES	SEWER MAINTENANCE AND REPAIR
		488.31	REPLACEMENT RESPIRATORS		489630	INV97668	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		2,283.96								
34625	5/23/2025		111219 NORTHERN SAFETY TECHNOLOGY INC							
		91.20	RED EMERGENCY LIGHT		489638	59417	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
		91.20								
34626	5/23/2025		150632 OERTEL ARCHITECTS							
		9,601.00	AE DESIGN FEE FOR PD PROJECT		489629	2122235	4432.6235	2021172G	CONSULTANT SERVICES	2024A CAPITAL PROJECTS CIP EXP
		9,601.00								
34627	5/23/2025		100372 PAUSTIS & SONS							
		495.00	WINE#1	00001291	489931	264475	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		12.50	FREIGHT#1	00001291	489932	264475	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		178.50	LIQ#3	00001291	489935	264996	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		88.00	WINE#3	00001291	489936	264996	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		7.50	FREIGHT#3	00001291	489937	264996	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		584.00	WINE#2	00001291	489933	265591	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		10.50	FREIGHT#2	00001291	489934	265591	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,376.00								
34628	5/23/2025		100393 PUMP AND METER SERVICE INC							
		843.00	BULK OIL PUMP		489700	4003915	1530.6265		REPAIRS-EQUIPMENT	FLEET & BUILDINGS-CMF
		176.47	FUEL PUMP BREAKAWAYS		489815	4003961	1540.6215		EQUIPMENT-PARTS	CMF BUILDINGS & GROUNDS MNTC
		1,019.47								

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34628	5/23/2025		100393 PUMP AND METER SERVICE INC						Continued...	
34629	5/23/2025		100395 R & R SPECIALTIES OF WISCONSIN INC							
		45.00	HAYES OLY BLADE SHARPENING		489796	85373IN	5270.6229		GENERAL SUPPLIES	ARENA 2 EQUIPMENT MAINT-HAYES
		45.00								
34630	5/23/2025		144815 RIHM KENWORTH							
		23.44	PARTS - #344		489699	2199254A	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		229.24	PARTS - #401		489699	2199254A	5345.6215		EQUIPMENT-PARTS	WATER EQUIP/VEHICLE/MISC MNTC
		229.24	PARTS - #401		489699	2199254A	5390.6215		EQUIPMENT-PARTS	SWR EQUIP/VEHICLE MISC MNTC/RP
		481.92								
34631	5/23/2025		100404 RIPLEY, GAIL M							
		42.00			489539	20250508	5305.6277		MILEAGE/AUTO ALLOWANCE	WATER MGMT/REPORT/DATA ENTRY
		42.00								
34632	5/23/2025		152480 RMB ENVIRONMENTAL LAB							
		456.00	WATER QUALITY SAMPLES		489567	B016990	5505.6235		CONSULTANT SERVICES	STORM DRAIN MNTC/RPR/SUMPS
		456.00								
34633	5/23/2025		145515 SCHUFT, STEVE							
		221.20			489814	20250426	5025.6277		MILEAGE/AUTO ALLOWANCE	LIQUOR #1 OPERATIONS
		221.20								
34634	5/23/2025		100645 SHAW, KAREN L							
		54.49	MEAL & MILEAGE REIMBURSEMENT		489771	20250508	1200.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE MANAGEMENT	
		54.49								
34635	5/23/2025		144495 SMALL LOT MN							
		102.78	LIQ#3	00051469	489940	94053	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		108.00	WINE#3	00051469	489941	94053	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		5.00	FREIGHT#3	00051469	489942	94053	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		339.00	WINE#3	00051469	489943	94332	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		207.96	WINE#1	00051469	489938	94388	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		5.00	FREIGHT#1	00051469	489939	94388	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		204.00	WINE#3	00051469	489944	95066	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		5.00	FREIGHT#3	00051469	489945	95066	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		976.74								
34636	5/23/2025		119875 SOUTH METRO RENTAL							
		79.02	BLADES FOR CUTOFF SAW		489799	139319	1610.6229		GENERAL SUPPLIES	STREET/BOULEVARD REPAIR & MNTC

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34636	5/23/2025		119875 SOUTH METRO RENTAL						Continued...	
		79.02								
34637	5/23/2025		100524 SOUTHERN GLAZERS WINE AND SPIRITS OF MN							
		116.10	SG BUBBLY		489706	2621725	2270.6430		GOLF-WINE	GOLF FOOD & BEVERAGE
		116.10								
34638	5/23/2025		139811 SRF CONSULTING GROUP							
		6,236.74	FINAL DESIGN - TRAILHEAD		489726	159390010	4502.6235	2021163P	CONSULTANT SERVICES	IMPROVEMENTS-ASSESSED
		3,598.92	TRAFFIC STUDY - TSAC		489727	18967002	1510.6235		CONSULTANT SERVICES	PW ENGINEERING & TECHNICAL
		9,835.66								
34639	5/23/2025		157773 SUMMER LAKES BEVERAGE							
		1,485.00	TAX#3	00052882	489947	9435	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		709.50	TAX#1	00052882	489946	9440	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		2,194.50								
34640	5/23/2025		101753 SYSCO MINNESOTA, INC							
		364.00	KITCHEN SUPPLIES		489563	547876613	2270.6422		GOLF-KITCHEN SUPPLIES	GOLF FOOD & BEVERAGE
		705.65	KITCHEN FOOD		489563	547876613	2270.6420		GOLF-FOOD	GOLF FOOD & BEVERAGE
		1,069.65								
34641	5/23/2025		158494 TJ DVORAK MECHANICAL							
		225.00	QUARRY POINT RPZ REPAIR		489742	5391	1715.6249		OTHER CONTRACTUAL SERVICES	PARK ATHLETIC FIELD MAINTENANC
		225.00								
34642	5/23/2025		147460 TRADITION WINE & SPIRITS							
		20.00	FREIGHT#3	00051881	489951	43121	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		776.00	WINE#3	00051881	489952	43121	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		796.00								
34643	5/23/2025		100496 VAN PAPER CO							
		323.79	BAGS#1	00008795	489953	107301	5025.6229		GENERAL SUPPLIES	LIQUOR #1 OPERATIONS
		3.24	DISCT#1	00008795	489954	107301	5025.6333		GENERAL-CASH DISCOUNTS	LIQUOR #1 OPERATIONS
		320.55								
34644	5/23/2025		100834 VERSATILE VEHICLES INC							
		7,563.34	CUSHMAN USED HAULER		489577	136804	7445.1740.084		MACHINERY & EQUIP-7 YRS	VERF-VALLEYWOOD GOLF BAL SHT
		8,103.97	CUSHMAN USED HAULER W/ DUMP		489577	136804	7445.1740.084		MACHINERY & EQUIP-7 YRS	VERF-VALLEYWOOD GOLF BAL SHT
		105.72	PICKER PARTS		489766	137736	2220.6215		EQUIPMENT-PARTS	GOLF DRIVING RANGE
		15,773.03								

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34644	5/23/2025		100834 VERSATILE VEHICLES INC						Continued...	
34645	5/23/2025		122010 VINOCOPIA							
		128.00	WINE#3	00046257	489966	372435	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		1,216.00	WINE#1	00046257	489955	372595	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		18.00	FREIGHT#1	00046257	489956	372595	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		192.00	LIQ#1	00046257	489957	372957	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		5.00	FREIGHT#1	00046257	489958	372957	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		112.00	WINE#1	00046257	489959	372963	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		368.00	LIQ#3	00046257	489967	372969	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		10.00	FREIGHT#3	00046257	489968	372969	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		135.00	LIQ#2	00046257	489963	373474	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		176.00	WINE#2	00046257	489964	373474	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		5.00	FREIGHT#2	00046257	489965	373474	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		135.00	LIQ#3	00046257	489969	373475	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		2.50	FREIGHT#3	00046257	489970	373475	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		211.00	LIQ#1	00046257	489960	373488	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		408.00	WINE#1	00046257	489961	373488	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		12.00	FREIGHT#1	00046257	489962	373488	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		3,133.50								
34646	5/23/2025		109991 WEBBER RECREATIONAL DESIGN INC							
		44,817.00	AVFAC PICNIC AND SIDE TABLES		489590	1475	2306.6740	PR230032	CAPITAL OUTLAY-MACH/EQUIP/OTHE	APPLE VALLEY AQUATIC CENTER
		44,817.00								
34647	5/23/2025		100520 WINE COMPANY, THE							
		8.67-	CMWINE#3	00015926	489987	294837	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		1,020.00	WINE#3	00015926	489988	300289	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		18.00	FREIGHT#3	00015926	489989	300289	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		368.00	WINE#2	00015926	489985	300360	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		12.00	FREIGHT#2	00015926	489986	300360	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		255.00	THC#3	00015926	489990	300362	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		316.00	TAX#3	00015926	489991	300362	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		12.00	FREIGHT#3	00015926	489992	300362	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		456.00	LIQ#1	00015926	489982	300364	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		240.00	WINE#1	00015926	489983	300364	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		12.00	FREIGHT#1	00015926	489984	300364	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		648.00-	CMWINE#1 PAID WRONG VEN	00015926	489980	7514167A	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		8.75-	CMFREIGHT#1	00015926	489981	7514167A	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		2,043.58								

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34648	5/23/2025		101003 WINZER FRANCHISE COMPANY						Continued...	
		70.99	MISC. NUTS, BOLTS, WASHERS		489813	3307209	1765.6229		GENERAL SUPPLIES	PARK EQUIPMENT MAINTENANCE
		70.99	MISC. NUTS, BOLTS, WASHERS		489813	3307209	1630.6229		GENERAL SUPPLIES	STREET EQUIPMENT MAINTENANCE
		70.99	MISC. NUTS, BOLTS, WASHERS		489813	3307209	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
		70.99	MISC. NUTS, BOLTS, WASHERS		489813	3307209	5345.6229		GENERAL SUPPLIES	WATER EQUIP/VEHICLE/MISC MNTC
		71.00	MISC. NUTS, BOLTS, WASHERS		489813	3307209	5390.6229		GENERAL SUPPLIES	SWR EQUIP/VEHICLE MISC MNTC/RP
		354.96								
34649	5/23/2025		137762 WSB & ASSOCIATES INC							
		3,562.00	NRMP INSPECTIONS		489568	R02540900011	5505.6235		CONSULTANT SERVICES	STORM DRAIN MNTC/RPR/SUMPS
		2,127.50	COB TRAIL CONST ADMIN MAR 25		489542	R02560800011	2331.6235	PR230064	CONSULTANT SERVICES	COBBLESTONE LAKE PARK
		5,689.50								
34650	5/23/2025		100528 ZIEGLER INC							
		681.88-	FS1 GENERATOR REPAIR REFUND		489497	CN000067634	1340.6265		REPAIRS-EQUIPMENT	FIRE BLDG & GROUNDS MNTC
		215.01	PARTS - #351		489495	IN001894478	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		55.28	PARTS - #351		489496	IN001894901	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		681.88	FS1 GENERATOR REPAIR-OVERHEAT		489566	SI000636950	1340.6265		REPAIRS-EQUIPMENT	FIRE BLDG & GROUNDS MNTC
		270.29								
34651	5/23/2025		100529 ZINCK, JAMES R							
		73.50	ZINCK - APRIL MILEAGE		489498	20250429	2205.6277		MILEAGE/AUTO ALLOWANCE	GOLF MANAGEMENT
		73.50								
325730	5/15/2025		157965 TS SHOPPING CENTER LLC							
		289.05	LIQ1 TAX ESCROW-MAY		489536	20250501	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		1,156.20	2025 REAL ESTATE TAX ADJ		489536	20250501	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		1,445.25								
325731	5/15/2025		100434 DOUGHERTY MOLENDIA SOLFEST HILL							
		33,262.17	CRIMINAL PROSECUTION SVC-MAY		489537	66112720525	1055.6231		LEGAL SERVICES	LEGAL PROSECUTING ATTORNEY
		17,156.92	GEN CIVIL LEGAL SVC-MAY		489538	66112730525	1050.6231		LEGAL SERVICES	LEGAL GENERAL SERVICES
		50,419.09								
325732	5/21/2025		100089 ADVANCE PROFESSIONAL							
		9.55	PARTS		489812	1594RSVDSRCE	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		9.55								
325733	5/21/2025		100023 ANDERSEN INC, EARL F							
		286.75	FIRE STATION 2 SIGNAGE		489654	139194IN	1340.6229		GENERAL SUPPLIES	FIRE BLDG & GROUNDS MNTC
		286.75								

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325733	5/21/2025		100023 ANDERSEN INC, EARL F						Continued...	
325734	5/21/2025		154253 APPLE FORD LINCOLN							
		16.48	PARTS - #420		489467	103673	5345.6215		EQUIPMENT-PARTS	WATER EQUIP/VEHICLE/MISC MNTC
		16.49	PARTS - #420		489467	103673	5390.6215		EQUIPMENT-PARTS	SWR EQUIP/VEHICLE MISC MNTC/RP
		202.40	PARTS - #340		489468	710573	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		1,980.90	PARTS - #916		489664	711168	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		2,216.27								
325735	5/21/2025		149274 B & H PHOTO-VIDEO							
		1,605.74	AVFAC AMPLIFIER AND MIXER		489671	233927557	2306.6399	PR230032	OTHER CHARGES	APPLE VALLEY AQUATIC CENTER
		1,605.74								
325736	5/21/2025		141010 BECKER FIRE & SAFETY SERVICES							
		271.50	FS1 EXTINGUISHER SERVICE		489785	6731	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		271.50								
325737	5/21/2025		101055 BIRD, WILLIAM A							
		225.40	MILEAGE MNFEA CONF. BREEZY PT.		489483	20250307	1700.6277		MILEAGE/AUTO ALLOWANCE	PARK & RECREATION MANAGEMENT
		225.40								
325738	5/21/2025		150980 BONDESON, DOUG							
		63.70	BONDESON MILEAGE - APRIL 2025		489484	20250422	2012.6277		MILEAGE/AUTO ALLOWANCE	CABLE TV JOINT POWERS
		63.70								
325739	5/21/2025		137649 BOUND TREE MEDICAL LLC							
		155.16	CAT TURNQUETS(4)		489784	85768388	1330.6229		GENERAL SUPPLIES	FIRE OPERATIONS
		155.16								
325740	5/21/2025		148298 BRANDL ANDERSON HOMES							
		1,089.32	BUILDING PERMIT OVERAGE		489710	20250502	1001.4060		PERMIT-BUILDING PERMIT	GENERAL FUND REVENUE
		1,089.32								
325741	5/21/2025		100072 BRAUN INTERTEC CORPORATION							
		5,853.00	GEOTECHNICAL EVALUATION		489723	B424546	4732.6235	2019106R	CONSULTANT SERVICES	TIF#1 CAPITAL PROJECTS
		5,853.00								
325742	5/21/2025		144613 BROWN WILBERT INC							
		801.00	URN VAULTS		489687	PSI205203	5605.6324		CREMATION VAULTS	CEMETERY
		1,622.77	CREMATION VAULTS		489714	PSI205834	5605.6324		CREMATION VAULTS	CEMETERY
		2,423.77								

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325742	5/21/2025		144613 BROWN WILBERT INC						Continued...	
325743	5/21/2025		100082 BURNSVILLE, CITY OF							
		14,778.33	SEWER CHARGES FROM BURNSVILLE		489721	202500000002	5380.6318		BURNSVILLE/EAGAN SWR REIMBURSESEWER LIFT STN REPAIR & MNTC	
		14,778.33								
325744	5/21/2025		163758 C&D OIL OF WASECA							
		900.00	FLOOR DRY RECYCLING		489708	58516	1530.6240		CLEANING SERVICE/GARBAGE REMOVFLEET & BUILDINGS-CMF	
		900.00								
325745	5/21/2025		122371 CANNON RIVER WINERY							
		679.72	WINE#3	00046665	489915	18075	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		679.72								
325746	5/21/2025		116142 CARGILL INCORPORATED							
		36,259.71	CLEAR LANE DE-ICER (278.3 T)		489682	2910906959	1665.6229		GENERAL SUPPLIES	STREET SNOW & ICE MATERIALS
		36,259.71								
325747	5/21/2025		156460 CARLSON, ERIC							
		461.30	ERIC MILEAGE JAN - APRIL 2025		489641	20250430	1700.6277		MILEAGE/AUTO ALLOWANCE	PARK & RECREATION MANAGEMENT
		461.30								
325748	5/21/2025		100282 CINTAS CORPORATION							
		38.40	RUG SERVICE - CMF		489659	4228267542	1530.6240		CLEANING SERVICE/GARBAGE REMOVFLEET & BUILDINGS-CMF	
		51.80	CARPET RUNNERS		489463	4229009099	1060.6240		CLEANING SERVICE/GARBAGE REMOV MUNICIPAL BLDG & GROUNDS MNTC	
		9.50	SHOP COVERALLS		489808	4229129137	1530.6281		UNIFORM/CLOTHING ALLOWANCE	FLEET & BUILDINGS-CMF
		13.51	PARKS COVERALLS		489808	4229129137	1710.6281		UNIFORM/CLOTHING ALLOWANCE	PARK MAINTENANCE MANAGEMENT
		44.48	STREETS COVERALLS		489808	4229129137	1600.6281		UNIFORM/CLOTHING ALLOWANCE	STREET MANAGEMENT
		.74-	LIQ2 USE TAX		490015	4229129456	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		.74	LIQ2 USE TAX		490015	4229129456	5065.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #2 OPERATIONS	
		10.80	FLOOR MATS		490015	4229129456	5065.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #2 OPERATIONS	
		242.91	CINTAS LINENS		489756	4229523852	2270.6249		OTHER CONTRACTUAL SERVICES	GOLF FOOD & BEVERAGE
		25.75	AVCC RUG SERVICE		489673	4229759266	1900.6240		CLEANING SERVICE/GARBAGE REMOVAV COMMUNITY CENTER	
		.46-	LIQ1 USE TAX		490016	4229759278	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		.46	LIQ1 USE TAX		490016	4229759278	5025.6249		OTHER CONTRACTUAL SERVICES	LIQUOR #1 OPERATIONS
		6.72	MATS		490016	4229759278	5025.6249		OTHER CONTRACTUAL SERVICES	LIQUOR #1 OPERATIONS
		9.50	SHOP COVERALLS		489823	4229916004	1530.6281		UNIFORM/CLOTHING ALLOWANCE	FLEET & BUILDINGS-CMF
		13.51	PARKS COVERALLS		489823	4229916004	1710.6281		UNIFORM/CLOTHING ALLOWANCE	PARK MAINTENANCE MANAGEMENT
		44.48	STREETS COVERALLS		489823	4229916004	1600.6281		UNIFORM/CLOTHING ALLOWANCE	STREET MANAGEMENT
		511.36								

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325749	5/21/2025		113504 CINTAS FIRST AID & SAFETY						Continued...	
		54.66	FIRST AID SUPPLIES - MC		489701	5266923103	1060.6249		OTHER CONTRACTUAL SERVICES	MUNICIPAL BLDG & GROUNDS MNTC
		353.65	CINTAS LINENS		489703	5267750601	2215.6249		OTHER CONTRACTUAL SERVICES	GOLF CLUBHOUSE BUILDING
		<u>408.31</u>								
325750	5/21/2025		101344 CIT GROUP, THE							
		2,507.14	UNIFORMS		489551	71078103	2205.6281		UNIFORM/CLOTHING ALLOWANCE	GOLF MANAGEMENT
		<u>2,507.14</u>								
325751	5/21/2025		130960 COLDSRING GRANITE COMPANY							
		23,357.73	FIRST PAYMENT OF COLUMBARIUM		489719	2362364	5605.6740		CAPITAL OUTLAY-MACH/EQ/OTHER	CEMETERY
		570.00	BOULDER SCROLLS - YAKOVLEV		489722	RI2367311	5605.6326		CREMATION BOULDER	CEMETERY
		1,888.47	CREMATION BOULDER		489678	RI2368070	5605.6326		CREMATION BOULDER	CEMETERY
		392.00	NICHE PLAQUE - CHARLIER		489661	RI2369665	5605.6325		COLUMBARIUM	CEMETERY
		<u>26,208.20</u>								
325752	5/21/2025		155704 COMPASS MINERALS AMERICA INC							
		53,633.41	WHITE ROAD SALT (535.05 T)		489683	1491421	1665.6229		GENERAL SUPPLIES	STREET SNOW & ICE MATERIALS
		2,488.96	WHITE ROAD SALT (24.83 T)		489684	1492119	1665.6229		GENERAL SUPPLIES	STREET SNOW & ICE MATERIALS
		2,536.07	WHITE ROAD SALT (25.30 T)		489675	1492698	1665.6229		GENERAL SUPPLIES	STREET SNOW & ICE MATERIALS
		<u>58,658.44</u>								
325753	5/21/2025		157280 COZZINI BROS. INC							
		43.92	KNIFE SERVICES		489707	C18421199	2270.6249		OTHER CONTRACTUAL SERVICES	GOLF FOOD & BEVERAGE
		<u>43.92</u>								
325754	5/21/2025		122019 CROWN RENTAL - BURNSVILLE							
		186.10	CHAIN SAW PARTS		489735	W157661	1720.6211		SMALL TOOLS & EQUIPMENT	PARK GROUNDS MAINTENANCE
		<u>186.10</u>								
325755	5/21/2025		143882 CULLIGAN							
		206.50	WATER SOFTENER LEASE		489486	157349250165APR 25	1920.6249		OTHER CONTRACTUAL SERVICES	SENIOR CENTER
		108.75	HAYES WATER SOFTENING		489792	157985475324APR 25	5270.6229		GENERAL SUPPLIES	ARENA 2 EQUIPMENT MAINT-HAYES
		108.75	AVSA WATER SOFTENING		489791	157985539939APR 25	5210.6229		GENERAL SUPPLIES	ARENA 1 BUILDING MAINTENANCE
		108.00	AVCC WATER SOFTEN LEASE MAY 25		489485	157986603353APR 25	1900.6249		OTHER CONTRACTUAL SERVICES	AV COMMUNITY CENTER
		<u>532.00</u>								

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325756	5/21/2025		156145 CYBER ADVISORS INC						Continued...	
		2,250.00	VCISO MONTHLY SERVICES		489569	132715	1030.6235		CONSULTANT SERVICES	INFORMATION TECHNOLOGY
		2,250.00								
325757	5/21/2025		100123 DAKOTA COUNTY FINANCIAL SERVIC							
		1,152.03	SIGNAL UTILITIES		489679	5503645	5805.6255		UTILITIES-ELECTRIC	STREET LIGHT UTILITY FUND
		4,477.50	SIGNAL MAINT - DAKOTA CO.		489680	5503646	1680.6249		OTHER CONTRACTUAL SERVICES	TRAFFIC SIGNS/SIGNALS/MARKERS
		5,629.53								
325758	5/21/2025		123765 DAKOTA COUNTY TECHNICAL COLLEGE							
		300.00	PURSUIT DRIVING TRAINING		490013	1285603	1210.6276		SCHOOLS/CONFERENCES/EXP OTHERPOLICE FIELD OPERATIONS/PATROL	
		300.00								
325759	5/21/2025		140324 DAKOTA UNLIMITED							
		3,898.00	CLAIM #416834		489677	162899	7205.6399		OTHER CHARGES	INSURANCE CLAIMS
		3,898.00								
325760	5/21/2025		116265 DIVAL SAFETY EQUIPMENT INC							
		92.74	MEDIUM LAB GLOVES- RUBBER		489572	3694310	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		289.26	GLO		489829	3706832	1610.6229		GENERAL SUPPLIES	STREET/BOULEVARD REPAIR & MNTC
		382.00								
325761	5/21/2025		145240 ECOLAB PEST ELIM DIV							
		75.67	PEST CONTROL - EDU BLDG		489830	8151256	2092.6249		OTHER CONTRACTUAL SERVICES	EDUCATION BUILDING FUND
		75.67								
325762	5/21/2025		100166 FEDEX							
		122.31	FREIGHT ON RESALE		489758	885417037	2210.6424		GOLF FREIGHT ON RESALE MDSE	GOLF PRO SHOP
		122.31								
325763	5/21/2025		101298 FERGUSON ENTERPRISES							
		58.38	IRRIGATION PARTS		489734	1581292	1780.6229		GENERAL SUPPLIES	PARK HIGH SCHOOL #4 FIELDS
		320.78	IRRIGATION PARTS		489738	15812921	1715.6229		GENERAL SUPPLIES	PARK ATHLETIC FIELD MAINTENANC
		379.16								
325764	5/21/2025		100168 FERRELLGAS							
		199.78	PROPANE FUEL - FORKLIFTS		489807	1130224661	1630.6212		MOTOR FUELS/OILS	STREET EQUIPMENT MAINTENANCE
		199.78								
325765	5/21/2025		161400 GIESE, CHARLES							
		7.33	UB REFUND 13337 HUMMINGBIRD LN		489777	20250515A	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE

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325765	5/21/2025		161400 GIESE, CHARLES						Continued...	
		7.33								
325766	5/21/2025		101328 GOVCONNECTION INC							
		214.54	SURGE PROTECTORS		489487	76419264	1940.6210		OFFICE SUPPLIES	AQUATIC SWIM CENTER
		214.54								
325767	5/21/2025		100827 GRAPE BEGINNINGS INC							
		288.00	WINE#2	00032379	489973	165812	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		4.50	FREIGHT#2	00032379	489974	165812	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		676.00	LIQ#3	00032379	489977	165813	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		273.00	WINE#3	00032379	489978	165813	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		18.00	FREIGHT#3	00032379	489979	165813	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		261.00	WINE#3	00032379	489975	165814	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		4.50	FREIGHT#3	00032379	489976	165814	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		436.50	WINE#2	00032379	489971	165982	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		9.00	FREIGHT#2	00032379	489972	165982	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,970.50								
325768	5/21/2025		100314 GREAT LAKES COCA-COLA DISTRIBU							
		440.44	COCA COLA		489549	46854810007	2270.6421		GOLF-NON ALCOHOLIC BEVERAGES	GOLF FOOD & BEVERAGE
		440.44								
325769	5/21/2025		100222 HACH COMPANY							
		1,396.77	WTP LAB SUPPLIES		489711	14467521	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		1,396.77								
325770	5/21/2025		100891 HANCO CORPORATION							
		393.80	TPM SENSORS		489477	22115700	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		393.80								
325771	5/21/2025		101169 HAWKINS, INC.							
		4,684.00	2- CL2 ONE TON CYLINDERS		489644	7048020	5325.6214		CHEMICALS	WATER TREATMENT FCLTY MNTC/RPR
		4,684.00								
325772	5/21/2025		108865 HERITAGE LANDSCAPE SUPPLY GROUP							
		310.51	FERT AND SEED		489696	20584036001	2235.6213		FERTILIZER	GOLF COURSE MAINTENANCE
		310.51								
325773	5/21/2025		163732 HORIZON POOL SUPPLY							
		311.30	METER RETURN REIMBURSEMENT		489571	20250425	5310.6540		TAXABLE MISC FOR RESALE	WATER METER RPR/REPLACE/READNG

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325773	5/21/2025		163732 HORIZON POOL SUPPLY						Continued...	
		311.30								
325774	5/21/2025		103314 INNOVATIVE OFFICE SOLUTIONS							
		39.78	AVCC PENS		489488	IN4830565	1900.6210		OFFICE SUPPLIES	AV COMMUNITY CENTER
		4.68	PENCIL HOLDER-TERI,PLANNING		489651	IN4831912	1100.6210		OFFICE SUPPLIES	DEV MANAGEMENT
		33.83	NOTARY STAMP - KONGNSO		489773	IN4836653	1200.6210		OFFICE SUPPLIES	POLICE MANAGEMENT
		78.29								
325775	5/21/2025		118232 JOHN DEERE FINANCIAL							
		33,234.12	MOWER LEASE		489479	3030187	1765.6310		RENTAL EXPENSE	PARK EQUIPMENT MAINTENANCE
		24,741.50	MOWER LEASE		489478	3030588	1765.6310		RENTAL EXPENSE	PARK EQUIPMENT MAINTENANCE
		57,975.62								
325776	5/21/2025		152648 JOHNSON CONTROLS FIRE PROTECT							
		8.61-	CH SALES TAX ADJ		489752	52898141	1060.6249		OTHER CONTRACTUAL SERVICES	MUNICIPAL BLDG & GROUNDS MNTC
		8.61	CH SALES TAX ADJ		489752	52898141	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		277.38	FIRE ALARM TESTING - MC		489752	52898141	1060.6249		OTHER CONTRACTUAL SERVICES	MUNICIPAL BLDG & GROUNDS MNTC
		277.38								
325777	5/21/2025		145922 KLAUSLER, TIMOTHY WILLIAM							
		138.95	KLAUSLER MILEAGE - APRIL 2024		489489	20250429	2012.6277		MILEAGE/AUTO ALLOWANCE	CABLE TV JOINT POWERS
		138.95								
325778	5/21/2025		151278 KLINE, HARRY							
		73.50	KLINE MILEAGE - APRIL 2025		489490	20250423	2012.6277		MILEAGE/AUTO ALLOWANCE	CABLE TV JOINT POWERS
		73.50								
325779	5/21/2025		157970 KONGNSO, KIMBERLY							
		23.18	MEAL REIMBURSEMENT		489770	20250508	1200.6275		SCHOOLS/CONFERENCES/EXP	LOCAL POLICE MANAGEMENT
		23.18								
325780	5/21/2025		163802 KROMANN, NATHAN							
		21.74	UB REFUND 161 REDWOOD DR		489778	20250515B	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		21.74								
325781	5/21/2025		163757 L9 SUPPLY LLC							
		179.99	FLOOR CLEANER		489805	1307	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		179.99								
325782	5/21/2025		100532 LANO EQUIPMENT INC							

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325782	5/21/2025		100532 LANO EQUIPMENT INC						Continued...	
		2,090.00	EXCAVATOR BUCKET		489697	11139738	5605.6211		SMALL TOOLS & EQUIPMENT	CEMETERY
		2,090.00								
325783	5/21/2025		147557 LIBATION PROJECT							
		111.96	WINE#2	00051923	489918	89269	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		2.00	FREIGHT#2	00051923	489919	89269	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		223.92	WINE#1	00051923	489916	89273	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		4.00	FREIGHT#1	00051923	489917	89273	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		341.88								
325784	5/21/2025		141980 LIBERTY TIRE SERVICES							
		187.75	USED TIRE DISPOSAL		489804	2968241	1530.6240		CLEANING SERVICE/GARBAGE REMOV	FLEET & BUILDINGS-CMF
		187.75								
325785	5/21/2025		145128 MARTHEY, JENAE							
		217.00	MILEAGE FOR MMCI CONFERENCE		489753	20250509	1015.6276		SCHOOLS/CONFERENCES/EXP OTHER	CITY CLERK/ELECTIONS
		217.00								
325786	5/21/2025		100309 MENARDS							
		9.98	ASPHALT SCRAPER		489634	90915	1610.6211		SMALL TOOLS & EQUIPMENT	STREET/BOULEVARD REPAIR & MNTC
		69.92	IPAD CHARGERS, SAW BLADES		489574	91170	5345.6211		SMALL TOOLS & EQUIPMENT	WATER EQUIP/VEHICLE/MISC MNTC
		20.48	SIGN TRUCK TOOLS		489635	91336	1680.6211		SMALL TOOLS & EQUIPMENT	TRAFFIC SIGNS/SIGNALS/MARKERS
		38.94	SHOP SUPPLIES		489637	91365	1610.6211		SMALL TOOLS & EQUIPMENT	STREET/BOULEVARD REPAIR & MNTC
		75.62	WATER HEATER PARTS & SUPPLIES		489688	91380	5325.6215		EQUIPMENT-PARTS	WATER TREATMENT FCLTY MNTC/RPR
		619.00	NEW - WTP WATER HEATER		489688	91380	5325.6265		REPAIRS-EQUIPMENT	WATER TREATMENT FCLTY MNTC/RPR
		81.58	CLEANING SUPPLIES FOR CSOS		489464	91464	1200.6229		GENERAL SUPPLIES	POLICE MANAGEMENT
		45.32	NEW WATER HEATER PARTS		489575	91497	5325.6215		EQUIPMENT-PARTS	WATER TREATMENT FCLTY MNTC/RPR
		13.47	CEMETERY TOOLS		489633	91509	5605.6211		SMALL TOOLS & EQUIPMENT	CEMETERY
		22.40	LEAF AND GRASS BAGS		489822	91555	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		6.98	TOILET FLAPPER		489803	91558	1730.6266		REPAIRS-BUILDING	PARK BUILDING MAINTENANCE
		8.98	POOL MATERIALS		489740	91672	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		14.34	WOOD		489695	91674	2235.6229		GENERAL SUPPLIES	GOLF COURSE MAINTENANCE
		119.98	BALL AND RECEIVER FOR TRUCK		489741	91675	1765.6211		SMALL TOOLS & EQUIPMENT	PARK EQUIPMENT MAINTENANCE
		43.95	SMALL TOOLS		489632	91738	1610.6211		SMALL TOOLS & EQUIPMENT	STREET/BOULEVARD REPAIR & MNTC
		26.61	EASTER PROGRAM STORAGE		489491	91765	1845.6229		GENERAL SUPPLIES	REC SELF SUPPORT PROG GENERAL
		49.93	LEAF BAGS/WEED KILLER		489731	91915	1920.6229		GENERAL SUPPLIES	SENIOR CENTER
		3.28	IRRIGATION PARTS		489745	91956	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		45.67	TOOLS FOR BENCH INSTALL		489747	91957	1720.6211		SMALL TOOLS & EQUIPMENT	PARK GROUNDS MAINTENANCE
		40.55	DISCHARGE HOSE		489748	91972	1720.6211		SMALL TOOLS & EQUIPMENT	PARK GROUNDS MAINTENANCE
		24.08	FS1 MISC PARTS		489674	91975	1340.6229		GENERAL SUPPLIES	FIRE BLDG & GROUNDS MNTC

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325786	5/21/2025		100309 MENARDS						Continued...	
		69.04	MORTAR MIX REPAIR		489746	91991	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		19.98	ZIP TIES PICKLEBALL		489751	92088	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		22.24	FENCE REPAIR		489750	92103	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		170.76	BATTERIES IRRIGATION HEADS CMF		489828	92321	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		1,663.08								
325787	5/21/2025		100693 MN FIRE SERVICE CERTIFICATION							
		393.00	OFFICER/EINCK, PELTIER, SHEET		489782	13968	1310.6275		SCHOOLS/CONFERENCES/EXP LOCAL FIRE TRAINING	
		393.00								
325788	5/21/2025		100325 MN POLLUTION CONTROL AGENCY							
		25.00	MPCA EMISSION FEE		489636	10000202293	5325.6399		OTHER CHARGES	WATER TREATMENT FCLTY MNTC/RPR
		25.00								
325789	5/21/2025		142014 MUSIC TOGETHER IN THE VALLEY I							
		3,817.80	SPRING MUSIC TOGETHER PAYMENT		489565	20250428	1845.6249		OTHER CONTRACTUAL SERVICES	REC SELF SUPPORT PROG GENERAL
		3,817.80								
325790	5/21/2025		100995 NAPA AUTO PARTS							
		45.69	BATTERIES		489790	5763941198	1630.6216		VEHICLES-TIRES/BATTERIES	STREET EQUIPMENT MAINTENANCE
		5.70	PARTS		489789	926100	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		299.99	FLOOR JACK		489704	959191	1765.6211		SMALL TOOLS & EQUIPMENT	PARK EQUIPMENT MAINTENANCE
		25.36	MOWER FILTER		489705	960707	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		21.99	PARTS - OIL ROOM		489462	960837	1540.6265		REPAIRS-EQUIPMENT	CMF BUILDINGS & GROUNDS MNTC
		31.69	FILTER		489461	960925	5390.6215		EQUIPMENT-PARTS	SWR EQUIP/VEHICLE MISC MNTC/RP
		31.69	FILTER		489461	960925	5345.6215		EQUIPMENT-PARTS	WATER EQUIP/VEHICLE/MISC MNTC
		72.45	PARTS		489460	961213	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		10.77	PENETRATING OIL		489493	961328	1765.6212		MOTOR FUELS/OILS	PARK EQUIPMENT MAINTENANCE
		10.77	PENETRATING OIL		489493	961328	1630.6212		MOTOR FUELS/OILS	STREET EQUIPMENT MAINTENANCE
		10.77	PENETRATING OIL		489493	961328	1210.6212		MOTOR FUELS/OILS	POLICE FIELD OPERATIONS/PATROL
		10.77	PENETRATING OIL		489493	961328	5345.6212		MOTOR FUELS/OILS	WATER EQUIP/VEHICLE/MISC MNTC
		10.80	PENETRATING OIL		489493	961328	5390.6212		MOTOR FUELS/OILS	SWR EQUIP/VEHICLE MISC MNTC/RP
		12.60	PARTS - OIL ROOM		489492	961916	1530.6265		REPAIRS-EQUIPMENT	FLEET & BUILDINGS-CMF
		35.58	PARTS - RESTOCK		489817	961978	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
		53.42	PARTS - RESTOCK		489817	961978	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		289.00	FILTER - #750		489818	961979	1540.6215		EQUIPMENT-PARTS	CMF BUILDINGS & GROUNDS MNTC
		44.17	R134 REFRIGERENT		489816	962085	1765.6212		MOTOR FUELS/OILS	PARK EQUIPMENT MAINTENANCE
		44.17	R134 REFRIGERENT		489816	962085	1630.6212		MOTOR FUELS/OILS	STREET EQUIPMENT MAINTENANCE
		44.17	R134 REFRIGERENT		489816	962085	1350.6212		MOTOR FUELS/OILS	FIRE VEHICLE MAINTENANCE
		44.17	R134 REFRIGERENT		489816	962085	1210.6212		MOTOR FUELS/OILS	POLICE FIELD OPERATIONS/PATROL

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325790	5/21/2025		100995 NAPA AUTO PARTS						Continued...	
		44.14	R134 REFRIGERENT		489816	962085	5390.6212		MOTOR FUELS/OILS	SWR EQUIP/VEHICLE MISC MNTC/RP
		44.17	R134 REFRIGERENT		489816	962085	5345.6212		MOTOR FUELS/OILS	WATER EQUIP/VEHICLE/MISC MNTC
		.99	PARTS - #321		489821	962103	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		32.90	PARTS - RESTOCK		489819	962386	1630.6215		EQUIPMENT-PARTS	STREET EQUIPMENT MAINTENANCE
		30.20	PARTS - #237		489820	962775	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		<u>1,308.12</u>								
325791	5/21/2025		102192 NELSON, MELISSA R							
		22.71	MEAL REIMBURSEMENT		489772	20250508	1200.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE MANAGEMENT	
		<u>22.71</u>								
325792	5/21/2025		163801 OLSON, DAVID							
		14.82	UB REFUND 13842 FRANCHISE AVE		489776	20250515C	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		<u>14.82</u>								
325793	5/21/2025		163760 PACIFIC GOLF ACCESSORIES							
		642.00	HOLE IN ONE BALL MARKERS		489550	250292	2260.6418		GOLF-PRO SHOP OTHER	GOLF PRO SHOP MERCH SALES
		<u>642.00</u>								
325794	5/21/2025		143336 PREMIER LOCATING INC							
		625.54	PREMIER LOCATES		489639	43025	5805.6249		OTHER CONTRACTUAL SERVICES	STREET LIGHT UTILITY FUND
		<u>625.54</u>								
325795	5/21/2025		101500 PREMIUM WATERS INC							
		104.89	WATER		489755	310779843	2215.6249		OTHER CONTRACTUAL SERVICES	GOLF CLUBHOUSE BUILDING
		<u>104.89</u>								
325796	5/21/2025		101614 PULTE HOMES OF MN							
		100.31	UB REFUND 5857 156TH ST W		489779	20250515D	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		<u>100.31</u>								
325797	5/21/2025		151932 RED WING BUSINESS ADVANTAGE ACCOUNT							
		250.00	BOOTS - K FISHER		489797	7241161277	5365.6281		UNIFORM/CLOTHING ALLOWANCE	SEWER MGMT/REPORTS/DATA ENTRY
		179.54	BOOTS - K OTTO		489798	7241161320	1900.6281		UNIFORM/CLOTHING ALLOWANCE	AV COMMUNITY CENTER
		<u>429.54</u>								
325798	5/21/2025		100410 ROSEMOUNT SAW & TOOL							
		56.21	CHAIN SAW TUNE UP		489494	360059	1330.6265		REPAIRS-EQUIPMENT	FIRE OPERATIONS
		<u>56.21</u>								

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325799	5/21/2025		132465 SAM'S CLUB DIRECT						Continued...	
		114.44	KITCHEN FOOD		490019	20250421	2270.6420		GOLF-FOOD	GOLF FOOD & BEVERAGE
		104.64	KITCHEN FOOD		490017	202504301128	2270.6420		GOLF-FOOD	GOLF FOOD & BEVERAGE
		2.42-	LIFE SNACKS SALES TAX ADJUST		490020	20250509	7203.6398		LIFE SNACKS	CITY WELLNESS PROGRAM
		2.42	LIFE SNACKS SALES TAX ADJUST		490020	20250509	7200.2330		DUE TO OTHER GOVERNMENT	RISK MGMT/INSUR BALANCE SHEET
		111.10	LIFE SNACKS INVENTORY		490020	20250509	7203.6398		LIFE SNACKS	CITY WELLNESS PROGRAM
		14.96	COOKIES FOR RESIDENT MEETING		490018	202505131014	2027.6229	2025109R	GENERAL SUPPLIES	ROAD ESCROW
		345.14								
325800	5/21/2025		156003 SITEONE LANDSCAPE SUPPLY LLC							
		362.25	IRRIGATION MILLIAMP CLAMP		489765	153297200001	2235.6229		GENERAL SUPPLIES	GOLF COURSE MAINTENANCE
		362.25								
325801	5/21/2025		100421 ST PAUL PIONEER PRESS							
		150.00	PIONEER PRESS GOLF AD		489757	425537527	2205.6239		PRINTING	GOLF MANAGEMENT
		150.00								
325802	5/21/2025		153135 STORM COMBATIVES							
		699.00	TRAUMA MED TRAINING-GYSBERS		489729	20250515	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		699.00	TRAUMA MED TRAINING-ENGEL		489729	20250515	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		1,398.00								
325803	5/21/2025		100777 THRYV							
		31.14	YELLOW PAGES		489759	110115110MAY25	2205.6239		PRINTING	GOLF MANAGEMENT
		31.14								
325804	5/21/2025		158406 TIFLER WINES LLC							
		2.00	FREIGHT#2	00052952	489950	759	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		119.88	WINE#1	00052952	489948	779	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		2.00	FREIGHT#1	00052952	489949	779	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		123.88								
325805	5/21/2025		121872 TWIN CITY HARDWARE							
		65.79	FS1 LOCK CORE FOR IT ROOM		489540	PS12329809	1340.6215		EQUIPMENT-PARTS	FIRE BLDG & GROUNDS MNTC
		65.79								
325806	5/21/2025		100493 VALLEY BUICK GMC INC							
		5,972.76	CLAIM #CA416219 UNIT #420		489698	100984	7205.6399		OTHER CHARGES	INSURANCE CLAIMS
		5,972.76								
325807	5/21/2025		157812 VAN METER INC							

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325807	5/21/2025		157812 VAN METER INC						Continued...	
		467.40	COBBLESTONE MODULE		489640	S013822683001	5506.6215		EQUIPMENT-PARTS	STORM LIFT STN MNTC/RPR
		467.40								
325808	5/21/2025		152720 VERIZON							
		1,959.60	VERIZON CONNECT SERVICES		489715	344000066881	1530.6237		TELEPHONE/PAGERS	FLEET & BUILDINGS-CMF
		1,959.60								
325809	5/21/2025		100631 VERIZON WIRELESS							
		41.64	POL CELL PHONE		489801	6112481752	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		120.03	POL WIRELESS DATA		489801	6112481752	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		41.64	SHOP CELL PHONE		489690	6112715125	1530.6237		TELEPHONE/PAGERS	FLEET & BUILDINGS-CMF
		41.64	ADM CELL PHONE		489690	6112715125	1010.6237		TELEPHONE/PAGERS	ADMINISTRATION
		41.64	HCSC CELL PHONE		489690	6112715125	1920.6237		TELEPHONE/PAGERS	SENIOR CENTER
		80.02	IT WIRELESS DATA		489690	6112715125	1030.6237		TELEPHONE/PAGERS	INFORMATION TECHNOLOGY
		81.65	CODE CELL PHONE, WIRELESS DATA		489690	6112715125	1013.6237		TELEPHONE/PAGERS	CODE ENFORCEMENT
		121.66	PK CELL PHONE, WIRELESS DATA		489690	6112715125	1710.6237		TELEPHONE/PAGERS	PARK MAINTENANCE MANAGEMENT
		160.04	INSP WIRELESS DATA		489690	6112715125	1400.6237		TELEPHONE/PAGERS	INSPECTIONS MANAGEMENT
		240.06	ENG WIRELESS DATA		489690	6112715125	1510.6237		TELEPHONE/PAGERS	PW ENGINEERING & TECHNICAL
		400.10	POL WIRELESS DATA		489690	6112715125	1205.6237		TELEPHONE/PAGERS	POLICE RECORDS UNIT
		525.31	REC CELL PHONES, WIRELESS DATA		489690	6112715125	1700.6237		TELEPHONE/PAGERS	PARK & RECREATION MANAGEMENT
		760.19	STR WIRELESS DATA		489690	6112715125	1600.6237		TELEPHONE/PAGERS	STREET MANAGEMENT
		150.04	GOLF WIRELESS DATA		489690	6112715125	2205.6237		TELEPHONE/PAGERS	GOLF MANAGEMENT
		20.82	UTIL ON-CALL CELL PHONE		489690	6112715125	5365.6237		TELEPHONE/PAGERS	SEWER MGMT/REPORTS/DATA ENTRY
		20.82	UTIL ON-CALL CELL PHONE		489690	6112715125	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
		513.39	UTIL CELL PHONES, WIRELESS DAT		489690	6112715125	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
		513.39	UTIL CELL PHONES, WIRELESS DAT		489690	6112715125	5365.6237		TELEPHONE/PAGERS	SEWER MGMT/REPORTS/DATA ENTRY
		123.29	STORM CELL PHONES, WIRELESS DA		489690	6112715125	5505.6237		TELEPHONE/PAGERS	STORM DRAIN MNTC/RPR/SUMPS
		40.01	IA1 WIRELESS DATA IPAD		489800	6112715126	5250.6237		TELEPHONE/PAGERS	ARENA 1 CONCESSIONS
		40.01	UTIL WIRELESS DATA		489800	6112715126	5305.6237		TELEPHONE/PAGERS	WATER MGMT/REPORT/DATA ENTRY
		4,077.39								
325810	5/21/2025		100497 VIKING ELECTRIC							
		141.54	AMP DRAW METER		489573	S009126495001	5380.6211		SMALL TOOLS & EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		141.54								
325811	5/21/2025		100521 WINE MERCHANTS							
		648.00	WINE#1	00022992	489993	7514167	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		8.75	FREIGHT#1	00022992	489994	7514167	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		462.00	WINE#1	00022992	489995	7517466	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		3.75	FREIGHT#1	00022992	489996	7517466	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES

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		128.00	TAX#1	00022992	489997	7517467	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		1.25	FREIGHT#1	00022992	489998	7517467	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		763.00	WINE#3	00022992	490003	7517571	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		8.23	FREIGHT#3	00022992	490004	7517571	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		509.50	WINE#1	00022992	489999	7518406	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		5.08	FREIGHT#1	00022992	490000	7518406	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1.27	FREIGHT#3	00022992	490007	7518407	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		248.00	WINE#3	00022992	490005	7518408	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		3.81	FREIGHT#3	00022992	490006	7518408	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		231.50	WINE#1	00022992	490001	7519231	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		2.54	FREIGHT#1	00022992	490002	7519231	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		152.00	WINE#3	00022992	490010	7519338	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		2.54	FREIGHT#3	00022992	490011	7519338	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		608.00	WINE#3	00022992	490008	7519339	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		6.99	FREIGHT#3	00022992	490009	7519339	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		3,794.21								
325812	5/21/2025		100363 XCEL ENERGY							
		191.86	POL GUN RANGE ELECTRIC APR		489689	5158758142APR25	1255.6255		UTILITIES-ELECTRIC	POLICE GUN RANGE
		308.03	STREET LIGHTS ELECTRIC		489802	5168727942MAY25	5805.6545		NON-TAXABLE MISC FOR RESALE	STREET LIGHT UTILITY FUND
		499.89								
20250515	5/6/2025		100319 CENTERPOINT ENERGY							
		2,350.27	FIRE STA 2 GAS APR		489500	6403587606APR25	1340.6256		UTILITIES-NATURAL GAS	FIRE BLDG & GROUNDS MNTC
		132.78	FIRE STA 2 GEN GAS APR		489499	64035876073APR2	1340.6256		UTILITIES-NATURAL GAS	FIRE BLDG & GROUNDS MNTC
					5					
		2,483.05								
20250516	5/6/2025		100319 CENTERPOINT ENERGY							
		101.05	SWIM GAS APR		489531	110055472APR25	1940.6256		UTILITIES-NATURAL GAS	AQUATIC SWIM CENTER
		3,831.26	CH GAS APR		489530	110055563APR25	1060.6256		UTILITIES-NATURAL GAS	MUNICIPAL BLDG & GROUNDS MNTC
		2,905.31	IA1 GAS APR		489501	110060944APR25	5210.6256		UTILITIES-NATURAL GAS	ARENA 1 BUILDING MAINTENANCE
		2,438.21	CMF GAS APR		489502	110061900APR25	1540.6256		UTILITIES-NATURAL GAS	CMF BUILDINGS & GROUNDS MNTC
		36.04	EDA GAS APR		489535	137470969APR25	3212.6256		UTILITIES-NATURAL GAS	EDA OPERATION
		40.64	DELANEY PK GAS APR		489503	55372148APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		194.49	FIRE STA 3 GAS APR		489505	55533657APR25	1340.6256		UTILITIES-NATURAL GAS	FIRE BLDG & GROUNDS MNTC
		242.30	LIQ 2 GAS APR		489506	55533673APR25	5065.6256		UTILITIES-NATURAL GAS	LIQUOR #2 OPERATIONS
		171.61	VALLEY MID PK GAS APR		489507	55611420APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		69.45	REDWOOD PK GAS APR		489504	55612972APR25	1930.6256		UTILITIES-NATURAL GAS	REDWOOD CC
		16.91	WELL 2 GAS APR		489515	55675664APR25	5320.6256		UTILITIES-NATURAL GAS	WATER WELL/BOOSTER STN MNT/RPR

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20250516	5/6/2025		100319 CENTERPOINT ENERGY						Continued...	
		2,108.12	AVCC GAS APR		489508	55686299APR25	1900.6256		UTILITIES-NATURAL GAS	AV COMMUNITY CENTER
		1,090.21	OLD CH GAS APR		489529	55710289APR25	2092.6256		UTILITIES-NATURAL GAS	EDUCATION BUILDING FUND
		163.33	CMF STRG BLD 2 GAS APR		489509	55793483APR25	1540.6256		UTILITIES-NATURAL GAS	CMF BUILDINGS & GROUNDS MNTC
		51.92	GALAXIE PK GAS APR		489533	55848238APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		59.82	AV EAST PK GAS APR		489510	55851521APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		224.96	WELL 5 GAS APR		489511	55851562APR25	5320.6256		UTILITIES-NATURAL GAS	WATER WELL/BOOSTER STN MNT/RPR
		149.01	WELL 4 GAS APR		489512	55851604APR25	5320.6256		UTILITIES-NATURAL GAS	WATER WELL/BOOSTER STN MNT/RPR
		1,476.41	WTP GAS APR		489513	55877872APR25	5325.6256		UTILITIES-NATURAL GAS	WATER TREATMENT FCLTY MNTC/RPR
		179.48	WELL 1 GAS APR		489514	55887046APR25	5320.6256		UTILITIES-NATURAL GAS	WATER WELL/BOOSTER STN MNT/RPR
		702.17	FIRE STA 1 GAS APR		489516	55888184APR25	1340.6256		UTILITIES-NATURAL GAS	FIRE BLDG & GROUNDS MNTC
		4,003.22	IA 2 GAS APR		489517	55978928APR25	5265.6256		UTILITIES-NATURAL GAS	ARENA 2 BLDG MAINTENANCE-HAYES
		1,401.93	CMF STRG BLD 1 GAS APR		489518	56034416APR25	1540.6256		UTILITIES-NATURAL GAS	CMF BUILDINGS & GROUNDS MNTC
		74.50	HAGEMEISTER PK GAS APR		489519	56100324APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		601.09	LIQ 1 GAS APR		489520	56265598APR25	5025.6256		UTILITIES-NATURAL GAS	LIQUOR #1 OPERATIONS
		155.80	JC ACTIVITY CTR GAS APR		489522	56281637APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		1,346.94	AQUATIC CTR GAS APR		489521	56284078APR25	1940.6256		UTILITIES-NATURAL GAS	AQUATIC SWIM CENTER
		41.77	HUNTINGTON PK GAS APR		489523	56346620APR25	1730.6256		UTILITIES-NATURAL GAS	PARK BUILDING MAINTENANCE
		585.14	CMF STRG BLD 3 GAS APR		489524	56696487APR25	1540.6256		UTILITIES-NATURAL GAS	CMF BUILDINGS & GROUNDS MNTC
		30.46	460 REFLECTION RD GAS APR		489525	75761361APR25	5380.6256		UTILITIES-NATURAL GAS	SEWER LIFT STN REPAIR & MNTC
		93.46	SWIM UNIT D GAS APR		489526	78955218APR25	1940.6256		UTILITIES-NATURAL GAS	AQUATIC SWIM CENTER
		261.93	SWIM PK GAS APR		489527	79512695APR25	1940.6256		UTILITIES-NATURAL GAS	AQUATIC SWIM CENTER
		653.45	HCSC GAS APR		489528	79615332APR25	1920.6256		UTILITIES-NATURAL GAS	SENIOR CENTER
		41.77	UTIL SAN LIFT 2 GEN GAS APR		489532	91747147APR25	5380.6256		UTILITIES-NATURAL GAS	SEWER LIFT STN REPAIR & MNTC
		1,548.44	GOLF GAS APR		489534	96338967APR25	2215.6256		UTILITIES-NATURAL GAS	GOLF CLUBHOUSE BUILDING
		27,092.60								
20250517	5/15/2025		100000 MN DEPT OF REVENUE							
		8,502.00	SALES/USE TAX-GENERAL FUND		489787	20250515	1000.2330		DUE TO OTHER GOVERNMENT	GENERAL FUND BALANCE SHEET
		37.00-	SALES/USE TAX-CABLE TV FUND		489787	20250515	2010.2330		DUE TO OTHER GOVERNMENT	CABLE TV RESERVE BALANCE SHEET
		18,816.00	SALES/USE TAX-GOLF		489787	20250515	2200.2330		DUE TO OTHER GOVERNMENT	VALLEYWOOD GOLF
		16,808.00	SALES/USE TAX-LIQUOR #2		489787	20250515	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		33,621.00	SALES/USE TAX-LIQUOR #3		489787	20250515	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		39,273.00	SALES/USE TAX-LIQUOR #1		489787	20250515	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		46.00	SALES/USE TAX-ARENA		489787	20250515	5200.2330		DUE TO OTHER GOVERNMENT	ARENA FUND BALANCE SHEET
		2,326.00	SALES/USE TAX-WATER & SWR		489787	20250515	5300.2330		DUE TO OTHER GOVERNMENT	WATER & SEWER FUND BAL SHEET
		5.00-	SALES/USE TAX-STORM DRAIN		489787	20250515	5500.2330		DUE TO OTHER GOVERNMENT	STORM DRAIN UTIL BALANCE SHEET
		2.00-	SALES/USE TAX-RISK MGMT		489787	20250515	7200.2330		DUE TO OTHER GOVERNMENT	RISK MGMT/INSUR BALANCE SHEET
		119,348.00								

20250518 5/15/2025

100331 MN DEPT OF LABOR & INDUSTRY (EFT)

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20250518	5/15/2025		100331 MN DEPT OF LABOR & INDUSTRY (EFT)						Continued...	
		91.07-	LESS 2% RETENTION APR		489788	20250430	1001.4099		PERMIT-OTHER	GENERAL FUND REVENUE
		1.00-	PERMIT SURCHARGE ADJ		489788	20250430	1001.4072		STATE SURTAX COLLECTED	GENERAL FUND REVENUE
		4,553.73	PERMIT SURCHARGE APR		489788	20250430	1001.4072		STATE SURTAX COLLECTED	GENERAL FUND REVENUE
		<u>4,461.66</u>								
20250519	5/16/2025		102664 US BANK							
		806.35	EMPLOYEE MEDICARE		489172	508251551385	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		806.35	CITY SHARE MEDICARE		489172	508251551385	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		3,471.82	FEDERAL TAXES PR		489172	508251551385	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		<u>5,084.52</u>								
20250520	5/16/2025		100657 MN DEPT OF REVENUE							
		1,587.26	STATE TAX WITHHOLDING		489171	508251551384	9000.2112		ACCRUED STATE W/H	PAYROLL CLEARING BAL SHEET
		<u>1,587.26</u>								
20250521	5/15/2025		100038 APPLE VALLEY FIREFIGHTERS RELI (EFT)							
		1,417.95	FIRE RELIEF DUES		489168	508251551381	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		<u>1,417.95</u>								
20250522	5/15/2025		151440 VANTAGEPOINT TRANSFER AGENTS							
		350.00	ROTH 457-PLAN #301171-FIRE TOO		489173	508251551386	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		<u>350.00</u>								
20250523	5/15/2025		100240 VANTAGEPOINT TRANSFER AGENTS - 457 FT							
		800.00	ICMA-PLAN #301171-FIRE TOO		489169	508251551382	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		<u>800.00</u>								
20250524	5/15/2025		100241 VANTAGEPOINT TRANSFER AGENTS - 457 PT							
		2,619.80	ICMA-PLAN #306561-FIRE ONLY		489170	508251551383	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		<u>2,619.80</u>								
		<u>1,000,011.24</u>	Grand Total							

Payment Instrument Totals

Checks	321,361.96
EFT Payments	165,244.84
A/P ACH Payment	<u>513,404.44</u>
Total Payments	1,000,011.24




<u>Company</u>	<u>Amount</u>
01000 GENERAL FUND	445,089.56
02010 CABLE TV RESERVE FUND	321.88
02025 ROAD ESCROW FUND	22,103.96
02090 PARTNERS IN EDUCATION	2,581.03
02095 CENTRAL VILLAGE PARKING LOT	76.60
02200 VALLEYWOOD GOLF FUND	29,611.87
02300 PARKS REFERENDUM FUND	50,448.74
03210 EDA OPERATIONS FUND	36.04
04430 2024A CAPITAL PROJECT CIP FUND	9,601.00
04500 CONSTRUCTION PROJECTS	8,272.74
04730 TIF DIST#1-CAPITAL PROJECTS	5,853.00
05000 LIQUOR FUND	165,575.46
05200 ARENA FUND	15,834.67
05300 WATER & SEWER FUND	110,067.87
05500 STORM DRAINAGE UTILITY FUND	20,610.25
05600 CEMETERY FUND LEVEL PROGRAM	30,870.13
05800 STREET LIGHT UTIL FUND	45,129.74
07200 RISK MANAGEMENT/INSURANCE FUND	10,399.86
07445 VERF-VALLEYWOOD GOLF	15,667.31
09000 PAYROLL CLEARING FUND	11,859.53
Report Totals	1,000,011.24

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34652	5/30/2025		155911 5 STAR INSPECTIONS INC							
		7,043.53	ELECTRICAL FEES-APR 25 FINALED		490400	20250513	1400.6243		ELECTRICAL PERMIT FEES	INSPECTIONS MANAGEMENT
		460.56	ELECTRICAL FEES-APR 25 EXPIRED		490401	20250513A	1400.6243		ELECTRICAL PERMIT FEES	INSPECTIONS MANAGEMENT
		<u>7,504.09</u>								
34653	5/30/2025		101557 AAA CREDIT SCREENING SVCS LLC							
		66.00	BACKGROUND FEES FOR CREDIT		490068	224264	1210.6249		OTHER CONTRACTUAL SERVICES	POLICE FIELD OPERATIONS/PATROL
		<u>66.00</u>								
34654	5/30/2025		100101 ACE HARDWARE							
		.33-	DISCOUNT		490472	350130100444	1350.6333		GENERAL-CASH DISCOUNTS	FIRE VEHICLE MAINTENANCE
		3.38	BOLTS		490472	350130100444	1350.6215		EQUIPMENT-PARTS	FIRE VEHICLE MAINTENANCE
		3.34-	DISCOUNT		490476	350130100477	1340.6333		GENERAL-CASH DISCOUNTS	FIRE BLDG & GROUNDS MNTC
		33.46	IRRIGATION SYSTEM PARTS		490476	350130100477	1340.6215		EQUIPMENT-PARTS	FIRE BLDG & GROUNDS MNTC
		2.52-	DISCOUNT		490469	350131100432	2240.6333		GENERAL-CASH DISCOUNTS	GOLF EQUIPMENT MAINTENANCE
		25.24	FAESTENERS		490469	350131100432	2240.6215		EQUIPMENT-PARTS	GOLF EQUIPMENT MAINTENANCE
		40.00	GOAL NET PAINT		490477	350132100479	5265.6215		EQUIPMENT-PARTS	ARENA 2 BLDG MAINTENANCE-HAYES
		1.24-	DISCOUNT		490468	350134100409	1720.6333		GENERAL-CASH DISCOUNTS	PARK GROUNDS MAINTENANCE
		12.45	IRRIGATION PARTS		490468	350134100409	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		2.09-	DISCOUNT		490478	350135100492	1210.6333		GENERAL-CASH DISCOUNTS	POLICE FIELD OPERATIONS/PATROL
		20.97	DEPARTMENT SUPPLIES		490478	350135100492	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
		.74-	DISCOUNT		490462	350139100353	1610.6333		GENERAL-CASH DISCOUNTS	STREET/BOULEVARD REPAIR & MNTC
		7.49	CHAINSAW REPAIRS		490462	350139100353	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		5.90-	DISCOUNT		490465	350139100354	1610.6333		GENERAL-CASH DISCOUNTS	STREET/BOULEVARD REPAIR & MNTC
		59.00	SMALL ENGINE REPAIR		490465	350139100354	1610.6211		SMALL TOOLS & EQUIPMENT	STREET/BOULEVARD REPAIR & MNTC
		3.69-	DISCOUNT		490389	350139100397	1610.6333		GENERAL-CASH DISCOUNTS	STREET/BOULEVARD REPAIR & MNTC
		36.94	LOCKS AND KEYS FOR WEED WHIPS		490389	350139100397	1610.6229		GENERAL SUPPLIES	STREET/BOULEVARD REPAIR & MNTC
		1.99-	DISCOUNT		490388	350139100410	1610.6333		GENERAL-CASH DISCOUNTS	STREET/BOULEVARD REPAIR & MNTC
		19.98	EQUIPMENT REPAIRS		490388	350139100410	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		2.18-	DISCOUNT		490475	350140100430	5330.6333		GENERAL-CASH DISCOUNTS	WTR MAIN/HYDRANT/CURB STOP MNT
		21.84	CURB BOX HARDWARE		490475	350140100430	5330.6229		GENERAL SUPPLIES	WTR MAIN/HYDRANT/CURB STOP MNT
		1.59-	DISCOUNT		490474	350140100439	5320.6333		GENERAL-CASH DISCOUNTS	WATER WELL/BOOSTER STN MNT/RPR
		15.96	FILL STATION REPAIR HOSE		490474	350140100439	5320.6215		EQUIPMENT-PARTS	WATER WELL/BOOSTER STN MNT/RPR
		<u>271.10</u>								
34655	5/30/2025		153995 AMAZON CAPITAL SERVICES							
		40.52	IPAD HOLDERS		490405	16NFHDVR46JJ	1720.6210		OFFICE SUPPLIES	PARK GROUNDS MAINTENANCE
		55.99	GSOC - MARKING STICK		490072	1D1VT11763YV	5335.6211		SMALL TOOLS & EQUIPMENT	WATER FINAL/SERVICE ON OFF/LOC
		603.75	NEW TOURNIQUETS		490395	1FW3NK7WHDHW	1210.6211		SMALL TOOLS & EQUIPMENT	POLICE FIELD OPERATIONS/PATROL
		175.73	PEO PANTS AND UOF PANTS		490425	1JKN997Q441Y	1200.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE MANAGEMENT
		105.99	321 FORKLIFT PART		490402	1JWY3LWCMHTW	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE

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34655	5/30/2025		153995 AMAZON CAPITAL SERVICES						Continued...	
		222.84			490387	1KXQFFL6K4FW	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		86.25	PEO PANTS		490427	1P9WJ3WMLDYF	1200.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE MANAGEMENT
		69.01	HARD HATS		490403	1Q9LH9CJ444X	1760.6211		SMALL TOOLS & EQUIPMENT	PARK CONSTRUCTION
		51.23	WIREMOLD FOR NEW STAFF AT AVCC		490085	1RKRP9V7VDK	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
		74.49	UOF PANTS FOR INSTRUCTOR		490426	1RXFT9TRX9KQ	1200.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE MANAGEMENT
		23.99	FULL FACE SHEILD		490132	1TDCHGNK7YGF	1720.6211		SMALL TOOLS & EQUIPMENT	PARK GROUNDS MAINTENANCE
		369.30	LIFEGUARD EQUIPMENT		490441	1YD9Q19D3MLD	1940.6229		GENERAL SUPPLIES	AQUATIC SWIM CENTER
		50.00	SODA FOUNTAIN PARTS		490411	1YJP1V14R9PH	1940.6215		EQUIPMENT-PARTS	AQUATIC SWIM CENTER
		1,929.09								
34656	5/30/2025		100296 BREAKTHRU BEVERAGE MIN - BEER							
		435.85	BT BEER		490045	121171098	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		187.00	BT BEER		490086	121394897	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		244.55	BT BEER		490087	121395737	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		105.20	BT BEER		490423	121504073	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		972.60								
34657	5/30/2025		100152 BREAKTHRU BEVERAGE MIN WINE							
		739.41	BT LIQUOR		490130	121396176	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		141.95	TANQUERAY		490424	121503697	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		98.90	BT WINE		490422	121503698	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		980.26								
34658	5/30/2025		101173 BROWN'S ICE CREAM CO							
		138.42	PIZZA		490421	22513418	2270.6420		GOLF-FOOD	GOLF FOOD & BEVERAGE
		138.42								
34659	5/30/2025		121014 BUCKEYE CLEANING CENTER							
		271.76	HAND SOAP		490442	90670827	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		271.76								
34660	5/30/2025		100102 COLLEGE CITY BEVERAGE							
		128.50	CC LIQUOR		490088	1140346	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		825.35	CC BEER		490443	1140347	2270.6419		GOLF-BEER	GOLF FOOD & BEVERAGE
		953.85								
34661	5/30/2025		123296 CTM SERVICES							
		803.99	AVSA OLY DISPLAY SCREEN REPLAC		490059	7743	5215.6265		REPAIRS-EQUIPMENT	ARENA 1 EQUIPMENT MAINTENANCE
		803.99								

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34662	5/30/2025		100128 DAKOTA ELECTRIC ASSOCIATION						Continued...	
		1,655.05	FIRE STA 2 MAY		490114	200010130380MAY 25	1340.6255		UTILITIES-ELECTRIC	FIRE BLDG & GROUNDS MNTC
		<u>1,655.05</u>								
34663	5/30/2025		142830 DYNAMIC BRANDS							
		1,310.93	RENTAL PUSH CARTS		490054	INV1797968	2260.6418		GOLF-PRO SHOP OTHER	GOLF PRO SHOP MERCH SALES
		<u>1,310.93</u>								
34664	5/30/2025		101365 ECM PUBLISHERS INC							
		594.00	LEGAL AD-AD FOR BID 2025-104		490047	1046976	2027.6399	2025104R	OTHER CHARGES	ROAD ESCROW
		<u>594.00</u>								
34665	5/30/2025		100217 GRAINGER, INC.							
		96.45	DOOR HOLD OPENS		490418	9489484528	5265.6266		REPAIRS-BUILDING	ARENA 2 BLDG MAINTENANCE-HAYES
		180.00	FLOOR MATS		490460	9507913672	1900.6240		CLEANING SERVICE/GARBAGE REMOVAV	COMMUNITY CENTER
		<u>276.45</u>								
34666	5/30/2025		128972 HOISINGTON KOEGLER GROUP INC							
		25.00	BELMONT CONCEPT PREP		490452	240585	2325.6235	PR230064	CONSULTANT SERVICES	BELMONT PARK
		75.00	CHAPARRAL CONCEPT PREP		490452	240585	2330.6235	PR230064	CONSULTANT SERVICES	CHAPARRAL PARK
		100.00	COBBLESTONE SE CONCEPT PREP		490452	240585	2331.6235	PR230064	CONSULTANT SERVICES	COBBLESTONE LAKE PARK
		125.00	AV EAST CONCEPT PREP		490452	240585	2324.6235	PR230064	CONSULTANT SERVICES	APPLE VALLEY EAST PARK
		175.00	CEDAR ISLE CONCEPT PREP		490452	240585	2328.6235	PR230064	CONSULTANT SERVICES	CEDAR ISLES PARK
		175.00	GREENLEAF NORTH CONCEPT PREP		490452	240585	2341.6235	PR230064	CONSULTANT SERVICES	GREENLEAF PARK
		200.00	APPLE PONDS CONCEPT PREP		490452	240585	2323.6235	PR230064	CONSULTANT SERVICES	APPLE PONDS PARK
		375.00	CARROLLWOOD CONCEPT PREP		490452	240585	2327.6235	PR230064	CONSULTANT SERVICES	CARROLLWOOD PARK
		1,710.00	NEIGH. PARK COMM. ENGAGEMENT		490452	240585	2302.6235	PR230064	CONSULTANT SERVICES	PARKS REF - GENERAL UNASSIGNED
		13,530.50	NEIGH. PARK DESIGN & PLANNING		490452	240585	2302.6235	PR230064	CONSULTANT SERVICES	PARKS REF - GENERAL UNASSIGNED
		<u>16,490.50</u>								
34667	5/30/2025		137297 HUMERATECH							
		696.50	HVAC REPAIR KITCHEN MUA		490057	250441	2215.6266		REPAIRS-BUILDING	GOLF CLUBHOUSE BUILDING
		622.00	AVSA ARENA SPACE A/C REPAIR		490062	250465	5215.6265		REPAIRS-EQUIPMENT	ARENA 1 EQUIPMENT MAINTENANCE
		<u>1,318.50</u>								
34668	5/30/2025		100242 INDEPENDENT BLACK DIRT CO							
		370.00	DIRT		490429	37347	2235.6229		GENERAL SUPPLIES	GOLF COURSE MAINTENANCE
		<u>370.00</u>								
34669	5/30/2025		111243 JERRY'S TRANSMISSION SERVICE INC							

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34669	5/30/2025		111243 JERRY'S TRANSMISSION SERVICE INC						Continued...	
		7,685.23	4984 DRAWER REPAIR CLM#414998		490060	45238	7205.6399		OTHER CHARGES	INSURANCE CLAIMS
		7,685.23								
34670	5/30/2025		158287 JLG ARCHITECTS							
		8,364.00	AVFAC CONST ADMIN & DESIGN		490431	2342713	2306.6235	PR230064	CONSULTANT SERVICES	APPLE VALLEY AQUATIC CENTER
		47,175.00	AVCC DESIGN FEES THRU 4-30-25		490430	240062	2305.6235	PR230064	CONSULTANT SERVICES	APPLE VALLEY COMMUNITY CENTER
		55,539.00								
34671	5/30/2025		103337 KLM ENGINEERING INC							
		1,500.00	TELECOM DISH WIRELESS@PALOMINO		490042	10769	1000.2430	20053036	ANTENNA LEASE ESCROWS	GENERAL FUND BALANCE SHEET
		1,500.00								
34672	5/30/2025		148716 KWIK TRIP INC							
		1,760.00	CAR WASHES (400)		490396	10470678	1210.6265		REPAIRS-EQUIPMENT	POLICE FIELD OPERATIONS/PATROL
		1,760.00								
34673	5/30/2025		148457 LEGACY COMPANIES INC							
		830.00	LS#3 HVAC QUARTER MAINT PLAN		490129	2424	5095.6249		OTHER CONTRACTUAL SERVICES	LIQUOR #3 OPERATIONS
		830.00								
34674	5/30/2025		156007 MACQUEEN EMERGENCY							
		1,237.01	FF BOOTS (2)		490432	P48954	1330.6281		UNIFORM/CLOTHING ALLOWANCE	FIRE OPERATIONS
		1,237.01								
34675	5/30/2025		101433 MARTIN-MCALLISTER							
		1,950.00	NEW HIRE ASSESSMENTS (3)		490121	16797	1200.6235		CONSULTANT SERVICES	POLICE MANAGEMENT
		1,950.00								
34676	5/30/2025		100299 MASTER ELECTRIC CO							
		519.80	LIFT 1 POWER SUPPLY REPL		490433	SD56167	5380.6265		REPAIRS-EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		485.00	LIGHT FIXTURE REPAIRS WTP		490391	SD56168	5325.6265		REPAIRS-EQUIPMENT	WATER TREATMENT FCLTY MNTC/RPR
		521.25	ALIMAGNET MOTOR WIRING		490434	SD56169	5507.6265		REPAIRS-EQUIPMENT	ALIMAGNET STM LIFT
		455.00	LIFT 4 PUMP PROBLEM		490435	SD56180	5380.6265		REPAIRS-EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		1,981.05								
34677	5/30/2025		100311 METRO COUNCIL ENVIRONMENTAL SV							
		447.30-	RETAINED % APRIL		490436	20250430	5301.4999		MISC UTILITY REVENUE	WATER & SEWER FUND REVENUE
		44,730.00	SAC COLLECTION APRIL		490436	20250430	5301.4922		SAC COLLECTIONS	WATER & SEWER FUND REVENUE
		44,282.70								

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34678	5/30/2025		100849 METRO VOLLEYBALL OFFICIALS ASS						Continued...	
		1,632.00	VOLLEYBALL OFFICIALS 4/22-5/6		490046	2733	1860.6249		OTHER CONTRACTUAL SERVICES	REC VOLLEYBALL
		<u>1,632.00</u>								
34679	5/30/2025		100348 MTI DISTRIBUTING CO							
		1,500.00	IRRIGATION PARTS #4 FIELDS		490048	147109600	1780.6229		GENERAL SUPPLIES	PARK HIGH SCHOOL #4 FIELDS
		1,821.60	IRRIGATION PARTS		490048	147109600	1715.6229		GENERAL SUPPLIES	PARK ATHLETIC FIELD MAINTENANC
		2,248.94	IRRIGATION PARTS		490058	147280800	2243.6215		EQUIPMENT-PARTS	GOLF IRRIGATION MAINTENANCE
		1,512.27	TORO PARTS		490438	147399600	2240.6215		EQUIPMENT-PARTS	GOLF EQUIPMENT MAINTENANCE
		48.95	IRRIGATION REPAIR		490410	147468400	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		2.20	LUG NUTS		490409	147522100	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		<u>7,133.96</u>								
34680	5/30/2025		154297 NITTI SANITATION							
		691.87	CH TRASH MAY		490105	30182001MAY25	1060.6240		CLEANING SERVICE/GARBAGE REMOVMUNICIPAL BLDG & GROUNDS MNTC	
		640.50			490107	30182002MAY25	1540.6240	2023171G	CLEANING SERVICE/GARBAGE REMOVCMF BUILDINGS & GROUNDS MNTC	
		1,628.13	CMF TRASH MAY		490107	30182002MAY25	1540.6240		CLEANING SERVICE/GARBAGE REMOVCMF BUILDINGS & GROUNDS MNTC	
		223.08	FIRE STA 1 TRASH MAY		490111	30182003MAY25	1340.6240		CLEANING SERVICE/GARBAGE REMOVFIRE BLDG & GROUNDS MNTC	
		59.14	FIRE STA 2 TRASH MAY		490112	30182004MAY25	1340.6240		CLEANING SERVICE/GARBAGE REMOVFIRE BLDG & GROUNDS MNTC	
		61.32	FIRE STA 3 TRASH MAY		490110	30182005MAY25	1340.6240		CLEANING SERVICE/GARBAGE REMOVFIRE BLDG & GROUNDS MNTC	
		294.82	LIQ 1 TRASH MAY		490109	30182006MAY25	5025.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #1 OPERATIONS	
		129.96	LIQ 2 TRASH MAY		490108	30182007MAY25	5065.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #2 OPERATIONS	
		61.32	LIQ 3 TRASH MAY		490104	30182008MAY25	5095.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #3 OPERATIONS	
		95.00	LIQ 3 RECYCLE APR		490106	30182008RECYCLE APR25	5095.6240		CLEANING SERVICE/GARBAGE REMOVLIQUOR #3 OPERATIONS	
		221.13	OLD CH TRASH MAY		490103	30182009MAY25	2092.6240		CLEANING SERVICE/GARBAGE	EDUCATION BUILDING FUND
		316.33	HCSC TRASH MAY		490113	30182010MAY25	1920.6240		CLEANING SERVICE/GARBAGE REMOVSENIOR CENTER	
		469.38	AVCC TRASH MAY		490113	30182010MAY25	1900.6240		CLEANING SERVICE/GARBAGE REMOVAV COMMUNITY CENTER	
		234.69	IA2 TRASH MAY		490113	30182010MAY25	5265.6240		CLEANING SERVICE/GARBAGE REMOVARENA 2 BLDG MAINTENANCE-HAYES	
		280.83	JCR PK TRASH MAY		490102	30182014MAY25	1730.6240		CLEANING SERVICE/GARBAGE REMOVPARK BUILDING MAINTENANCE	
		150.80	QP TRASH MAY		490101	30182015MAY25	1730.6240		CLEANING SERVICE/GARBAGE REMOVPARK BUILDING MAINTENANCE	
		1,066.24	GOLF TRASH MAY		490100	30182017MAY25	2230.6240		CLEANING SERVICE/GARBAGE REMOVGOLF SHOP BUILDING MAINTENANCE	
		<u>6,624.54</u>								
34681	5/30/2025		146279 NORDIC MECHANICAL SERVICES, I							
		350.00	BOILER INSP. - EDU BLDG		490094	78218	2092.6249		OTHER CONTRACTUAL SERVICES	EDUCATION BUILDING FUND
		<u>350.00</u>								
34682	5/30/2025		111219 NORTHERN SAFETY TECHNOLOGY INC							
		472.21	LIGHT ADDED TO DTF CAR		490398	59372	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		<u>472.21</u>								

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34682	5/30/2025		111219 NORTHERN SAFETY TECHNOLOGY INC						Continued...	
34683	5/30/2025		100382 PILGRIM PROMOTIONS							
		408.60	SEASONAL SHIRTS (36)		490049	16932	1770.6229		GENERAL SUPPLIES	PARK GENERAL MAINTENANCE
		408.60								
34684	5/30/2025		100262 PING							
		7.35-	DISCOUNT		490473	18253713	2260.6423		GOLF-CASH DISCOUNT	GOLF PRO SHOP MERCH SALES
		147.00	PING GOLF BAG		490473	18253713	2260.6411		GOLF-BAGS & UMBRELLAS	GOLF PRO SHOP MERCH SALES
		139.65								
34685	5/30/2025		122110 REINDERS INC							
		421.59	FERTILIZER		490056	340901900	2235.6213		FERTILIZER	GOLF COURSE MAINTENANCE
		421.59								
34686	5/30/2025		100600 RIGID HITCH INC							
		167.83	PINTLE HITCH FOR TRUCK		490063	1928970967	1630.6229		GENERAL SUPPLIES	STREET EQUIPMENT MAINTENANCE
		167.83								
34687	5/30/2025		144815 RIHM KENWORTH							
		1,162.84	PARTS - #232		490439	2200350A	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		1,162.84								
34688	5/30/2025		102023 SCHILLING SUPPLY CO INC							
		306.13	RECYCLING BAGS		490459	100592800	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		306.13								
34689	5/30/2025		102293 SKINNER, STEPHAN C							
		29.75	STEVE SKINNER MILEAGE REIMBURS		490408	20250429	1700.6277		MILEAGE/AUTO ALLOWANCE	PARK & RECREATION MANAGEMENT
		29.75								
34690	5/30/2025		119875 SOUTH METRO RENTAL							
		620.00	BLADES FOR CUTOFF SAW		490454	139444	1610.6229		GENERAL SUPPLIES	STREET/BOULEVARD REPAIR & MNTC
		620.00								
34691	5/30/2025		100524 SOUTHERN GLAZERS WINE AND SPIRITS OF MN							
		3,925.15	LIQ#1	00050756	490357	2621202	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		37.00	TAX#1	00050756	490358	2621203	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		4,080.44	WINE#1	00050756	490375	2621204	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		1,587.65	LIQ#2	00050756	490366	2621205	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		1,476.14	WINE#2	00050756	490379	2621206	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES

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34691	5/30/2025		100524 SOUTHERN GLAZERS WINE AND SPIRITS OF MN						Continued...	
		4,044.67	LIQ#3	00050756	490370	2621224	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		173.00	TAX#3	00050756	490383	2621225	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		2,703.84	WINE#3	00050756	490382	2621226	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		7,416.69	LIQ#1	00050756	490361	2624152	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		27.00	TAX#1	00050756	490362	2624153	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		1,097.30	WINE#1	00050756	490376	2624154	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		2,155.38	LIQ#2	00050756	490368	2624156	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		690.88	WINE#2	00050756	490380	2624157	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		3,620.11	LIQ#3	00050756	490372	2624177	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		1,639.16	WINE#3	00050756	490384	2624178	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		6,231.32	LIQ#1	00050756	490363	2626860	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		27.00	TAX#1	00050756	490364	2626862	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		786.60	WINE#1	00050756	490377	2626863	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		112.50	LIQ#1	00050756	490365	2626864	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		1,553.28	LIQ#2	00050756	490369	2626866	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		1,710.09	WINE#2	00050756	490381	2626867	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		9,396.75	LIQ#3	00050756	490373	2626885	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		167.50	TAX#3	00050756	490374	2626886	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		3,583.64	WINE#3	00050756	490385	2626887	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		512.00	WINE#1	00050756	490378	2627616	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		6.67-	CMTAX#1	00050756	490359	9638804	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		10.50-	CMTAX#1	00050756	490360	9638805	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		17.37-	LIQ#3	00050756	490371	9638809	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		10.49-	CMLIQ#2	00050756	490367	9639800	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		58,710.06								
34692	5/30/2025		100457 STREICHERS INC							
		204.99	NEW HIRE UNIFORMS		490463	11761141	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		102.99	LT UNIFORM		490066	11761487	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		11.99	NEW HIRE NAME TAG		490069	11762018	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		11.99	NEW HIRE NAME TAG		490067	11762019	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		677.94	NEW HIRE UNIFORMS		490127	11762074	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		542.95	NEW HIRE UNIFORMS		490128	11762075	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		1,552.85								
34693	5/30/2025		101753 SYSCO MINNESOTA, INC							
		172.00	N/A BEVERAGES		490457	547904053	2270.6421		GOLF-NON ALCOHOLIC BEVERAGES	GOLF FOOD & BEVERAGE
		491.38	KITCHEN FOOD		490457	547904053	2270.6420		GOLF-FOOD	GOLF FOOD & BEVERAGE
		663.38								

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34694	5/30/2025		158145 TERRA CONSTRUCTION						Continued...	
		5,582.00	AVFAC SOLAR		490450	24834008	2306.6735	PR230038	CAPITAL OUTLAY-OTHER IMPROVEME	APPLE VALLEY AQUATIC CENTER
		43,473.13	AVFAC CM SOFT COSTS AND FEE		490450	24834008	2306.6235	PR230064	CONSULTANT SERVICES	APPLE VALLEY AQUATIC CENTER
		58,615.10	AVFAC BUILDING & MEP		490450	24834008	2306.6715	PR230002	CAPITAL OUTLAY-BUILDINGS	APPLE VALLEY AQUATIC CENTER
		58,615.10	AVFAC BUILDING & MEP		490450	24834008	2306.6715	PR230001	CAPITAL OUTLAY-BUILDINGS	APPLE VALLEY AQUATIC CENTER
		96,494.00	AVFAC FENCING & GATES		490450	24834008	2306.6735	PR230031	CAPITAL OUTLAY-OTHER IMPROVEME	APPLE VALLEY AQUATIC CENTER
		346,097.00	AVFAC POOL SHELL & STRUCTURES		490450	24834008	2306.6735	PR230007	CAPITAL OUTLAY-OTHER IMPROVEME	APPLE VALLEY AQUATIC CENTER
		379,793.00	AVFAC SHADE STRUCTURES		490450	24834008	2306.6740	PR230009	CAPITAL OUTLAY-MACH/EQUIP/OTHE	APPLE VALLEY AQUATIC CENTER
		988,669.33								
34695	5/30/2025		158494 TJ DVORAK MECHANICAL							
		150.00	APPLE VALLEY HIGH SCHOOL RPZ		490077	5393	5330.6265		REPAIRS-EQUIPMENT	WTR MAIN/HYDRANT/CURB STOP MNT
		150.00								
34696	5/30/2025		118830 UHL COMPANY, INC.							
		1,113.00	BAS CONTROLS SYSTEM UPDATE		490044	73557A	1900.6269		REPAIRS-OTHER	AV COMMUNITY CENTER
		1,113.00								
34697	5/30/2025		158457 URBAN EDGE							
		224.49	K9 FOOD		490090	45	1210.6229		GENERAL SUPPLIES	POLICE FIELD OPERATIONS/PATROL
		224.49								
34698	5/30/2025		100498 VIKING INDUSTRIAL CENTER							
		211.42	CLAMP ON VOLTAGE TESTER		490074	3308461	5380.6211		SMALL TOOLS & EQUIPMENT	SEWER LIFT STN REPAIR & MNTC
		211.42								
34699	5/30/2025		137762 WSB & ASSOCIATES INC							
		3,373.50	CH POND FEAS UPDATES		490453	R02338200016	5505.6235	2024108R	CONSULTANT SERVICES	STORM DRAIN MNTC/RPR/SUMPS
		3,373.50								
325813	5/28/2025		152066 3 GUYS SEWING							
		80.00	OFFICER POLO		490131	12192	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		247.00	PEO SHIRTS		490440	12263	1200.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE MANAGEMENT
		327.00								
325814	5/28/2025		147492 ACUSHNET COMPANY							
		5.58-	DISCOUNT		490470	920540684	2260.6423		GOLF-CASH DISCOUNT	GOLF PRO SHOP MERCH SALES
		279.00	TITLEIST GOLF BALLS		490470	920540684	2260.6412		GOLF-BALLS	GOLF PRO SHOP MERCH SALES
		273.42								
325815	5/28/2025		152774 ADIDAS AMERICA INC							

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325815	5/28/2025		152774 ADIDAS AMERICA INC						Continued...	
		1,470.09	ADIDAS CLOTHING/CAPS		490055	6163271544	2260.6413		GOLF-CAPS/HATS/CLOTHING	GOLF PRO SHOP MERCH SALES
		1,470.09								
325816	5/28/2025		110903 AMERICAN LEGAL PUBLISHING CORP							
		2,966.57	2025 S-21 SUPPLEMENT PAGES		490464	42563	1015.6249		OTHER CONTRACTUAL SERVICES	CITY CLERK/ELECTIONS
		2,966.57								
325817	5/28/2025		100030 ARNELL BUSINESS FORMS							
		2,460.00	WINDOW & NON-WINDOW ENVELOPES		490390	156989	1035.6239		PRINTING	FINANCE
		2,460.00								
325818	5/28/2025		163805 ART PARTNERS GROUP LLC							
		6,281.93	PHOTOS AND DISPLAY FS2		490399	20753	1300.6399		OTHER CHARGES	FIRE MANAGEMENT
		6,281.93								
325819	5/28/2025		118892 ASPEN MILLS							
		1,932.01	NEW HIRE VEST		490393	353378	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		1,932.01	NEW HIRE VEST		490394	353379	1210.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE FIELD OPERATIONS/PATROL
		3,864.02								
325820	5/28/2025		158298 ATHMANN, FAITH							
		26.59	MEAL REIMBURSEMENT		490414	20250508	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		26.59								
325821	5/28/2025		148956 AUTO ZONE							
		16.00	RADIO INSTALL BOBCAT		490404	4343620265	1765.6215		EQUIPMENT-PARTS	PARK EQUIPMENT MAINTENANCE
		16.00								
325822	5/28/2025		101819 BENNETT, GREGORY							
		245.46	UB REFUND 13984 HERALD WAY		490098	20250522B	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		245.46								
325823	5/28/2025		163811 BLOCH, ROBERT							
		225.40	TRAVEL TO MMBA CONFERENCE		490082	20250406	5065.6277		MILEAGE/AUTO ALLOWANCE	LIQUOR #2 OPERATIONS
		225.40								
325824	5/28/2025		144930 CANON							
		63.41	COPIER LEASE		490116	40518003	1920.6310		RENTAL EXPENSE	SENIOR CENTER
		74.55	COPIER LEASE		490116	40518003	1400.6310		RENTAL EXPENSE	INSPECTIONS MANAGEMENT
		192.34	COPIER LEASE		490116	40518003	1500.6310		RENTAL EXPENSE	PW MANAGEMENT

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325824	5/28/2025		144930 CANON						Continued...	
		215.51	COPIER LEASE		490116	40518003	1700.6310		RENTAL EXPENSE	PARK & RECREATION MANAGEMENT
		417.24	COPIER LEASE		490116	40518003	1200.6310		RENTAL EXPENSE	POLICE MANAGEMENT
		766.26	COPIER LEASE		490116	40518003	1030.6310		RENTAL EXPENSE	INFORMATION TECHNOLOGY
		87.28	COPIER LEASE		490116	40518003	2205.6310		RENTAL EXPENSE	GOLF MANAGEMENT
		42.55	COPIER LEASE		490116	40518003	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		42.55	COPIER LEASE		490116	40518003	5065.6310		RENTAL EXPENSE	LIQUOR #2 OPERATIONS
		42.55	COPIER LEASE		490116	40518003	5095.6310		RENTAL EXPENSE	LIQUOR #3 OPERATIONS
		49.52	COPIER LEASE		490116	40518003	5210.6310		RENTAL EXPENSE	ARENA 1 BUILDING MAINTENANCE
		1,993.76								
325825	5/28/2025		103470 CENTURY COLLEGE							
		575.00	OFFICER II-GAFFKE		490061	1295513	1310.6275		SCHOOLS/CONFERENCES/EXP LOCAL FIRE TRAINING	
		575.00	OFFICER II-HAHN		490061	1295513	1310.6275		SCHOOLS/CONFERENCES/EXP LOCAL FIRE TRAINING	
		1,150.00								
325826	5/28/2025		151149 CHEM-AQUA, INC.							
		308.30	WATER TREATMENT CONTRACT		490083	9157284	1920.6249		OTHER CONTRACTUAL SERVICES	SENIOR CENTER
		308.30								
325827	5/28/2025		163378 CHILD, ZACKERY							
		90.00	2 PR JEANS - Z CHILD		490420	20250430	1710.6281		UNIFORM/CLOTHING ALLOWANCE	PARK MAINTENANCE MANAGEMENT
		90.00								
325828	5/28/2025		100282 CINTAS CORPORATION							
		2.13	LIQ3 USE TAX		490078	4229131730	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		2.13	LIQ3 USE TAX		490078	4229131730	5095.6240		CLEANING SERVICE/GARBAGE REMOV	LIQUOR #3 OPERATIONS
		31.04	MATS & MOPS		490078	4229131730	5095.6240		CLEANING SERVICE/GARBAGE REMOV	LIQUOR #3 OPERATIONS
		257.89	CINTAS LINENS		490092	4230250289	2270.6240		CLEANING SERVICE/GARBAGE	GOLF FOOD & BEVERAGE
		.74	LIQ2 USE TAX		490091	4230657986	5000.2330		DUE TO OTHER GOVERNMENT	LIQUOR BALANCE SHEET
		.74	LIQ2 USE TAX		490091	4230657986	5065.6240		CLEANING SERVICE/GARBAGE REMOV	LIQUOR #2 OPERATIONS
		10.80	FLOOR MATS		490091	4230657986	5065.6240		CLEANING SERVICE/GARBAGE REMOV	LIQUOR #2 OPERATIONS
		299.73								
325829	5/28/2025		100510 CORE & MAIN							
		384.20	PLUMBING REPAIR.		490444	W936374	1940.6265		REPAIRS-EQUIPMENT	AQUATIC SWIM CENTER
		384.20								
325830	5/28/2025		159127 CREATIVE RESOURCES AGENCY LLC							
		345.70	RIBBON FOR RIBBON CUTTING		490445	IN0016781	1700.6229		GENERAL SUPPLIES	PARK & RECREATION MANAGEMENT
		345.70								

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325830	5/28/2025		159127 CREATIVE RESOURCES AGENCY LLC						Continued...	
325831	5/28/2025		122019 CROWN RENTAL - BURNSVILLE							
		119.76	2 CYCLE OIL		490417	4249401	1765.6212		MOTOR FUELS/OILS	PARK EQUIPMENT MAINTENANCE
		119.76								
325832	5/28/2025		100129 DAKOTA AWARDS & ENGRAVING							
		1,217.50	AWARDS PARTS AND LABOR		490466	29230	1200.6281		UNIFORM/CLOTHING ALLOWANCE	POLICE MANAGEMENT
		1,217.50								
325833	5/28/2025		100123 DAKOTA COUNTY FINANCIAL SERVIC							
		23.33	800 MHZ FEES APR (1)		490122	5503763	1600.6249		OTHER CONTRACTUAL SERVICES	STREET MANAGEMENT
		23.33	800 MHZ FEES APR (1)		490122	5503763	1500.6249		OTHER CONTRACTUAL SERVICES	PW MANAGEMENT
		46.66	800 MHZ FEES APR (2)		490122	5503763	1530.6249		OTHER CONTRACTUAL SERVICES	FLEET & BUILDINGS-CMF
		1,353.14	800 MHZ FEES APR (58)		490122	5503763	1330.6249		OTHER CONTRACTUAL SERVICES	FIRE OPERATIONS
		2,286.34	800 MHZ FEES APR (98)		490122	5503763	1200.6280		DUES & SUBSCRIPTIONS	POLICE MANAGEMENT
		23.33	800 MHZ FEES APR (1)		490122	5503763	5305.6249		OTHER CONTRACTUAL SERVICES	WATER MGMT/REPORT/DATA ENTRY
		3,756.13								
325834	5/28/2025		123765 DAKOTA COUNTY TECHNICAL COLLEGE							
		400.00	PURSUIT DR.REFRESHER-BROUGHTEN		490125	1285364	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DR.REFRESHER -ZAUHER		490125	1285364	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DR.REFRESHER -SPILLERS		490125	1285364	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		700.00	PURSUIT DRIVING TRNG-TAYLOR		490123	1287257	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		700.00	PURSUIT DRIVING TRNG-SOLHEID		490123	1287257	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		700.00	PURSUIT DRIVING TRNG-WIESNER		490123	1287257	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		700.00	PURSUIT DRIVING TRNG-WALKER		490123	1287257	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DRIVING REFR-MARSHBANK		490124	1290099	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DRIVING REFR-TOLLEFSON		490124	1290099	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DRIVING REFR.-HORAZUK		490124	1290099	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		400.00	PURSUIT DRIVING REFRESH-SMITH		490124	1290099	1210.6275		SCHOOLS/CONFERENCES/EXP LOCAL POLICE FIELD OPERATIONS/PATROL	
		5,600.00								
325835	5/28/2025		116265 DIVAL SAFETY EQUIPMENT INC							
		571.99	RUBBER AND LEATHER WORK GLOVES		490446	3706033	5375.6229		GENERAL SUPPLIES	SEWER MAINTENANCE AND REPAIR
		571.99								
325836	5/28/2025		100434 DOUGHERTY MOLENDIA SOLFEST HILL							
		33,262.17	CRIMINAL PROSECUTION SVC-JUNE		490456	66112720625	1055.6231		LEGAL SERVICES	LEGAL PROSECUTING ATTORNEY
		17,156.92	GEN CIVIL LEGAL SVC-JUNE		490455	66112730625	1050.6231		LEGAL SERVICES	LEGAL GENERAL SERVICES
		50,419.09								

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325836	5/28/2025		100434 DOUGHERTY MOLENDASOLFEST HILL						Continued...	
325837	5/28/2025		152830 DVS RENEWAL							
		15.25	POL TAB RENEWAL-#934		490099	20250520	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		15.25	POL TAB RENEWAL-#963		490099	20250520	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		15.25	POL TAB RENEWAL-#935		490099	20250520	1210.6215		EQUIPMENT-PARTS	POLICE FIELD OPERATIONS/PATROL
		45.75								
325838	5/28/2025		163808 FORAGE TO FROMAGE							
		1,140.00	TASTING EVENT - SPEAKER FEE		490126	1	5000.2530		WINE CLUB	LIQUOR BALANCE SHEET
		1,140.00								
325839	5/28/2025		163810 GAALSWYK, ANTONIO							
		134.90	4 PR JEANS - A GAALSWYK		490419	20250426	5305.6281		UNIFORM/CLOTHING ALLOWANCE	WATER MGMT/REPORT/DATA ENTRY
		134.90								
325840	5/28/2025		102694 GERTENS							
		798.00	MULCH		490052	23802312	2235.6229		GENERAL SUPPLIES	GOLF COURSE MAINTENANCE
		326.35	WEED SPRAY CHEMICALS		490461	23968212	1720.6214		CHEMICALS	PARK GROUNDS MAINTENANCE
		1,124.35								
325841	5/28/2025		100216 GRAFIX SHOPPE							
		625.00	E2 4984 REPAIR CLM# 414998		490081	164035	7205.6399		OTHER CHARGES	INSURANCE CLAIMS
		625.00								
325842	5/28/2025		100314 GREAT LAKES COCA-COLA DISTRIBUTU							
		531.75	COCA COLA		490050	46961472009	2270.6421		GOLF-NON ALCOHOLIC BEVERAGES	GOLF FOOD & BEVERAGE
		531.75								
325843	5/28/2025		163806 HOPE FIELDHOUSE							
		2,300.00	HOPE FIELDHOUSE ADS AND SPONSO		490428	20250512	2205.6239		PRINTING	GOLF MANAGEMENT
		2,300.00								
325844	5/28/2025		103314 INNOVATIVE OFFICE SOLUTIONS							
		29.61	DESK ORGANIZER FOR COM DEV		490064	IN4833401	1100.6210		OFFICE SUPPLIES	DEV MANAGEMENT
		45.71	POST ITS, CLIPS & RUBBER BANDS		490065	IN4835584	1035.6210		OFFICE SUPPLIES	FINANCE
		89.24	TOWER FAN FOR COLLEEN		490065	IN4835584	1300.6211		SMALL TOOLS & EQUIPMENT	FIRE MANAGEMENT
		3.75	CALL LOG BOOK - PLANNING		490416	IN4841258	1100.6210		OFFICE SUPPLIES	DEV MANAGEMENT
		85.91	TOILET CLEANER/LATEX GLOVES		490084	IN4841537	1920.6229		GENERAL SUPPLIES	SENIOR CENTER
		45.49	PEN, NOTE PADS		490407	IN4842999	1200.6210		OFFICE SUPPLIES	POLICE MANAGEMENT
		299.71								

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325844	5/28/2025		103314 INNOVATIVE OFFICE SOLUTIONS						Continued...	
325845	5/28/2025		100255 JOHNSON BROTHERS LIQUOR							
		21.51-	CMLIQ#1	00000109	490186	133362	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		22.00-	CMWINE#1	00000109	490134	133363	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		.67-	CMLIQ#1	00000109	490184	133364	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		4.50-	CMLIQ#1	00000109	490185	133365	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		6.00-	CMWINE#1	00000109	490133	133366	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		270.00-	CMLIQ#1	00000109	490187	133367	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		1.25-	CMFREIGHT#1	00000109	490188	133367	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		157.68-	CMLIQ#3	00000109	490267	133368	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		57.30-	CMLIQ#1	00000109	490198	133861	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		38.20-	CMLIQ#2	00000109	490231	134016	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		737.16	LIQ#1	00000109	490189	2781944	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		8.89	FREIGHT#1	00000109	490190	2781944	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		467.16	WINE#1	00000109	490135	2781945	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		6.35	FREIGHT#1	00000109	490136	2781945	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		182.67	WINE#2	00000109	490150	2785231	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		5.08	FREIGHT#2	00000109	490151	2785231	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,358.00	LIQ#1	00000109	490191	2785232	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		160.00	WINE#1	00000109	490192	2785232	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		24.13	FREIGHT#1	00000109	490193	2785232	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,710.00	WINE#1	00000109	490137	2785233	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		25.40	FREIGHT#1	00000109	490138	2785233	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		3,285.35	LIQ#1	00000109	490194	2785234	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		22.86	FREIGHT#1	00000109	490195	2785234	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		450.50	LIQ#2	00000109	490218	2785235	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		3.81	FREIGHT#2	00000109	490219	2785235	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,422.00	LIQ#3	00000109	490255	2785236	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		10.16	FREIGHT#3	00000109	490256	2785236	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		334.20	LIQ#1	00000109	490196	2785237	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		5.08	FREIGHT#1	00000109	490197	2785237	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,052.60	WINE#1	00000109	490139	2785238	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		14.50	FREIGHT#1	00000109	490140	2785238	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		148.50	LIQ#2	00000109	490220	2785240	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		1.27	FREIGHT#2	00000109	490221	2785240	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		78.40	THC#2	00000109	490222	2785242	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		148.50	LIQ#3	00000109	490257	2785243	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		1.27	FREIGHT#3	00000109	490258	2785243	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		495.00	LIQ#3	00000109	490259	2785245	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		12.70	FREIGHT#3	00000109	490260	2785245	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES

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325845	5/28/2025		100255 JOHNSON BROTHERS LIQUOR						Continued...	
		410.67	WINE#3	00000109	490166	2785246	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		6.35	FREIGHT#3	00000109	490167	2785246	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,684.80	LIQ#2	00000109	490224	2785247	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		40.80	FREIGHT#2	00000109	490224	2785247	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		908.00	WINE#2	00000109	490152	2785248	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		13.97	FREIGHT#2	00000109	490153	2785248	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		735.60	LIQ#2	00000109	490225	2785249	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		6.35	FREIGHT#2	00000109	490226	2785249	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		443.45	LIQ#2	00000109	490227	2785250	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		3.81	FREIGHT#2	00000109	490228	2785250	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		136.00	WINE#2	00000109	490154	2785251	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		1.27	FREIGHT#2	00000109	490155	2785251	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		37.00	TAX#2	00000109	490229	2785252	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		1.27	FREIGHT#2	00000109	490230	2785252	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		277.10	LIQ#3	00000109	490261	2785253	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		3.81	FREIGHT#3	00000109	490262	2785253	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		243.00	LIQ#3	00000109	490263	2785254	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		1.27	FREIGHT#3	00000109	490264	2785254	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		588.00	WINE#3	00000109	490168	2785255	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		8.89	FREIGHT#3	00000109	490169	2785255	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,617.00	LIQ#3	00000109	490265	2785256	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		54.61	FREIGHT#3	00000109	490266	2785256	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,864.00	WINE#3	00000109	490170	2785257	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		33.02	FREIGHT#3	00000109	490171	2785257	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		276.80	THC#1	00000109	490205	2789+510	5015.6515		THC/CBD	LIQUOR #1 STOCK PURCHASES
		3,129.59	LIQ#1	00000109	490199	2789506	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		30.69	FREIGHT#1	00000109	490200	2789506	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		2,751.50	LIQ#1	00000109	490201	2789507	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		36.83	FREIGHT#1	00000109	490202	2789507	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,076.47	WINE#1	00000109	490141	2789508	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		31.90-	CMWINE#1	00000109	490142	2789508	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		16.51	FREIGHT#1	00000109	490143	2789508	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		37.00	LIQ#1	00000109	490203	2789509	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		1.27	FREIGHT#1	00000109	490204	2789509	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		3,148.10	LIQ#1	00000109	490206	2789511	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		71.12	FREIGHT#1	00000109	490207	2789511	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,190.75	WINE#1	00000109	490144	2789512	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		24.13	FREIGHT#1	00000109	490145	2789512	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		885.50	LIQ#2	00000109	490232	2790154	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES

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325845	5/28/2025		100255 JOHNSON BROTHERS LIQUOR						Continued...	
		95.00-	CMLIQ#2	00000109	490233	2790154	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		10.16	FREIGHT#2	00000109	490234	2790154	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		741.50	LIQ#3	00000109	490268	2790155	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		8.89	FREIGHT#3	00000109	490269	2790155	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,349.00	LIQ#3	00000109	490270	2790156	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		17.78	FREIGHT#3	00000109	490271	2790156	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		717.00	LIQ#2	00000109	490235	2790158	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		5.08	FREIGHT#2	00000109	490236	2790158	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		329.34	WINE#2	00000109	490156	2790159	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		6.35	FREIGHT#2	00000109	490157	2790159	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		652.50	LIQ#3	00000109	490272	2790160	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		15.24	FREIGHT#3	00000109	490273	2790160	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		836.01	WINE#3	00000109	490172	2790161	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		16.51	FREIGHT#3	00000109	490173	2790161	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,516.50	LIQ#2	00000109	490237	2790162	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		8.89	FREIGHT#2	00000109	490238	2790162	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,179.15	LIQ#2	00000109	490239	2790163	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		10.16	FREIGHT#2	00000109	490240	2790163	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		431.20	WINE#2	00000109	490158	2790164	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		5.08	FREIGHT#2	00000109	490159	2790164	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		288.00	LIQ#2	00000109	490241	2790165	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		3.81	FREIGHT#2	00000109	490242	2790165	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		248.00	WINE#2	00000109	490160	2790166	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		6.35	FREIGHT#2	00000109	490161	2790166	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		683.00	LIQ#3	00000109	490274	2790167	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		5.08	FREIGHT#3	00000109	490275	2790167	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		3,111.96	LIQ#3	00000109	490276	2790168	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		13.60-	CMLIQ#3	00000109	490277	2790168	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		17.78	FREIGHT#3	00000109	490278	2790168	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		590.30	WINE#3	00000109	490174	2790169	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		6.35	FREIGHT#3	00000109	490175	2790169	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		753.72	THC#3	00000109	490279	2790170	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		632.55	LIQ#3	00000109	490280	2790171	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		6.35	FREIGHT#3	00000109	490281	2790171	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		216.00	WINE#3	00000109	490176	2790172	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		7.62	FREIGHT#3	00000109	490177	2790172	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,811.70	WINE#3	00000109	490180	2790536	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		35.56	FREIGHT#3	00000109	490181	2790536	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,062.00	LIQ#1	00000109	490208	27919712	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES

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325845	5/28/2025		100255 JOHNSON BROTHERS LIQUOR						Continued...	
		12.70	FREIGHT#1	00000109	490209	27919712	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		6,694.10	LIQ#1	00000109	490210	2795017	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		55.14	FREIGHT#1	00000109	490211	2795017	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		922.10	LIQ#1	00000109	490212	2795018	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		8.89	FREIGHT#1	00000109	490213	2795018	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,682.15	WINE#1	00000109	490146	2795019	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		25.40	FREIGHT#1	00000109	490147	2795019	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		74.00	TAX#1	00000109	490214	2795020	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		2.54	FREIGHT#1	00000109	490215	2795020	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		276.67	WINE#2	00000109	490162	2795021	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		5.08	FREIGHT#2	00000109	490163	2795021	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		78.40	THC#2	00000109	490243	2795022	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		780.00	LIQ#2	00000109	490244	2795023	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		10.27	FREIGHT#2	00000109	490245	2795023	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,336.50	LIQ#3	00000109	490282	2795024	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		15.35	FREIGHT#3	00000109	490283	2795024	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		3.81	FREIGHT#2	00000109	490246	2795025	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		4,241.00	LIQ#1	00000109	490216	2795026	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		91.44	FREIGHT#1	00000109	490217	2795026	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		741.34	WINE#1	00000109	490148	2795027	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		12.70	FREIGHT#1	00000109	490149	2795027	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,287.00	LIQ#3	00000109	490284	2795028	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		26.67	FREIGHT#3	00000109	490285	2795028	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		585.34	WINE#3	00000109	490178	2795029	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		10.16	FREIGHT#3	00000109	490179	2795029	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		188.45	LIQ#2	00000109	490247	2795030	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		1.27	FREIGHT#2	00000109	490248	2795030	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		37.00	TAX#2	00000109	490249	2795031	5055.6540		TAXABLE MISC FOR RESALE	LIQUOR #2 STOCK PURCHASES
		1.27	FREIGHT#2	00000109	490250	2795031	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,336.37	LIQ#2	00000109	490251	2795032	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		7.83	FREIGHT#2	00000109	490252	2795032	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		8,966.00	LIQ#2	00000109	490253	2795033	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		226.07	FREIGHT#2	00000109	490254	2795033	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		156.00	WINE#2	00000109	490164	2795034	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		3.81	FREIGHT#2	00000109	490165	2795034	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		659.26	LIQ#3	00000109	490286	2795035	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		3.81	FREIGHT#3	00000109	490287	2795035	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		468.10	LIQ#3	00000109	490288	2795037	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		6.56	FREIGHT#3	00000109	490289	2795037	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES

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325845	5/28/2025		100255 JOHNSON BROTHERS LIQUOR						Continued...	
		3,382.50	LIQ#3	00000109	490290	2795038	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		85.09	FREIGHT#3	00000109	490291	2795038	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,360.00	WINE#3	00000109	490182	2795039	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		29.21	FREIGHT#3	00000109	490183	2795039	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		90,488.05								
325846	5/28/2025		160885 KUSSKE CONSTRUCTION CO LLC							
		29,106.63	140TH STREET SS IMPROVE FINAL		490447	20250430	5365.6810	2025127S	CONSTRUCTION IN PROGRESS	SEWER MGMT/REPORTS/DATA ENTRY
		30,033.76	140TH STREET SS IMPROVE CO#1		490447	20250430	5365.6810	2025127S	CONSTRUCTION IN PROGRESS	SEWER MGMT/REPORTS/DATA ENTRY
		59,140.39								
325847	5/28/2025		163843 KUZNAR, WALTER							
		42.13	UB REFUND 6072 FALCON RIDGE TR		490080	20250522A	5301.4997		WATER/SEWER ACCT REFUNDS	WATER & SEWER FUND REVENUE
		42.13								
325848	5/28/2025		100532 LANO EQUIPMENT INC							
		11,315.31	TOOLCAT ATTACHMENTS		490041	11139734	1610.6740		CAPITAL OUTLAY-MACH/EQ/OTHER	STREET/BOULEVARD REPAIR & MNTC
		11,315.31								
325849	5/28/2025		161278 LEXISNEXIS RISK SOLUTIONS FL INC							
		840.00	ACCURINT		490467	1300121101	1210.6308		SOFTWARE SUBSCRIPTIONS	POLICE FIELD OPERATIONS/PATROL
		840.00								
325850	5/28/2025		101616 LMC INSURANCE TRUST							
		2,293.95	WC DED WARD, A MAY 2025		490120	24314	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		835.81	WC DED SHARPE J MAY 2025		490117	24327	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		132.26	WC DED O'DONNELL L MAY 2025		490034	24330	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		179.92	WC DED BECKER T MAY 2025		490036	24344	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		123.56	WC DED KOSK J MAY 2025		490035	24368	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		1,018.18	WC DED ZELLMER R MAY 2025		490119	24370	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		1,061.08	WC DED WILLMAN D MAY 2025		490118	24418	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		141.54	WC DED DOSTAL T MAY 2025		490033	24421	7205.6315		WORKERS COMP-DEDUCTIBLE	INSURANCE CLAIMS
		5,786.30								
325851	5/28/2025		116371 LOFFLER COMPANIES INC (CONT I							
		99.11	COPIER MAINTENANCE		490115	5013176	1200.6265		REPAIRS-EQUIPMENT	POLICE MANAGEMENT
		147.91	COPIER MAINTENANCE		490115	5013176	1400.6265		REPAIRS-EQUIPMENT	INSPECTIONS MANAGEMENT
		168.88	COPIER MAINTENANCE		490115	5013176	1920.6265		REPAIRS-EQUIPMENT	SENIOR CENTER
		188.62	COPIER MAINTENANCE		490115	5013176	1200.6265		REPAIRS-EQUIPMENT	POLICE MANAGEMENT
		200.16	COPIER MAINTENANCE		490115	5013176	1030.6265		REPAIRS-EQUIPMENT	INFORMATION TECHNOLOGY

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325851	5/28/2025		116371 LOFFLER COMPANIES INC (CONT I						Continued...	
		229.95	COPIER MAINTENANCE		490115	5013176	1030.6265		REPAIRS-EQUIPMENT	INFORMATION TECHNOLOGY
		277.75	COPIER MAINTENANCE		490115	5013176	1200.6265		REPAIRS-EQUIPMENT	POLICE MANAGEMENT
		333.30	COPIER MAINTENANCE		490115	5013176	1500.6265		REPAIRS-EQUIPMENT	PW MANAGEMENT
		533.09	COPIER MAINTENANCE		490115	5013176	1700.6265		REPAIRS-EQUIPMENT	PARK & RECREATION MANAGEMENT
		873.07	COPIER MAINTENANCE		490115	5013176	1030.6265		REPAIRS-EQUIPMENT	INFORMATION TECHNOLOGY
		1,268.15	COPIER MAINTENANCE		490115	5013176	1030.6265		REPAIRS-EQUIPMENT	INFORMATION TECHNOLOGY
		18.50	COPIER MAINTENANCE		490115	5013176	2012.6265		REPAIRS-EQUIPMENT	CABLE TV JOINT POWERS
		143.49	COPIER MAINTENANCE		490115	5013176	2205.6265		REPAIRS-EQUIPMENT	GOLF MANAGEMENT
		45.18	COPIER MAINTENANCE		490115	5013176	5025.6265		REPAIRS-EQUIPMENT	LIQUOR #1 OPERATIONS
		50.21	COPIER MAINTENANCE		490115	5013176	5065.6265		REPAIRS-EQUIPMENT	LIQUOR #2 OPERATIONS
		50.88	COPIER MAINTENANCE		490115	5013176	5095.6265		REPAIRS-EQUIPMENT	LIQUOR #3 OPERATIONS
		16.80	COPIER MAINTENANCE		490115	5013176	5210.6265		REPAIRS-EQUIPMENT	ARENA 1 BUILDING MAINTENANCE
		4,645.05								
325852	5/28/2025		102103 M/A ASSOCIATES							
		53.70	DISPENSER MECHANICS/FLEET		490038	115865	1540.6229		GENERAL SUPPLIES	CMF BUILDINGS & GROUNDS MNTC
		53.70								
325853	5/28/2025		100942 MADDEN GALANTER HANSEN, LLP							
		270.00	SERVICES FOR 4/1 - 4/30/25		490037	20250505	1020.6235		CONSULTANT SERVICES	HUMAN RESOURCES
		270.00								
325854	5/28/2025		100580 MAMA							
		35.00	MAMA LUNCHEON - LAWELL		490039	2184	1010.6275		SCHOOLS/CONFERENCES/EXP LOCAL ADMINISTRATION	
		35.00								
325855	5/28/2025		158941 MARSHBANK, DARREN							
		26.35	MEAL REIMBURSEMENT		490413	20250508	1210.6276		SCHOOLS/CONFERENCES/EXP OTHERPOLICE FIELD OPERATIONS/PATROL	
		26.35								
325856	5/28/2025		137595 MCFOA REGION IV							
		30.00	MCFOA MEETING-MARSHALL		490386	20250521	1015.6275		SCHOOLS/CONFERENCES/EXP LOCAL CITY CLERK/ELECTIONS	
		30.00	MCFOA MEETING-SCIPIONI		490386	20250521	1015.6275		SCHOOLS/CONFERENCES/EXP LOCAL CITY CLERK/ELECTIONS	
		30.00	MCFOA MEETING-MARTHEY		490386	20250521	1015.6275		SCHOOLS/CONFERENCES/EXP LOCAL CITY CLERK/ELECTIONS	
		90.00								
325857	5/28/2025		100309 MENARDS							
		30.77	WTP SUPPLIES		490075	90164	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		8.22	WTP LAB SUPPLIES		490076	90165	5325.6229		GENERAL SUPPLIES	WATER TREATMENT FCLTY MNTC/RPR
		49.99	ANTONIO- TRUCK SET UP		490071	91693	5345.6211		SMALL TOOLS & EQUIPMENT	WATER EQUIP/VEHICLE/MISC MNTC

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325857	5/28/2025		100309 MENARDS						Continued...	
		40.42	WELL 3 WALL ACCESS PANEL		490070	91973	5320.6229		GENERAL SUPPLIES	WATER WELL/BOOSTER STN MNT/RPR
		39.28	PPE		490096	92123	1520.6229		GENERAL SUPPLIES	NATURAL RESOURCES
		12.76	IRRIGATION PARTS		490406	92328	1720.6229		GENERAL SUPPLIES	PARK GROUNDS MAINTENANCE
		35.53	HWPRV HARDWARE		490073	92374	5330.6215		EQUIPMENT-PARTS	WTR MAIN/HYDRANT/CURB STOP MNT
		6.98	WQ GENERAL SUPPLIES		490097	92439	5505.6229		GENERAL SUPPLIES	STORM DRAIN MNTC/RPR/SUMPS
		<u>223.95</u>								
325858	5/28/2025		138777 MIDWEST MACHINERY CO							
		711.98	MOWER RIMS		490437	10460605	1610.6215		EQUIPMENT-PARTS	STREET/BOULEVARD REPAIR & MNTC
		<u>711.98</u>								
325859	5/28/2025		100995 NAPA AUTO PARTS							
		20.89	PARTS		490412	646954	2240.6215		EQUIPMENT-PARTS	GOLF EQUIPMENT MAINTENANCE
		<u>20.89</u>								
325860	5/28/2025		127905 OFFICE OF MN.IT SERVICES							
		369.60	LANGUAGE LINE		490095	W25040626	1200.6237		TELEPHONE/PAGERS	POLICE MANAGEMENT
		<u>369.60</u>								
325861	5/28/2025		161713 PACE SYSTEMS INC							
		5,520.00	SCHEDULING SOFTWARE ANNUAL		490397	IN00066671	1210.6308		SOFTWARE SUBSCRIPTIONS	POLICE FIELD OPERATIONS/PATROL
		<u>5,520.00</u>								
325862	5/28/2025		131227 PALOMINO PET HOSPITAL							
		1,499.06	BOARDING FEES APR		490471	20250415	1295.6249		OTHER CONTRACTUAL SERVICES	COMMUN SERVICE OFFICERS (CSO)
		706.00	K9 VET VISIT		490392	389600	1281.6235		CONSULTANT SERVICES	POLICE K-9
		<u>2,205.06</u>								
325863	5/28/2025		100751 PHILLIPS WINE & SPIRITS INC							
		181.96	LIQ#1	00000106	490296	2786884	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		23.84	CMWINE#1	00000106	490328	548777	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		6.00	CMLIQ#1	00000106	490329	548778	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		962.00	LIQ#1	00000106	490292	6973764	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		13.97	FREIGHT#1	00000106	490293	6973764	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,491.58	WINE#1	00000106	490324	6973765	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		28.00	CMWINE#1	00000106	490325	6973765	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		47.64	FREIGHT#1	00000106	490326	6973765	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		90.07	TAX#1	00000106	490294	6973766	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		3.51	FREIGHT#1	00000106	490295	6973766	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		80.00	LIQ#2	00000106	490303	6973767	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES

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Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
325863	5/28/2025		100751 PHILLIPS WINE & SPIRITS INC						Continued...	
		1.27	FREIGHT#2	00000106	490304	6973767	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,509.31	WINE#2	00000106	490337	6973768	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		45.09	FREIGHT#2	00000106	490338	6973768	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,006.00	THC#2	00000106	490305	6973769	5055.6515		THC/CBD	LIQUOR #2 STOCK PURCHASES
		1,237.50	LIQ#3	00000106	490310	6973770	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		12.70	FREIGHT#3	00000106	490311	6973770	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		495.45	WINE#3	00000106	490345	6973771	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		8.00	CMWINE#3	00000106	490346	6973771	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		6.35	FREIGHT#3	00000106	490347	6973771	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		82.15	TAX#3	00000106	490312	6973772	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		2.54	FREIGHT#3	00000106	490313	6973772	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		475.30	WINE#1	00000106	490327	6974066	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		135.00	RED BULL		490089	6974800	2270.6421		GOLF-NON ALCOHOLIC BEVERAGES	GOLF FOOD & BEVERAGE
		192.00	HIGH NOON		490089	6974800	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		2,350.55	LIQ#1	00000106	490297	6977004	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		29.21	FREIGHT#1	00000106	490298	6977004	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,044.35	WINE#1	00000106	490330	6977005	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES
		33.02	FREIGHT#1	00000106	490331	6977005	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		168.00	TAX#1	00000106	490299	6977006	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		2.75	FREIGHT#1	00000106	490300	6977006	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		497.20	WINE#2	00000106	490339	6977607	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		7.62	FREIGHT#2	00000106	490340	6977607	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		842.29	LIQ#2	00000106	490306	6977608	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		10.16	FREIGHT#2	00000106	490307	6977608	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		649.80	WINE#2	00000106	490341	6977609	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		19.69	FREIGHT#2	00000106	490342	6977609	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,882.47	LIQ#3	00000106	490314	6977610	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		21.59	FREIGHT#3	00000106	490315	6977610	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,889.65	WINE#3	00000106	490348	6977611	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		57.15	FREIGHT#3	00000106	490349	6977611	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		135.00	LIQ#3	00000106	490316	6977612	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		1.27	FREIGHT#3	00000106	490317	6977612	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		66.00	WINE#3	00000106	490350	69814192	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		1.27	FREIGHT#3	00000106	490351	69814192	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1.27	FREIGHT#3	00000106	490318	6981491	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		2,985.90	LIQ#1	00000106	490332	6981493	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		36.83	FREIGHT#1	00000106	490333	6981493	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		268.52	LIQ#1	00000106	490334	6981494	5015.6510		LIQUOR	LIQUOR #1 STOCK PURCHASES
		1,391.08	WINE#1	00000106	490335	6981494	5015.6520		WINE	LIQUOR #1 STOCK PURCHASES

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325863	5/28/2025		100751 PHILLIPS WINE & SPIRITS INC						Continued...	
		52.07	FREIGHT#1	00000106	490336	6981494	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		91.00	TAX#1	00000106	490301	6981495	5015.6540		TAXABLE MISC FOR RESALE	LIQUOR #1 STOCK PURCHASES
		1.91	FREIGHT#1	00000106	490302	6981495	5015.6550		FREIGHT ON RESALE MDSE	LIQUOR #1 STOCK PURCHASES
		1,237.85	LIQ#2	00000106	490308	6981496	5055.6510		LIQUOR	LIQUOR #2 STOCK PURCHASES
		16.51	FREIGHT#2	00000106	490309	6981496	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		2,008.85	WINE#2	00000106	490343	6981497	5055.6520		WINE	LIQUOR #2 STOCK PURCHASES
		41.91	FREIGHT#2	00000106	490344	6981497	5055.6550		FREIGHT ON RESALE MDSE	LIQUOR #2 STOCK PURCHASES
		1,147.40	LIQ#3	00000106	490319	6981498	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		16.51	FREIGHT#3	00000106	490320	6981498	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		230.16	LIQ#3	00000106	490352	6981499	5085.6510		LIQUOR	LIQUOR #3 STOCK PURCHASES
		7,351.97	WINE#3	00000106	490353	6981499	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		138.43	FREIGHT#3	00000106	490354	6981499	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		319.10	TAX#3	00000106	490321	6981500	5085.6540		TAXABLE MISC FOR RESALE	LIQUOR #3 STOCK PURCHASES
		5.08	FREIGHT#3	00000106	490322	6981500	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		1,298.00	THC#3	00000106	490323	6981501	5085.6515		THC/CBD	LIQUOR #3 STOCK PURCHASES
		270.00	WINE#3	00000106	490355	6981783	5085.6520		WINE	LIQUOR #3 STOCK PURCHASES
		3.81	FREIGHT#3	00000106	490356	6981783	5085.6550		FREIGHT ON RESALE MDSE	LIQUOR #3 STOCK PURCHASES
		473.50	PHILLIPS SPIRITS		490053	8970917	2270.6429		GOLF-LIQUOR	GOLF FOOD & BEVERAGE
		37,102.25								
325864	5/28/2025		107828 SERIGRAPHICS SIGN SYSTEMS INC							
		59,449.31	PARK SIGNS PAYMENT 3		490451	20250501A	2302.6735	PR230037	CAPITAL OUTLAY-OTHER IMPROVEME	PARKS REF - GENERAL UNASSIGNED
		59,449.31								
325865	5/28/2025		123403 ST PAUL COLLEGE							
		899.00	WATER UTILITY TRMT MEADOR		490043	1293520	5305.6275		SCHOOLS/CONFERENCES/EXP LOCAL WATER MGMT/REPORT/DATA ENTRY	
		899.00								
325866	5/28/2025		157965 TS SHOPPING CENTER LLC							
		2,400.34	LIQ1 TAX ESCROW-JUNE		490458	20250516	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		3,698.66	LIQ1 CAM ESCROW-JUNE		490458	20250516	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		12,500.00	LIQ1 LEASE-JUNE		490458	20250516	5025.6310		RENTAL EXPENSE	LIQUOR #1 OPERATIONS
		18,599.00								
325867	5/28/2025		112352 UPNORTH GOLF INC							
		435.04	PUTTER GRIPS		490051	80128	2260.6418		GOLF-PRO SHOP OTHER	GOLF PRO SHOP MERCH SALES
		435.04								
325868	5/28/2025		100814 WENZEL PLYMOUTH PLUMBING							
		105.04	PERMIT & INSPECTIONS ARE STATE		490093	20250514	1001.4065		PERMIT-PLUMBING	GENERAL FUND REVENUE

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Check #	Date	Amount	Supplier / Explanation	PO #	Doc No	Inv No	Account No	Subledger	Account Description	Business Unit
325868	5/28/2025		100814 WENZEL PLYMOUTH PLUMBING						Continued...	
		105.04								
20250525	5/23/2025		148015 EMPOWER							
		415.00	MNDGP-ROTH 457 CONTRIBUTIONS		490032	521251050379	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,305.00	MNDGP-457 CONTRIBUTIONS		490032	521251050379	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		3,720.00								
20250526	5/23/2025		148869 EMPOWER (HCSP)							
		387.61	SERGEANT HCSP FUNDING-GROSS WA		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		864.72	AFSCME HCSP FUNDING-GROSS WAGE		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,274.84	ADMIN HCSP FUNDING-GROSS WAGES		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,617.97	SCH 2 HCSP FUNDING-GROSS WAGES		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,936.87	SCH 1 HCSP FUNDING-GROSS WAGES		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,047.48	POLICE HCSP FUNDING-GROSS WAGE		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,521.22	HCSP FUNDING-ANN LV/COMP		490022	5212510503710	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		10,650.71								
20250527	5/27/2025		102664 US BANK							
		13,235.86	EMPLOYEE MEDICARE		490030	521251050377	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		13,235.86	CITY SHARE MEDICARE		490030	521251050377	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		37,814.00	EMPLOYEE FICA		490030	521251050377	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		37,814.00	CITY SHARE FICA		490030	521251050377	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		86,521.29	FEDERAL TAXES PR		490030	521251050377	9000.2111		ACCRUED FEDERAL/FICA	PAYROLL CLEARING BAL SHEET
		188,621.01								
20250528	5/23/2025		101238 MINNESOTA CHILD SUPPORT PAYMEN							
		460.00	CHILD SUPPORT DEDUCTIONS		490028	521251050375	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		117.93	CHILD SUPPORT DEDUCTIONS		490029	521251050376	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		577.93								
20250529	5/27/2025		100657 MN DEPT OF REVENUE							
		39,871.06	STATE TAX WITHHOLDING		490027	521251050374	9000.2112		ACCRUED STATE W/H	PAYROLL CLEARING BAL SHEET
		39,871.06								
20250530	5/27/2025		100392 PUBLIC EMPLOYEES RETIREMENT AS							
		74,386.92	EMPLOYEE SHARE PERA		490026	521251050373	9000.2114		ACCRUED PERA	PAYROLL CLEARING BAL SHEET
		98,484.23	CITY SHARE PERA		490026	521251050373	9000.2114		ACCRUED PERA	PAYROLL CLEARING BAL SHEET
		172,871.15								
20250531	5/23/2025		157977 WEX HEALTH INC							

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20250531	5/23/2025		157977 WEX HEALTH INC						Continued...	
		10,444.55	HSA EMPLOYEE FUNDING		490024	5212510503712	9000.2125		ACCRUED HSA/HRA BENEFIT	PAYROLL CLEARING BAL SHEET
		10,444.55								
20250532	5/23/2025		100009 AFSCME COUNCIL #5							
		1,346.85	UNION DUES		489066	50725826081	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		1,346.85	UNION DUES		490021	521251050371	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,693.70								
20250533	5/23/2025		151440 VANTAGEPOINT TRANSFER AGENTS							
		7,103.11	ROTH 457-PLAN #301171-FIRE TOO		490023	5212510503711	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		7,103.11								
20250534	5/23/2025		100240 VANTAGEPOINT TRANSFER AGENTS - 457 FT							
		28,317.30	ICMA-PLAN #301171-FIRE TOO		490025	521251050372	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		28,317.30								
20250535	5/23/2025		126459 VANTAGEPOINT TRANSFER AGENTS - ROTH							
		2,541.23	ROTH IRA-PLAN #705481		490031	521251050378	9000.2120		ACCRUED BENEFIT LIABILITY	PAYROLL CLEARING BAL SHEET
		2,541.23								
20250536	5/12/2025		157977 WEX HEALTH INC							
		192.31	FLEX SPENDING DAYCARE 2025		490448	20250512	9000.2119		ACCRUED FLEX SPENDING	PAYROLL CLEARING BAL SHEET
		625.00	FLEX SPENDING MEDICAL 2025		490448	20250512	9000.2119		ACCRUED FLEX SPENDING	PAYROLL CLEARING BAL SHEET
		817.31								
20250537	5/19/2025		157977 WEX HEALTH INC							
		864.70	FLEX SPENDING DAYCARE 2025		490449	20250519	9000.2119		ACCRUED FLEX SPENDING	PAYROLL CLEARING BAL SHEET
		864.70								
		2,084,889.97	Grand Total							

Payment Instrument Totals

Checks	388,987.50
EFT Payments	469,093.76
A/P ACH Payment	1,226,808.71
Total Payments	2,084,889.97

28 5/28/25
ZAR 5/28/25

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<u>Company</u>	<u>Amount</u>
01000 GENERAL FUND	141,379.84
02010 CABLE TV RESERVE FUND	18.50
02025 ROAD ESCROW FUND	594.00
02090 PARTNERS IN EDUCATION	571.13
02200 VALLEYWOOD GOLF FUND	18,615.70
02300 PARKS REFERENDUM FUND	1,120,148.14
05000 LIQUOR FUND	207,191.12
05200 ARENA FUND	1,863.45
05300 WATER & SEWER FUND	107,416.07
05500 STORM DRAINAGE UTILITY FUND	3,901.73
07200 RISK MANAGEMENT/INSURANCE FUND	14,096.53
09000 PAYROLL CLEARING FUND	469,093.76
Report Totals	2,084,889.97



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.JJ.
June 12, 2025
Consent Agenda

Description: Approve Personnel Report	
Staff Contact: Jamie Haefner, Human Resources Manager	Department / Division: Administration/Human Resources

Action Requested:
Approve the personnel report

Summary:
The employment actions attached to this memo are recommended for City Council approval.

Background:
The City Council's approval of the Personnel Report includes the ratification of the City Administrator's actions in carrying out the terms and conditions of the employment of the city personnel.

Budget Impact:
Budgeted positions.

Attachments:

1. Personnel Report

EMPLOYMENT ACTIONS

The following employment actions are recommended for City Council approval:

First Name	Last Name	Action	Position	Status	Dept.	Base Pay Rate	Pay Type	Pay Scale	Date (on or about)
Patrick	Amsden	Hire	Maintenance Worker I	Casual, Seasonal	1600	\$ 21.20	Hourly	SMI	6/10/2025
Frances	Anderson	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Roz	Bergquist	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Kamryn	Britt	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Ahjaya	Buckner	Rehire	Facility Attendant	Casual, Seasonal	1940	\$ 14.55	Hourly	C-01	6/10/2025
Parker	Cameron	Rehire	Head Guard	Casual, Seasonal	1940	\$ 19.90	Hourly	C-06	6/10/2025
Alex	Carlson	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Michael	Cherevatsky	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.15	Hourly	C-05	6/10/2025
Kade	Crawford	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
William	Durfee	Hire	Seasonal Maintenance I	Casual, Seasonal	1710	\$ 18.75	Hourly	SMI	6/10/2025
Ahman	Dye	Rehire	Facility Assistant	Casual, Seasonal	1940	\$ 14.55	Hourly	C-01	6/10/2025
Kaleb	Fisher	Accept Resignation	Maintenance Worker II	Full-Time, Regular	5305				6/6/2025
Ruby	Fuller	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Izzy	Frechette	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.65	Hourly	C-01	6/10/2025
Zachary	Garcia	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Abby	Gnan	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.90	Hourly	C-05	6/10/2025
Makayla	Gore	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Charles	Gustafson	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Louis	Gustafson	Rehire	Facility Attendant	Casual, Seasonal	1940	\$ 14.80	Hourly	C-01	6/10/2025
Ethan	Hansen	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.90	Hourly	C-05	6/10/2025
Graden	Hill	Hire	Division/Department Specialist	Full-Time, Regular	1700	\$ 29.59	Hourly	130	6/13/2025
Lauren	Ho	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Emily	Hodgen	Rehire	Facility Attendant	Casual, Seasonal	1940	\$ 14.80	Hourly	C-05	6/10/2025
Faith	Hoff	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.15	Hourly	C-05	6/10/2025

The Council's approval of the Personnel Report includes the ratification of the City Administrator's actions in carrying out the terms and conditions of the employment of the City personnel.

First Name	Last Name	Action	Position	Status	Dept.	Base Pay Rate	Pay Type	Pay Scale	Date (on or about)
Michael	Jennison	Rehire	Recreation Program Leader	Casual, Seasonal	1940	\$ 16.00	Hourly	C-02	6/9/2025
Adeline	Judson	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.66	Hourly	C-05	6/10/2025
Gabriel	Keeler	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.90	Hourly	C-05	6/10/2025
John	Klein	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.40	Hourly	C-05	6/10/2025
Ada	Kramer	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Amanda	Lackmann	Rehire	Head Guard	Casual, Seasonal	1940	\$ 19.65	Hourly	C-06	6/10/2025
Joshua	Lee	Rehire	Water Safety Instructor	Casual, Seasonal	1940	\$ 19.40	Hourly	C-06	6/10/2025
Shelby	Lee	Rehire	Water Safety Instructor	Casual, Seasonal	1940	\$ 19.40	Hourly	C-06	6/12/2025
Paige	Lenartz	Hire	Food and Beverage Server	Casual, Variable Hour	2205	\$ 14.30	Hourly	C-01	5/15/2025
Levi	Little	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Greta	Marcott	Rehire	Water Safety Instructor	Casual, Seasonal	1940	\$ 19.40	Hourly	C-06	6/10/2025
Ainsley	McPhail	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.65	Hourly	C-05	6/10/2025
Megan	Metzger	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Faith	Nachtigal	Rehire	Lead Instructor I	Casual, Seasonal	1800	\$ 19.15	Hourly	C-06	6/10/2025
Aaron	Nickelson	Rehire	Seasonal Maintenance I	Casual, Seasonal	1710	\$ 18.75	Hourly	SMI	6/10/2025
Vesper	Odegard	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Abigail	Olson	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.90	Hourly	C-05	6/10/2025
Melissa	Osterhaus	Rehire	Lead Instructor II	Casual, Seasonal	1800	\$ 21.05	Hourly	C-07	6/10/2025
Emily	Pelzel	Rehire	Puppet Performer	Casual, Seasonal	1800	\$ 14.60	Hourly	C-01	6/10/2025
Everett	Pire	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Ella	Rudashevsky	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 17.65	Hourly	C-05	6/10/2025
Hannah	Ruyle	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.40	Hourly	C-05	6/10/2025
Teagan	Sharkey	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025
Kayla	Simpson	Hire	Lifeguard I	Casual, Seasonal	1940	\$ 17.40	Hourly	C-05	6/10/2025
Katelyn	Stanczak	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.40	Hourly	C-05	6/10/2025
Dylan	Thraen	Hire	Facility Attendant	Casual, Seasonal	1940	\$ 14.30	Hourly	C-01	6/10/2025

The Council's approval of the Personnel Report includes the ratification of the City Administrator's actions in carrying out the terms and conditions of the employment of the City personnel.

First Name	Last Name	Action	Position	Status	Dept.	Base Pay Rate	Pay Type	Pay Scale	Date (on or about)
Amelia	Tranter	Hire	Lead Instructor I	Casual, Variable Hour	5205	\$ 14.30	Hourly	C-10	6/10/2025
Owen	Unten	Rehire	Seasonal Maintenance I	Casual, Seasonal	1710	\$ 18.75	Hourly	SMI	5/27/2025
Natalie	Wees	Rehire	Lifeguard I	Casual, Seasonal	1940	\$ 18.15	Hourly	C-05	6/10/2025
Sam	Weinhaus	Rehire	Recreation Program Leader	Casual, Seasonal	1800	\$ 15.05	Hourly	C-02	6/10/2025
Scott	Werner	Transfer	Public Works Supervisor	Full-Time, Regular	1530	\$ 123,429.28	Annual	190	6/14/2025
Catharina	Winter	Rehire	Lifeguard II	Casual, Seasonal	1940	\$ 20.15	Hourly	C-06	6/10/2025

The Council's approval of the Personnel Report includes the ratification of the City Administrator's actions in carrying out the terms and conditions of the employment of the City personnel.



ITEM:
COUNCIL MEETING DATE:
SECTION:

4.KK.
June 12, 2025
Consent Agenda

Description: Authorize helicopter landing and liftoff in Johnny Cake Ridge Park East on July 3, 2025	
Staff Contact: Eric Carlson, Parks and Recreation Director	Department / Division: Parks and Recreation

Action Requested:

Authorize helicopter landing and liftoff in Johnny Cake Ridge Park East on July 3, 2025

Summary:

As part of the Apple Valley Freedom Days Celebration, Cub Foods Family Fun Night is scheduled at Johnny Cake Ridge Park East on Thursday, July 3, from approximately 7 p.m. to 9 p.m. An air ambulance helicopter will land on and lift off from soccer field B. Helicopter staff will provide information to the public while the helicopter is on display.

Background:

Apple Valley Freedom Days has traditionally coordinated the helicopter landing and liftoff with the Apple Valley Fire Department during Family Fun Night. There have been no issues in previous years.

Budget Impact:

N/A

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

5.A.
June 12, 2025
Regular Agenda

Description: Present Police Awards to Residents	
Staff Contact: Nick Francis, Police Chief	Department / Division: Police

Action Requested:

N/A

Summary:

The Police Chief will recognize residents for their assistance to the Police Department and present them their respective award.

Certificates of recognition will be awarded to Logan Widgren, Jeffrey Bert Finkelstein, and Steven Hylback. The Chiefs Award of Merit will be awarded to Dr. Garry Allen.

Background:

The Apple Valley Police Department relies on assistance from members of the public to report and assist with police matters in the community. Our department understands that community members are critical in the delivery of services provided by the police department. When an employee believes that a citizen's actions merit recognition, the employee submits a nomination to the Awards Committee for that citizen to be formally recognized. The department's awards committee then reviews the nominations and recommends specific recognition. Historically, these awards have been presented to the recipients at the department's annual department meeting. We feel it's more fitting to present these awards at a public meeting of the City Council.

Tonight, we will recognize Logan Widgren, Jeffrey Bert Finkelstein, and Steven Hylback with the Citizen Certificate of Recognition. This certificate may be given to a citizen for outstanding assistance to the Police Department, or for other efforts beneficial to public safety, usually under difficult circumstances. We will also recognize Dr. Garry Allen with the Chief's Award of Merit. This award may be given to a citizen for performance resulting in improved operations, outstanding community service, or substantial savings in organizational costs.

Chief Francis will present each recipient with their award while outlining the circumstances for which they are being recognized.

Budget Impact:

N/A

Attachments:

None



ITEM:
COUNCIL MEETING DATE:
SECTION:

5.B.
June 12, 2025
Regular Agenda

Description:

Accept Apple Valley Freedom Days Celebration and Community Festival schedule of events and authorize placement of signage

Staff Contact:

Eric Carlson, Parks and Recreation Director

Department / Division:

Parks and Recreation

Action Requested:

Accept Apple Valley Freedom Days Celebration and Community Festival schedule of events and authorize placement of signage

Summary:

Apple Valley Freedom Days has been recognized and celebrated in the City of Apple Valley for more than fifty years. It has traditionally been a multi-day event beginning at the end of June and concluding with a fireworks display on the 4th of July. Council proclaimed the annual "Apple Valley Freedom Days Celebration" a community event at the May 23, 2024, meeting. Since then, the volunteer committee has worked diligently once again to organize a full schedule of activities for the 2025 Freedom Days celebration.

With the authorization of signage placement, the Freedom Days Committee plans to have promotional signs placed at these intersections:

- Galaxie Avenue and 147th Street West (Municipal Center)
- Galaxie Avenue and 140th Street West (Fire Station 2)
- 140th Street West and Johnny Cake Ridge Road (JCRPE/JCRPW)

Background:

2025 Apple Valley Freedom Days events include:

Friday, June 27

- Car Show, 5–9 p.m. at Apple Valley American Legion 1776
- Music in Kelley Park, 6:30–8:30 p.m. at Kelley Park

Saturday, June 28

- Root Beer Float Event, 11:30–1 p.m. at Apple Valley Senior & Event Center

Wednesday, July 2

- Casting with the Cops, 5:30–7:30 p.m. at Cobblestone Lake Fishing Pier

Thursday, July 3

- Cub Foods Family Fun Night, 5–9 p.m. at Johnny Cake Ridge Park East

Friday, July 4

- Fun Run, 8 a.m. start time at the Johnny Cake Activity Center
- Parade, 1 p.m. start time
- Pre-Fireworks Party, 6–9:30 p.m. at Johnny Cake Ridge Park East
- Fireworks Show, 9:30 p.m. at Johnny Cake Ridge Park East

Budget Impact:

2025 Budget items:

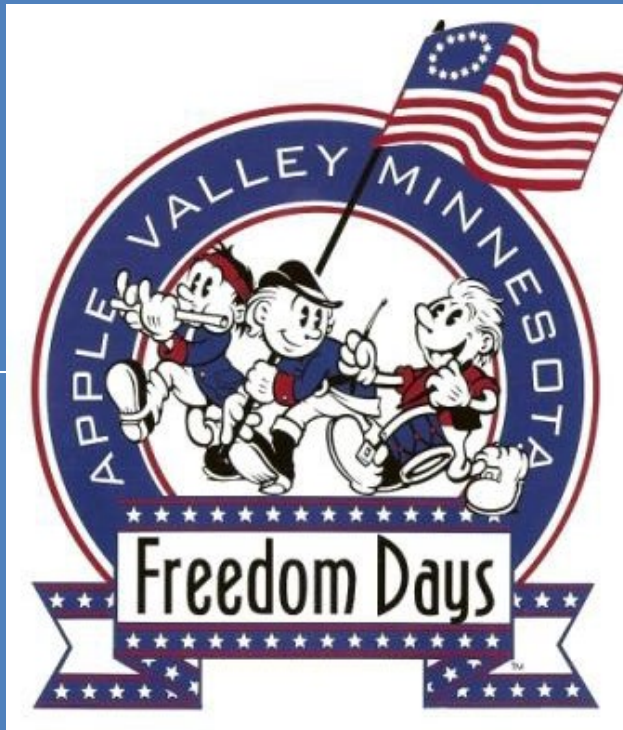
Fourth of July Fireworks	\$30,000
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Fourth of July Parade	\$17,600
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Attachments:

1. Freedom Days Presentation
2. Presentation

2025 APPLE VALLEY FREEDOM DAYS



June 27 – July 5

WWW.AVFREEDOMDAYS.COM

Events of Previous Years



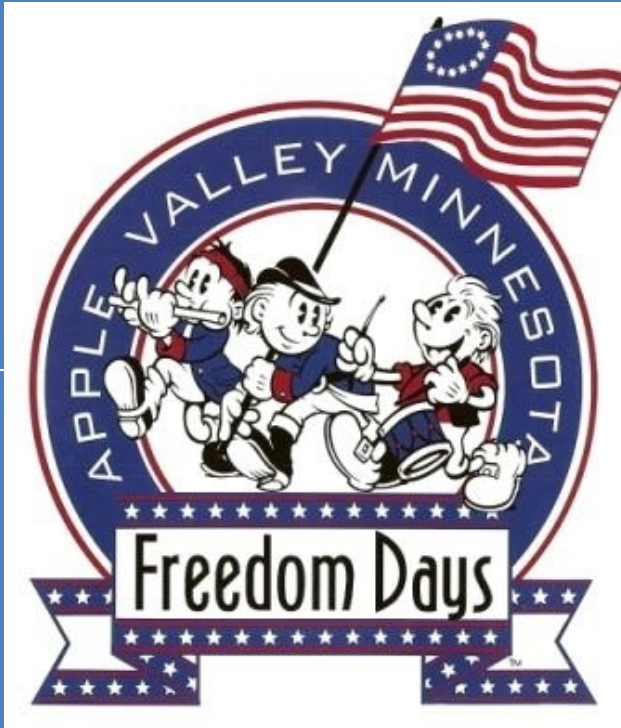
2025 EVENTS

- **Car Show:** Friday, June 27, 5–9 p.m.
- **Root Beer Float Event:** Saturday, June 28, 11:30 a.m.–1 p.m.
- **Casting with the Cops:** Wednesday, July 2, 5:30–7:30 p.m.
- **Cub Foods Family Fun Night:** Thursday, July 3, 5–9 p.m.
- **Fun Run:** Friday, July 4, 8 a.m.
- **Freedom Days Parade:** Friday, July 4, 1 p.m.
- **Pre-Fireworks Party:** Friday, July 4, 6–9:30 p.m.
- **Fireworks Show:** Friday, July 4, 9:30 p.m.
- **Fireworks Rain Out Date:** Saturday, July 5, 9:30 p.m.



www.avfreedomdays.com

2025 APPLE VALLEY FREEDOM DAYS



June 27 – July 5

WWW.AVFREEDOMDAYS.COM

Events of Previous Years



2025 EVENTS

- **Car Show:** Friday, June 27, 5–9 p.m.
- **Root Beer Float Event:** Saturday, June 28, 11:30 a.m.–1 p.m.
- **Casting with the Cops:** Wednesday, July 2, 5:30–7:30 p.m.
- **Cub Foods Family Fun Night:** Thursday, July 3, 5–9 p.m.
- **Fun Run:** Friday, July 4, 8 a.m.
- **Freedom Days Parade:** Friday, July 4, 1 p.m.
- **Pre-Fireworks Party:** Friday, July 4, 6–9:30 p.m.
- **Fireworks Show:** Friday, July 4, 9:30 p.m.
- **Fireworks Rain Out Date:** Saturday, July 5, 9:30 p.m.



www.avfreedomdays.com



ITEM:
COUNCIL MEETING DATE:
SECTION:

5.C.
June 12, 2025
Regular Agenda

Description:

Spice Village, LLC, 7520 149th Street W.

1. Hold Public Hearing
2. Adopt Resolution approving issuance of On-Sale Wine and 3.2 Percent Malt Liquor Licenses, effective July 1, 2025

Staff Contact:

Christina Scipioni, City Clerk

Department / Division:

Administration/City Clerk's Office

Action Requested:

Spice Village, LLC, 7520 149th Street W.

1. Hold Public Hearing
2. Adopt Resolution approving issuance of On-Sale Wine and 3.2 Percent Malt Liquor Licenses, effective July 1, 2025

Summary:

On June 12, 2025, the Council will hold a public hearing on the application by Spice Village, LLC, for on-sale wine and 3.2 percent malt liquor licenses for a restaurant located at 7520 149th Street W. The required legal notice has been published.

Subject to any comments received at the public hearing, the resolution authorizing issuance of the licenses to Spice Village, LLC, can be adopted.

Spice Village is a new restaurant opening in the former TCF Bank location in the Time Square shopping center.

Background:

The Police and Fire Departments have completed the necessary background and site investigations and find the license in order for approval.

Budget Impact:

N/A

Attachments:

1. Resolution

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-

A RESOLUTION APPROVING ON-SALE WINE & BEER LICENSES

WHEREAS, the City Council, pursuant to City Code Section 111.22 held a public hearing on June 12, 2025, with respect to issuance of "On-Sale Wine" and "On-Sale 3.2 Percent Malt Liquor" Licenses for Spice Village, LLC, in connection with a restaurant located at 7520 149th Street W.; and

WHEREAS, the City Council has reviewed the application as it is on file with the City Clerk.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley as follows:

1. To grant and approve licenses for "On-Sale Wine" and for "On-Sale 3.2 Percent Malt Liquor" to Spice Village, LLC, on premises located at 7520 149th Street W., in accordance with plans on file with the City, subject to:

- A. All terms and conditions of City Code Chapter 111, as amended.
- B. The right of the City Council to require, at its sole discretion, the presence of peace officers during any hours of operation at the sole cost and expense of the licensee.
- C. Approval of the "On-Sale Wine" license by the Minnesota Commissioner of Public Safety.
- D. The license shall not be effective until the building is ready for occupancy and conforms to the premises described in the application approved by the Council.

2. The Mayor and City Clerk are hereby authorized to execute said licenses.

3. The licenses shall expire at 11:59 o'clock p.m. December 31, 2025. A renewal application must be received on or before October 1, 2025, pursuant to City Code Section 111.23(B).

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk



ITEM:
COUNCIL MEETING DATE:
SECTION:

5.D.
June 12, 2025
Regular Agenda

Description:

General Obligation Bond, Series 2025A

1. Adopt Resolution providing for the competitive negotiated sale of \$32,450,000 General Obligation, Series 2025A
2. Approve Municipal Advisory Service Agreement with Northland Securities

Staff Contact:

Ron Hedberg, Finance Director

Department / Division:

Finance

Action Requested:

1. Adopt Resolution providing for the competitive negotiated sale of \$32,450,000 General Obligation, Series 2025A
2. Approve Municipal Advisory Service Agreement with Northland Securities

Summary:

The City Council is requested to authorize Northland Securities to solicit proposals for the competitively negotiated sale of \$32,450,000 General Obligation Bonds, series 2025A. This issue will provide \$3,045,000 in funding for the facilities Capital Improvement Plan (CIP) projects and \$29,405,000 for the Park Referendum portion of the bonds. This action provides for the bonds to be considered for award at the July 24, 2025, regular City Council meeting. The repayment of the 2025a General Obligation Bonds would come from future tax levies.

The CIP portion of the bonds will provide funding for the Facilities CIP, including final portions of the Police Operations Building on Flagstaff as well as some design costs for the upcoming Central Maintenance Facility.

The Park Referendum portion of the bonds will provide additional funding for investments in the park system authorized in the 2023 Park Referendum. These investments include the development of Kelley Park, the redevelopment of Redwood Park including replacement of the community pool, improvements to the Apple Valley Family Aquatic Center, Community Center, Senior Center, Hayes Arena, Hayes Youth Baseball and Softball Complex, and parks and trails throughout the community. The referendum authorized up to \$73,250,000 of bond issuance. The 2024A issue used \$16,305,000 of that authority; the 2025A issue will use \$29,405,000 of the authority, leaving up to \$27,540,000 that can be issued in the future.

At the November 22, 2022, City Council meeting, the City Council adopted the 2023-2027 Facilities Capital Improvements Plan. The 2023-2027 Facilities Capital Improvements Plan provided for the issuance of up to \$41,000,000 in Capital Improvement Bonds. In 2021 and 2022, there was approximately \$14,000,000 issued under the previous 2021-2025 Facilities Capital Improvement Plan authority. The 2023-2027 Facilities Capital Improvement Plan included additional bonding authority of up to \$41,000,000.

The attached Municipal Advisor Service Agreement and finance plan summarizes the details to be included in the official statement and identifies Northland Securities as Municipal Advisor and Taft Stettinius & Hollister, LLP, as Bond Counsel.

Background:

On November 22, 2022, the City Council adopted the 2023-2027 Facilities Capital Improvements Plan to finance a number of projects in the upcoming years. The ability to issue Capital Improvement Plan Bonds is provided for in Minnesota State Statute 475.521. The improvements allowed in this statute are limited to "acquisition or betterment of public lands, buildings, or other improvements for the purpose of a city hall, library, public safety facility, and a public works facility," with a useful life of 5 years or more. Capital improvements under the statute do not include light rail transit or related activities, parks, roads/bridges or administrative buildings other than a city hall, or land for those facilities.

The 2023-2027 Facilities Capital Improvement Plan adopted on November 22, 2022, identified the projects intended to be financed with bonds issued under the statute. The projects identified in the 2023-2027 Facilities Capital Improvement Plan for inclusion in the Capital Improvement Plan Bonds were:

Police Operations/ Garage Facility	\$9,900,000
JCRP East Maintenance Facility	600,000
CMF -New Vehicle Storage Addition	7,700,000
CMF - New Vehicle Maintenance Area	8,300,000
CMF - Renovations	3,700,000
Fire Stations	8,000,000
Bond Issuance Costs	<u>800,000</u>
Total Use 2023-2027 Facilities CIP	41,000,000
Issued previously - 2024A issue	(10,190,000)
This Issue -2025A	<u>(3,045,000)</u>
Remaining Bond Authority	<u>27,765,000</u>

In addition these amounts there was an additional approximately \$14,000,000 issued in 2021 and 2022 under the authorization included in the 2021-2025 Facilities Capital Improvement Plan. The total issued may not exceed the total authorized in the Facilities Capital Improvement Plan. The timing and amounts of each of the issues would be dependent on the construction progress of each phase.

Budget Impact:

The 2025A bond issue would be repaid with an annual property tax levy over the next 20 years. The approximate property tax levy impacts of the 2025A issue for the Facilities Capital Improvement Bonds portion of \$2,625,000 would be approximately \$245,000 in 2026 and beyond. The tax levy impact of the Park Referendum portion of the issue will be approximately \$2,380,000 in 2026 and beyond.

According to the Dakota County Assessor's Office, for 2026, the median value home will be increasing 3.7%, from \$358,100 to \$371,350. The preliminary estimate of the tax impacts of the 2025A bond issue on the median valued home for 2026 is approximately an annual increase of \$110, of which approximately \$10 is the levy increase associated with the Facilities CIP issue and approximately \$100 is related to the Park Referendum portion.

Attachments:

1. Resolution
2. Finance Plan
3. Municipal Advisor Agreement
4. Presentation

EXTRACT OF MINUTES OF A MEETING
OF THE CITY COUNCIL
CITY OF APPLE VALLEY, MINNESOTA

HELD: JUNE 12, 2025

Pursuant to due call and notice thereof, a regular or special meeting of the City Council of the City of Apple Valley, Dakota County, Minnesota, was duly held at the City Hall on June 12, 2025, at 7:00 P.M. for the purpose in part of authorizing the competitive negotiated sale of the \$32,450,000 General Obligation Bonds, Series 2025A.

The following members were present:

and the following were absent:

Member _____ introduced the following resolution and moved its adoption:

RESOLUTION NO. _____

RESOLUTION PROVIDING FOR THE COMPETITIVE NEGOTIATED SALE OF
GENERAL OBLIGATION BONDS, SERIES 2025A

A. WHEREAS, the City Council of the City of Apple Valley, Minnesota (the "City"), has heretofore determined that it is necessary and expedient to issue General Obligation Bonds, Series 2025A (the "Bonds") to finance (i) various capital improvement projects within the City, pursuant to the City's 2023-2027 Capital Improvement Plan; and (ii) various park improvements; and

B. WHEREAS, the City has retained Northland Securities, Inc., in Minneapolis, Minnesota ("Northland"), as its independent municipal advisor and is therefore authorized to sell the Bonds by competitive negotiated sale in accordance with Minnesota Statutes, Section 475.60, Subdivision 2(9); and

C. WHEREAS, the City has retained Taft Stettinius & Hollister LLP, in Minneapolis, Minnesota as its bond counsel for purposes of this financing.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Minnesota, as follows:

1. Authorization. The City Council hereby authorizes Northland to solicit proposals for the competitive negotiated sale of the Bonds.

2. Meeting; Proposal Opening. The City Council shall meet at the time and place specified in the Notice of Sale, in substantially the form attached hereto as Attachment A, for the purpose of considering sealed proposals for and awarding the sale of the Bonds. The Finance Director, or designee, shall open proposals at the time and place specified in the Notice of Sale.

3. Notice of Sale. The terms and conditions of the Bonds and the negotiation thereof are in substantially in the form set forth in the Notice of Sale attached hereto as Attachment A and hereby approved and made a part hereof.

4. Official Statement. In connection with the competitive negotiated sale of the Bonds, the Finance Director and other officers or employees of the City are hereby authorized to cooperate with Northland and participate in the preparation of an official statement for the Bonds, and to execute and deliver it on behalf of the City upon its completion.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member _____ and, after full discussion thereof and upon a vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

Whereupon the resolution was declared duly passed and adopted.

STATE OF MINNESOTA
COUNTY OF DAKOTA
CITY OF APPLE VALLEY

I, the undersigned, being the duly qualified and acting Clerk of the City of Apple Valley, Minnesota, DO HEREBY CERTIFY that I have compared the attached and foregoing extract of minutes with the original thereof on file in my office, and that the same is a full, true and complete transcript of the minutes of a meeting of the City Council duly called and held on the date therein indicated, insofar as such minutes relate to the City's \$32,450,000 General Obligation Bonds, Series 2025A.

WITNESS my hand on June 12, 2025.

Christina M. Scipioni, City Clerk

ATTACHMENT A

NOTICE OF SALE

\$32,450,000*

GENERAL OBLIGATION BONDS, SERIES 2025A

CITY OF APPLE VALLEY, MINNESOTA

(Book-Entry Only)

NOTICE IS HEREBY GIVEN that these Bonds will be offered for sale according to the following terms:

TIME AND PLACE:

Proposals (also referred to herein as “bids”) will be opened by the City’s Finance Director, or designee, on Thursday, July 24, 2025, at 10:00 A.M., CT, at the offices of Northland Securities, Inc. (the Issuer’s “Municipal Advisor”), 150 South 5th Street, Suite 3300, Minneapolis, Minnesota 55402. Consideration of the Proposals for award of the sale will be by the City Council at its meeting at the City Offices beginning Thursday, July 24, 2025 at 7:00 P.M., CT.

SUBMISSION OF PROPOSALS

Proposals may be:

- a) submitted to the office of Northland Securities, Inc.,
- b) emailed to PublicSale@northlandsecurities.com
- c) for proposals submitted prior to the sale, the final price and coupon rates may be submitted to Northland Securities, Inc. by telephone at 612-851-5900 or 612-851-4945, or
- d) submitted electronically.

Notice is hereby given that electronic proposals will be received via PARITY™, or its successor, in the manner described below, until 10:00 A.M., CT, on Thursday, July 24, 2025. Proposals may be submitted electronically via PARITY™ or its successor, pursuant to this Notice until 10:00 A.M., CT, but no Proposal will be received after the time for receiving Proposals specified above. To the extent any instructions or directions set forth in PARITY™, or its successor, conflict with this Notice, the terms of this Notice shall control. For further information about PARITY™, or its successor, potential bidders may contact Northland Securities, Inc. or i-Deal® at 1359 Broadway, 2nd floor, New York, NY 10018, telephone 212-849-5021.

Neither the Issuer nor Northland Securities, Inc. assumes any liability if there is a malfunction of PARITY™ or its successor. All bidders are advised that each Proposal shall be deemed to constitute a contract between the bidder and the Issuer to purchase the Bonds regardless of the manner in which the Proposal is submitted.

* The Issuer reserves the right to increase or decrease the principal amount of the Bonds. Any such increase or decrease will be made in multiples of \$5,000 and may be made in any maturity. If any maturity is adjusted, the purchase price will also be adjusted to maintain the same gross spread.

BOOK-ENTRY SYSTEM

The Bonds will be issued by means of a book-entry system with no physical distribution of bond certificates made to the public. The Bonds will be issued in fully registered form and one bond certificate, representing the aggregate principal amount of the Bonds maturing in each year, will be registered in the name of Cede & Co. as nominee of Depository Trust Company (“DTC”), New York, New York, which will act as securities depository of the Bonds.

Individual purchases of the Bonds may be made in the principal amount of \$5,000 or any multiple thereof of a single maturity through book entries made on the books and records of DTC and its participants. Principal and interest are payable by the Issuer through Northland Bond Services, a division of First National Bank of Omaha, Minneapolis, Minnesota (the “Paying Agent/Registrar”), to DTC, or its nominee as registered owner of the Bonds. Transfer of principal and interest payments to participants of DTC will be the responsibility of DTC; transfer of principal and interest payments to beneficial owners by participants will be the responsibility of such participants and other nominees of beneficial owners. The successful bidder, as a condition of delivery of the Bonds, will be required to deposit the bond certificates with DTC. The Issuer will pay reasonable and customary charges for the services of the Paying Agent/Registrar.

DATE OF ORIGINAL ISSUE OF BONDS

Date of Delivery (Estimated to be August 20, 2025)

AUTHORITY/PURPOSE/SECURITY

The Bonds are being issued pursuant to Minnesota Statutes, Chapter 475 and Section 475.521, as amended, and a voter referendum held on November 7, 2023, which passed by a vote of 5,812 (yes) to 2,925 (no). Proceeds will be used to finance various improvement projects within the City pursuant to the City’s 2023-2027 Capital Improvement Plan approved on November 22, 2022, and various park improvements and to pay costs associated with the issuance of the Bonds. The Bonds are payable from ad valorem taxes on all taxable property within the City. The full faith and credit of the City is pledged to their payment and the City has validly obligated itself to levy ad valorem taxes in the event of any deficiency in the debt service account established for this issue.

INTEREST PAYMENTS

Interest is due semiannually on each June 15 and December 15, commencing June 15, 2026, to registered owners of the Bonds appearing of record in the Bond Register as of the close of business on the first day (whether or not a business day) of the calendar month of such interest payment date.

MATURITIES

Principal is due annually on December 15, inclusive, in each of the years and amounts as follows:

<u>Year</u>	<u>Amount</u>	<u>Year</u>	<u>Amount</u>	<u>Year</u>	<u>Amount</u>	<u>Year</u>	<u>Amount</u>
2026	\$715,000	2031	\$1,335,000	2036	\$1,605,000	2041	\$1,985,000
2027	1,175,000	2032	1,380,000	2037	1,670,000	2042	2,075,000

2028	1,210,000	2033	1,430,000	2038	1,745,000	2043	2,175,000
2029	1,245,000	2034	1,485,000	2039	1,815,000	2044	2,280,000
2030	1,290,000	2035	1,545,000	2040	1,900,000	2045	2,390,000

Proposals for the Bonds may contain a maturity schedule providing for any combination of serial bonds and term bonds, subject to mandatory redemption, so long as the amount of principal maturing or subject to mandatory redemption in each year conforms to the maturity schedule set forth above.

INTEREST RATES

All rates must be in integral multiples of 1/20th or 1/8th of 1%. *The rate for any maturity may not be more than 2.00% less than the rate for any preceding maturity.* All Bonds of the same maturity must bear a single uniform rate from date of issue to maturity.

ESTABLISHMENT OF ISSUE PRICE

(HOLD-THE-OFFERING-PRICE RULE MAY APPLY – BIDS NOT CANCELLABLE)

The winning bidder shall assist the Issuer in establishing the issue price of the Bonds and shall execute and deliver to the Issuer at closing an “issue price” or similar certificate setting forth the reasonably expected initial offering price to the public or the sales price or prices of the Bonds, together with the supporting pricing wires or equivalent communications, substantially in the form attached hereto as Exhibit A, with such modifications as may be appropriate or necessary, in the reasonable judgment of the winning bidder, the Issuer and Bond Counsel. All actions to be taken by the Issuer under this Notice of Sale to establish the issue price of the Bonds may be taken on behalf of the Issuer by the Issuer’s Municipal Advisor and any notice or report to be provided to the Issuer may be provided to the Issuer’s Municipal Advisor.

The Issuer intends that the provisions of Treasury Regulation Section 1.148-1(f)(3)(i) (defining “competitive sale” for purposes of establishing the issue price of the Bonds) will apply to the initial sale of the Bonds (the “competitive sale requirements”) because:

- (1) the Issuer shall disseminate this Notice of Sale to potential underwriters in a manner that is reasonably designed to reach potential underwriters;
- (2) all bidders shall have an equal opportunity to bid;
- (3) the Issuer may receive bids from at least three underwriters of municipal bonds who have established industry reputations for underwriting new issuances of municipal bonds; and
- (4) the Issuer anticipates awarding the sale of the Bonds to the bidder who submits a firm offer to purchase the Bonds at the highest price (or lowest cost), as set forth in this Notice of Sale.

Any bid submitted pursuant to this Notice of Sale shall be considered a firm offer for the purchase of the Bonds, as specified in the bid.

In the event that the competitive sale requirements are not satisfied, the Issuer shall promptly so advise the winning bidder. The Issuer may then determine to treat the initial offering price to the public as of the award date of the Bonds as the issue price of each maturity by imposing on the winning bidder the Hold-the-Offering-Price Rule as described in the following paragraph (the “Hold-the-Offering-Price Rule”). Bids will **not** be subject to cancellation in the event that the Issuer determines to apply the Hold-the-Offering-Price Rule to the Bonds. **Bidders should**

prepare their bids on the assumption that the Bonds will be subject to the Hold-the-Offering-Price Rule in order to establish the issue price of the Bonds.

By submitting a bid, the winning bidder shall (i) confirm that the underwriters have offered or will offer the Bonds to the public on or before the date of award at the offering price or prices (the “Initial Offering Price”), or at the corresponding yield or yields, set forth in the bid submitted by the winning bidder and (ii) agree, on behalf of the underwriters participating in the purchase of the Bonds, that the underwriters will neither offer nor sell unsold Bonds of any maturity to which the Hold-the-Offering Price Rule shall apply to any person at a price that is higher than the Initial Offering Price to the public during the period starting on the award date for the Bonds and ending on the **earlier** of the following:

- (1) the close of the fifth (5th) business day after the award date; or
- (2) the date on which the underwriters have sold at least 10% of a maturity of the Bonds to the public at a price that is no higher than the Initial Offering Price to the public (the “10% Test”), at which time only that particular maturity will no longer be subject to the Hold-the-Offering-Price Rule.

The Issuer acknowledges that, in making the representations set forth above, the winning bidder will rely on (i) the agreement of each underwriter to comply with the requirements for establishing issue price of the Bonds, including, but not limited to, its agreement to comply with the Hold-the-Offering-Price Rule, if applicable to the Bonds, as set forth in an agreement among underwriters and the related pricing wires, (ii) in the event a selling group has been created in connection with the initial sale of the Bonds to the public, the agreement of each dealer who is a member of the selling group to comply with the requirements for establishing issue price of the Bonds, including but not limited to, its agreement to comply with the Hold-the-Offering-Price Rule, if applicable to the Bonds, as set forth in a selling group agreement and the related pricing wires, and (iii) in the event that an underwriter or dealer who is a member of the selling group is a party to a third-party distribution agreement that was employed in connection with the initial sale of the Bonds to the public, the agreement of each broker-dealer that is a party to such agreement to comply with the requirements for establishing issue price of the Bonds, including, but not limited to, its agreement to comply with the Hold-the-Offering-Price Rule, if applicable to the Bonds, as set forth in the third-party distribution agreement and the related pricing wires. The Issuer further acknowledges that each underwriter shall be solely liable for its failure to comply with its agreement regarding the requirements for establishing issue price of the Bonds, including but not limited to, its agreement to comply with the Hold-the-Offering-Price Rule, if applicable to the Bonds, and that no underwriter shall be liable for the failure of any other underwriter, or of any dealer who is a member of a selling group, or of any broker-dealer that is a party to a third-party distribution agreement to comply with its corresponding agreement to comply with the requirements for establishing issue price of the Bonds, including, but not limited to, its agreement to comply with the Hold-the-Offering-Price Rule if applicable to the Bonds.

By submitting a bid, each bidder confirms that: (i) any agreement among underwriters, any selling group agreement and each third-party distribution agreement (to which the bidder is a party) relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter, each dealer who is a member of the selling group, and each broker-dealer that is a party to such third-party distribution agreement, as applicable, (A) to comply with the Hold-the-Offering-Price Rule, if applicable if and for so long as directed by the winning bidder and as set forth in the related pricing wires, (B) to promptly notify the winning bidder of any sales of Bonds that to its knowledge, are made to a purchaser who is a related party to an underwriter participating in the initial sale of the Bonds to the public (each

such term being used as defined below), and (C) to acknowledge that, unless otherwise advised by the underwriter, dealer or broker-dealer, the winning bidder shall assume that each order submitted by the underwriter, dealer or broker-dealer is a sale to the public, and (ii) any agreement among underwriters or selling group agreement relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter or dealer that is a party to a third-party distribution agreement to be employed in connection with the initial sale of the Bonds to the public to require each broker-dealer that is a party to such retail distribution agreement to comply with the Hold-the-Offering-Price Rule, if applicable, in each case if and for so long as directed by the winning bidder or the underwriter and as set forth in the related pricing wires.

Notes: Sales of any Bonds to any person that is a related party to an underwriter participating in the initial sale of the Bonds to the public (each such term being used as defined below) shall not constitute sales to the public for purposes of this Notice of Sale. Further, for purposes of this Notice of Sale:

- (1) “public” means any person other than an underwriter or a related party,*
- (2) “underwriter” means (A) any person that agrees pursuant to a written contract with the Issuer (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Bonds to the public and (B) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (A) to participate in the initial sale of the Bonds to the public (including a member of a selling group or a party to a third-party distribution agreement participating in the initial sale of the Bonds to the public).*
- (3) a purchaser of any of the Bonds is a “related party” to an underwriter if the underwriter and the purchaser are subject, directly or indirectly, to (A) more than 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation or another), (B) more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or (C) more than 50% common ownership of the value of the outstanding stock of the corporation or the capital interests or profit interests of the partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other), and*
- (4) “sale date” means the date that the Bonds are awarded by the Issuer to the winning bidder.*

ADJUSTMENTS TO PRINCIPAL AMOUNT AFTER PROPOSALS

The Issuer reserves the right to increase or decrease the principal amount of the Bonds. Any such increase or decrease will be made in multiples of \$5,000 and may be made in any maturity. If any maturity is adjusted, the purchase price will also be adjusted to maintain the same gross spread. Such adjustments shall be made promptly after the sale and prior to the award of Proposals by the Issuer and shall be at the sole discretion of the Issuer. The successful bidder may not withdraw or modify its Proposal once submitted to the Issuer for any reason, including post-sale adjustment. Any adjustment shall be conclusive and shall be binding upon the successful bidder.

OPTIONAL REDEMPTION

Bonds maturing on and after December 15, 2034 are subject to redemption and prepayment at the option of the Issuer on December 15, 2033 and any date thereafter, at a price of par plus accrued interest. Redemption may be in whole or in part of the Bonds subject to prepayment. If redemption is in part, the maturities and principal amounts within each maturity to be redeemed shall be

determined by the Issuer and if only part of the Bonds having a common maturity date are called for prepayment, the specific Bonds to be prepaid shall be chosen by lot by the Bond Registrar.

CUSIP NUMBERS

If the Bonds qualify for assignment of CUSIP numbers such numbers will be printed on the Bonds, but neither the failure to print such numbers on any Bond nor any error with respect thereto shall constitute cause for a failure or refusal by the successful bidder thereof to accept delivery of and pay for the Bonds in accordance with terms of the purchase contract. The CUSIP Service Bureau charge for the assignment of CUSIP identification numbers shall be paid by the successful bidder.

DELIVERY

Delivery of the Bonds will be within thirty-five days after award, subject to an approving legal opinion by Taft, Stettinius & Hollister LLP, Bond Counsel. The legal opinion will be paid by the Issuer and delivery will be anywhere in the continental United States without cost to the successful bidder at DTC.

TYPE OF PROPOSAL

Proposals of not less than \$32,190,400 (99.20%) and accrued interest on the principal sum of \$32,450,000 must be filed with the undersigned prior to the time of sale. Proposals must be unconditional except as to legality. Proposals for the Bonds should be delivered to Northland Securities, Inc. and addressed to:

Ron Hedberg, Finance Director
City of Apple Valley
7100 147th St. W
Apple Valley, Minnesota 55124

A good faith deposit (the "Deposit") in the amount of \$500,000 in the form of a federal wire transfer (payable to the order of the Issuer) is only required from the apparent winning bidder, and must be received within two hours after the time stated for the receipt of Proposals. The apparent winning bidder will receive notification of the wire instructions from the Municipal Advisor promptly after the sale. If the Deposit is not received from the apparent winning bidder in the time allotted, the Issuer may choose to reject their Proposal and then proceed to offer the Bonds to the next lowest bidder based on the terms of their original proposal, so long as said bidder wires funds for the Deposit amount within two hours of said offer.

The Issuer will retain the Deposit of the successful bidder, the amount of which will be deducted at settlement and no interest will accrue to the successful bidder. In the event the successful bidder fails to comply with the accepted Proposal, said amount will be retained by the Issuer. No Proposal can be withdrawn after the time set for receiving Proposals unless the meeting of the Issuer scheduled for award of the Bonds is adjourned, recessed, or continued to another date without award of the Bonds having been made.

AWARD

The Bonds will be awarded on the basis of the lowest interest rate to be determined on a true interest cost (TIC) basis. The Issuer's computation of the interest rate of each Proposal, in accordance with customary practice, will be controlling. In the event of a tie, the sale of the Bonds will be awarded by lot. The Issuer will reserve the right to: (i) waive non-substantive informalities of any Proposal or of matters relating to the receipt of Proposals and award of the Bonds, (ii) reject all Proposals without cause, and (iii) reject any Proposal which the Issuer determines to have failed to comply with the terms herein.

INFORMATION FROM SUCCESSFUL BIDDER

The successful bidder will be required to provide, in a timely manner, certain information relating to the initial offering price of the Bonds necessary to compute the yield on the Bonds pursuant to the provisions of the Internal Revenue Code of 1986, as amended.

OFFICIAL STATEMENT

By awarding the Bonds to any underwriter or underwriting syndicate submitting a Proposal therefor, the Issuer agrees that, no more than seven business days after the date of such award, it shall provide to the senior managing underwriter of the syndicate to which the Bonds are awarded, the Final Official Statement in an electronic format as prescribed by the Municipal Securities Rulemaking Board (MSRB).

FULL CONTINUING DISCLOSURE UNDERTAKING

The Issuer will covenant in the resolution awarding the sale of the Bonds and in a Continuing Disclosure Undertaking to provide, or cause to be provided, annual financial information, including audited financial statements of the Issuer, and notices of certain material events, as required by SEC Rule 15c2-12.

NOT BANK QUALIFIED

The Issuer will not designate the Bonds as qualified tax-exempt obligations for purposes of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

BOND INSURANCE AT UNDERWRITER'S OPTION

If the Bonds qualify for issuance of any policy of municipal bond insurance or commitment therefor at the option of the successful bidder, the purchase of any such insurance policy or the issuance of any such commitment shall be at the sole option and expense of the successful bidder of the Bonds. Any increase in the costs of issuance of the Bonds resulting from such purchase of insurance shall be paid by the successful bidder, except that, if the Issuer has requested and received a rating on the Bonds from a rating agency, the Issuer will pay that rating fee. Any other rating agency fees shall be the responsibility of the successful bidder. Failure of the municipal bond insurer to issue the policy after the Bonds have been awarded to the successful bidder shall not constitute cause for failure or refusal by the successful bidder to accept delivery on the Bonds.

The Issuer reserves the right to reject any and all Proposals, to waive informalities and to adjourn the sale.

Dated: June 12, 2025
COUNCIL

BY ORDER OF THE APPLE VALLEY CITY

/s/ Ron Hedberg
Finance Director

Additional information may be obtained from:
Northland Securities, Inc.
150 South 5th Street, Suite 3300
Minneapolis, Minnesota 55402
Telephone No.: 612-851-5900

EXHIBIT A

(ISSUE PRICE CERTIFICATE – COMPETITIVE SALE SATISFIED)

The undersigned, on behalf of _____ (the "Underwriter"), hereby certifies as set forth below with respect to the sale of the General Obligation Bonds, Series 2025A (the "Bonds") of the City of Apple Valley, Minnesota (the "Issuer").

1. Reasonably Expected Initial Offering Price.

As of the Sale Date, the reasonably expected initial offering prices of the Bonds to the Public by the Underwriter are the prices listed in **Schedule A** (the "Expected Offering Prices"). The Expected Offering Prices are the prices for the Maturities of the Bonds used by the Underwriter in formulating its bid to purchase the Bonds. Attached as **Schedule B** is a true and correct copy of the bid provided by the Underwriter to purchase the Bonds.

The Underwriter was not given the opportunity to review other bids prior to submitting its bid.

The bid submitted by the Underwriter constituted a firm offer to purchase the Bonds.

2. Defined Terms.

"Maturity" means Bonds with the same credit and payment terms. Bonds with different maturity dates, or Bonds with the same maturity date but different stated interest rates, are treated as separate Maturities.

"Public" means any person (including an individual, trust, estate, partnership, association, company, or corporation) other than an Underwriter or a related party to an Underwriter. The term "related party" for purposes of this certificate generally means any two or more persons who have greater than 50 percent common ownership, directly or indirectly.

"Sale Date" means the first day on which there is a binding contract in writing for the sale of a Maturity of the Bonds. The Sale Date of the Bonds is _____.

"Underwriter" means (i) any person that agrees pursuant to a written contract with the Issuer (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Bonds to the Public, and (ii) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (i) of this paragraph to participate in the initial sale of the Bonds to the Public (including a member of a selling group or a party to a retail distribution agreement participating in the initial sale of the Bonds to the Public).

The representations set forth in this certificate are limited to factual matters only. Nothing in this certificate represents the Underwriter's interpretation of any laws, including specifically Sections 103 and 148 of the Internal Revenue Code of 1986, as amended, and the Treasury Regulations thereunder. The undersigned understands that the foregoing information will be relied upon by the Issuer with respect to certain of the representations set forth in the Nonarbitrage Certificate and with respect to compliance with the federal income tax rules affecting the Bonds, and by Taft Stettinius & Hollister LLP, Bond Counsel in connection with rendering its opinion that the interest on the Bonds is excluded from gross income for federal

income tax purposes, the preparation of the Internal Revenue Service Form 8038-G, and other federal income tax advice that it may give to the Issuer from time to time relating to the Bonds.

Dated: August 20, 2025.

[FORM OF ISSUE PRICE CERTIFICATE – HOLD-THE-OFFERING-PRICE RULE APPLIES]

The undersigned, on behalf of _____ (the "Underwriter"), on behalf of itself, hereby certifies as set forth below with respect to the sale and issuance of General Obligation Bonds, Series 2024A (the "Bonds") of the City of Apple Valley, Minnesota (the "Issuer").

1. Initial Offering Price of the Bonds.

(a) The Underwriter offered each Maturity of the Bonds to the Public for purchase at the respective initial offering prices listed in Schedule A (the "Initial Offering Prices") on or before the Sale Date. A copy of the pricing wire or equivalent communication for the Bonds is attached to this certificate as Schedule B.

(b) As set forth in the Notice of Sale and bid award, the Underwriter has agreed in writing that, (i) for each Maturity of the Bonds, it would neither offer nor sell any of the Bonds of such Maturity to any person at a price that is higher than the Initial Offering Price for such Maturity during the Holding Period for such Maturity (the "hold-the-offering-price rule"), and (ii) any selling group agreement shall contain the agreement of each dealer who is a member of the selling group, and any retail distribution agreement shall contain the agreement of each broker-dealer who is a party to the retail distribution agreement, to comply with the hold-the-offering-price rule. Pursuant to such agreement, no Underwriter (as defined below) has offered or sold any Maturity of the Bonds at a price that is higher than the respective Initial Offering Price for that Maturity of the Bonds during the Holding Period.

2. Defined Terms.

(a) "Holding Period" means, for each Maturity of the Bonds, the period starting on the Sale Date and ending on the earlier of (i) the close of the fifth business day after the Sale Date (_____), or (ii) the date on which the Underwriter has sold at least 10% of such Maturity of the Bonds to the Public at prices that are no higher than the Initial Offering Price for such Maturity.

(b) "Maturity" means Bonds with the same credit and payment terms. Bonds with different maturity dates, or Bonds with the same maturity date but different stated interest rates, are treated as separate Maturities.

(c) "Public" means any person (including an individual, trust, estate, partnership, association, company, or corporation) other than an Underwriter or a related party to an Underwriter. The term "related party" for purposes of this certificate generally means any two or more persons who have greater than 50 percent common ownership, directly or indirectly.

(d) "Sale Date" means the first day on which there is a binding contract in writing for the sale of a Maturity of the Bonds. The Sale Date of the Bonds is _____.

(e) "Underwriter" means (i) any person that agrees pursuant to a written contract with the Issuer (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Bonds to the Public, and (ii) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (i) of this paragraph to participate in the

initial sale of the Bonds to the Public (including a member of a selling group or a party to a retail distribution agreement participating in the initial sale of the Bonds to the Public).

The representations set forth in this certificate are limited to factual matters only. Nothing in this certificate represents the Representative's interpretation of any laws, including specifically Sections 103 and 148 of the Internal Revenue Code of 1986, as amended, and the Treasury Regulations thereunder. The undersigned understands that the foregoing information will be relied upon by the Issuer with respect to certain of the representations set forth in the Nonarbitrage Certificate and with respect to compliance with the federal income tax rules affecting the Bonds, and by Taft Stettinius & Hollister LLP, Bond Counsel, in connection with rendering its opinion that the interest on the Bonds is excluded from gross income for federal income tax purposes, the preparation of the Internal Revenue Service Form 8038-G, and other federal income tax advice that it may give to the Issuer from time to time relating to the Bonds.

Dated: August 20, 2025.

Finance Plan

City of Apple Valley, Minnesota

\$32,450,000

General Obligation Bonds, Series 2025A

June 12, 2025



150 South 5th Street, Suite 3300

Minneapolis, MN 55402

612-851-5900 800-851-2920

www.northlandsecurities.com

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Executive Summary

The following is a summary of the recommended terms for the issuance of \$32,450,000 General Obligation Bonds, Series 2025A (the “Bonds”). Additional information on the proposed finance plan and issuing process can be found after the Executive Summary, in the Issue Overview and Attachment 3– Related Considerations.

Purpose	Proceeds from the Bonds will be used to finance various capital improvement projects within the City, pursuant to the City’s adopted 2023 through 2027 Capital Improvement Plan (“CIP”) and various park improvements, and to pay costs associated with the issuance of the Bonds.
Security	The Bonds will be a general obligation of the City. The City will pledge property tax levies for payment of the Bonds.
Repayment Term	The Bonds will mature annually each December 15 in the years 2026 through 2045. Interest on the Bonds will be payable on June 15, 2026, and semiannually thereafter on each June 15 and December 15.
Estimated Interest Rate	True interest cost (TIC): 4.47%
Prepayment Option	Bonds maturing on and after December 15, 2034, will be subject to redemption on December 15, 2033, and any day thereafter at a price of par plus accrued interest.
Rating	Ratings will be requested from Standard and Poor’s (S&P) and Moody’s Investors Service (Moody’s). The City’s general obligation debt is currently rated "AAA" by S&P and “Aaa” by Moody’s.
Tax Status	The Bonds will be tax-exempt, non-bank qualified obligations.
Risk Factors	There are certain risks associated with all debt. Risk factors related to the Bonds are discussed in Attachment 5.
Type of Bond Sale	Public Sale – Competitive Bids
Proposals Received	Thursday, July 24, 2025 @ 10:00 A.M.
Council Consideration	Thursday, July 24, 2025 @ 7:00 P.M.

Issue Overview

Purpose

Proceeds from the Bonds will be used to finance the following projects (together, the “Projects”):

- various capital improvement projects pursuant to the City’s 2023 through 2027 Capital Improvement Plan (adopted November 22, 2022), including improvements to the City’s Fire Stations, Police Garage, and Central Maintenance Facility (the “CIP Portion”);
- Various park projects as approved by voters on November 7, 2023 (the “Park Referendum Portion”).

Proceeds of the Bonds will also finance the costs associated with issuance of the Bonds. The Bonds have been sized based on cost estimates provided by City Staff. The table below contains the sources and uses of funds for the bond issue.

	CIP	Parks	Issue Summary
Sources Of Funds			
Par Amount of Bonds	\$3,045,000.00	\$29,405,000.00	\$32,450,000.00
Total Sources	\$3,045,000.00	\$29,405,000.00	\$32,450,000.00
Uses Of Funds			
Deposit to Project Construction Fund	3,000,000.00	29,000,000.00	32,000,000.00
Total Underwriter's Discount (0.800%)	24,360.00	235,240.00	259,600.00
Costs of Issuance	17,608.45	170,041.55	187,650.00
Rounding Amount	3,031.55	(281.55)	2,750.00
Total Uses	\$3,045,000.00	\$29,405,000.00	\$32,450,000.00

Authority

The Bonds will be issued pursuant to the authority of Minnesota Statutes, Chapter 475, and Section 475.521 and a voter referendum passed on November 7, 2023, as described below.

CIP Portion

Under Section 475.521, a capital improvement is a major expenditure of City funds for the acquisition or betterment of public lands, buildings, or other improvements used, such as a city hall, library, public safety, or public works facility, which has a useful life of five years or more.

The maximum amount of principal and interest for capital improvement bonds cannot exceed 0.16% of the estimated market value of taxable property in the City. The City’s pay 2025 estimated market value is \$8,332,057,800 ($\$8,332,057,800 \times 0.0016 = \$13,331,292$). The City’s 2021B Bonds and a portion of the City’s 2022A Bonds and 2024A Bonds are also subject to this limitation. The maximum amount of principal and interest on a calendar year basis when combined with the 2021B and the CIP portions of the 2022A Bonds and 2024A Bonds is expected to be approximately \$1,962,015, which is less than \$13,331,292.

Before issuing bonds under a Capital Improvement Plan (“CIP”), the City must hold a public hearing on the CIP and the proposed bonds and must then approve the CIP and authorize the issuance of the bonds by at least a 3/5 majority. The City held the required public hearing and approved the CIP on November 22, 2022, and the 30-day referendum period expired on December 22, 2022.

Park Referendum Portion

The Park Referendum Portion will be issued pursuant to Chapter 475 and a \$66,750,000 park referendum held on November 7, 2023 and approved by voters by a margin of 5,812 “Yes” votes to 2,925 “No” votes, resulting in 66.52% approval. Prior to issuance of the Bonds, the City has \$50,445,000 approved amount remaining.

Structure

The Bonds have been structured to result in relatively level debt service over the 20-year life of the Bonds.

The proposed structure for the bond issue and preliminary debt service projections are illustrated in Attachment 1.

Security and Source of Repayment

The Bonds will be general obligations of the City. The finance plan relies on the following assumptions for the revenues used to pay debt service, as provided by City staff:

- **Property Taxes.** The revenues needed to pay the debt service on the Bonds are expected to come from property tax levies. The initial projections show an annual tax levy, averaging \$2,627,995 annually, is needed, which includes the statutory requirement of 105% of debt service. The initial levy will be made in 2025 for taxes payable in 2026.

The table in Attachment 2 shows the estimated flow of funds for the Bonds, including the 5% overlevy that is required pursuant to Minnesota Statutes Section 475.61, Subd. 1 which requires that revenues pledged to the payment of general obligation bonds produce 5% in excess of the amount needed to pay principal and interest when due. This additional revenue provides protection against deficiencies in the collection of anticipated revenues. If pledged revenues do not equal 105% of debt service, then the City is required to establish a property tax levy to cover the difference.

Plan Rationale

The Finance Plan recommended in this report is based on a variety of factors and information provided by the City related to the financed projects and City objectives, Northland’s knowledge of the City and our experience in working with similar cities and projects. The issuance of General Obligation Bonds provides the best means of achieving the City’s objectives and cost-effective financing. The City has successfully issued and managed this type of debt for previous projects.

Issuing Process

Northland will receive bids to purchase the Bonds on Thursday, July 24, 2025 @ 10:00 A.M. Market conditions and the marketability of the Bonds support issuance through a competitive sale. This process has been chosen as it is intended to produce the lowest combination of interest expense and underwriting expense on the date and time set to receive bids. The calendar of events for the issuing process can be found in Attachment 4.

Municipal Advisor: Northland Securities, Inc., Minneapolis, Minnesota

Bond Counsel: Taft Stettinius & Hollister LLP, Minneapolis, Minnesota

Paying Agent: Northland Bond Services, a division of First National Bank of Omaha, Minneapolis, Minnesota

Attachment 1 – Preliminary Debt Service Schedule

Combined

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
08/20/2025	-	-	-	-	-
06/15/2026	-	-	1,108,552.64	1,108,552.64	-
12/15/2026	715,000.00	3.200%	676,405.00	1,391,405.00	2,499,957.64
06/15/2027	-	-	664,965.00	664,965.00	-
12/15/2027	1,175,000.00	3.200%	664,965.00	1,839,965.00	2,504,930.00
06/15/2028	-	-	646,165.00	646,165.00	-
12/15/2028	1,210,000.00	3.250%	646,165.00	1,856,165.00	2,502,330.00
06/15/2029	-	-	626,502.50	626,502.50	-
12/15/2029	1,245,000.00	3.300%	626,502.50	1,871,502.50	2,498,005.00
06/15/2030	-	-	605,960.00	605,960.00	-
12/15/2030	1,290,000.00	3.400%	605,960.00	1,895,960.00	2,501,920.00
06/15/2031	-	-	584,030.00	584,030.00	-
12/15/2031	1,335,000.00	3.500%	584,030.00	1,919,030.00	2,503,060.00
06/15/2032	-	-	560,667.50	560,667.50	-
12/15/2032	1,380,000.00	3.650%	560,667.50	1,940,667.50	2,501,335.00
06/15/2033	-	-	535,482.50	535,482.50	-
12/15/2033	1,430,000.00	3.750%	535,482.50	1,965,482.50	2,500,965.00
06/15/2034	-	-	508,670.00	508,670.00	-
12/15/2034	1,485,000.00	3.850%	508,670.00	1,993,670.00	2,502,340.00
06/15/2035	-	-	480,083.75	480,083.75	-
12/15/2035	1,545,000.00	4.000%	480,083.75	2,025,083.75	2,505,167.50
06/15/2036	-	-	449,183.75	449,183.75	-
12/15/2036	1,605,000.00	4.150%	449,183.75	2,054,183.75	2,503,367.50
06/15/2037	-	-	415,880.00	415,880.00	-
12/15/2037	1,670,000.00	4.200%	415,880.00	2,085,880.00	2,501,760.00
06/15/2038	-	-	380,810.00	380,810.00	-
12/15/2038	1,745,000.00	4.350%	380,810.00	2,125,810.00	2,506,620.00
06/15/2039	-	-	342,856.25	342,856.25	-
12/15/2039	1,815,000.00	4.450%	342,856.25	2,157,856.25	2,500,712.50
06/15/2040	-	-	302,472.50	302,472.50	-
12/15/2040	1,900,000.00	4.550%	302,472.50	2,202,472.50	2,504,945.00
06/15/2041	-	-	259,247.50	259,247.50	-
12/15/2041	1,985,000.00	4.650%	259,247.50	2,244,247.50	2,503,495.00
06/15/2042	-	-	213,096.25	213,096.25	-
12/15/2042	2,075,000.00	4.700%	213,096.25	2,288,096.25	2,501,192.50
06/15/2043	-	-	164,333.75	164,333.75	-
12/15/2043	2,175,000.00	4.750%	164,333.75	2,339,333.75	2,503,667.50
06/15/2044	-	-	112,677.50	112,677.50	-
12/15/2044	2,280,000.00	4.800%	112,677.50	2,392,677.50	2,505,355.00
06/15/2045	-	-	57,957.50	57,957.50	-
12/15/2045	2,390,000.00	4.850%	57,957.50	2,447,957.50	2,505,915.00
Total	\$32,450,000.00	-	\$17,607,040.14	\$50,057,040.14	-

Yield Statistics

Bond Year Dollars	\$398,010.97
Average Life	12.265 Years
Average Coupon	4.4237575%

Net Interest Cost (NIC)	4.4889818%
True Interest Cost (TIC)	4.4687576%
Bond Yield for Arbitrage Purposes	4.3802028%
All Inclusive Cost (AIC)	4.5334088%

IRS Form 8038

Net Interest Cost	4.4237575%
Weighted Average Maturity	12.265 Years

Optional Redemption

12/15/2033	@100.000%
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*Preliminary Non-Bank Qualified AAA/Aaa rates as of May 30, 2025, plus 0.25%.

Park Referendum

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
08/20/2025	-	-	-	-	-
06/15/2026	-	-	1,004,491.39	1,004,491.39	-
12/15/2026	650,000.00	3.200%	612,910.00	1,262,910.00	2,267,401.39
06/15/2027	-	-	602,510.00	602,510.00	-
12/15/2027	1,065,000.00	3.200%	602,510.00	1,667,510.00	2,270,020.00
06/15/2028	-	-	585,470.00	585,470.00	-
12/15/2028	1,095,000.00	3.250%	585,470.00	1,680,470.00	2,265,940.00
06/15/2029	-	-	567,676.25	567,676.25	-
12/15/2029	1,130,000.00	3.300%	567,676.25	1,697,676.25	2,265,352.50
06/15/2030	-	-	549,031.25	549,031.25	-
12/15/2030	1,170,000.00	3.400%	549,031.25	1,719,031.25	2,268,062.50
06/15/2031	-	-	529,141.25	529,141.25	-
12/15/2031	1,210,000.00	3.500%	529,141.25	1,739,141.25	2,268,282.50
06/15/2032	-	-	507,966.25	507,966.25	-
12/15/2032	1,250,000.00	3.650%	507,966.25	1,757,966.25	2,265,932.50
06/15/2033	-	-	485,153.75	485,153.75	-
12/15/2033	1,295,000.00	3.750%	485,153.75	1,780,153.75	2,265,307.50
06/15/2034	-	-	460,872.50	460,872.50	-
12/15/2034	1,345,000.00	3.850%	460,872.50	1,805,872.50	2,266,745.00
06/15/2035	-	-	434,981.25	434,981.25	-
12/15/2035	1,400,000.00	4.000%	434,981.25	1,834,981.25	2,269,962.50
06/15/2036	-	-	406,981.25	406,981.25	-
12/15/2036	1,455,000.00	4.150%	406,981.25	1,861,981.25	2,268,962.50
06/15/2037	-	-	376,790.00	376,790.00	-
12/15/2037	1,515,000.00	4.200%	376,790.00	1,891,790.00	2,268,580.00
06/15/2038	-	-	344,975.00	344,975.00	-
12/15/2038	1,580,000.00	4.350%	344,975.00	1,924,975.00	2,269,950.00
06/15/2039	-	-	310,610.00	310,610.00	-
12/15/2039	1,645,000.00	4.450%	310,610.00	1,955,610.00	2,266,220.00
06/15/2040	-	-	274,008.75	274,008.75	-
12/15/2040	1,720,000.00	4.550%	274,008.75	1,994,008.75	2,268,017.50
06/15/2041	-	-	234,878.75	234,878.75	-
12/15/2041	1,800,000.00	4.650%	234,878.75	2,034,878.75	2,269,757.50
06/15/2042	-	-	193,028.75	193,028.75	-
12/15/2042	1,880,000.00	4.700%	193,028.75	2,073,028.75	2,266,057.50
06/15/2043	-	-	148,848.75	148,848.75	-
12/15/2043	1,970,000.00	4.750%	148,848.75	2,118,848.75	2,267,697.50
06/15/2044	-	-	102,061.25	102,061.25	-
12/15/2044	2,065,000.00	4.800%	102,061.25	2,167,061.25	2,269,122.50
06/15/2045	-	-	52,501.25	52,501.25	-
12/15/2045	2,165,000.00	4.850%	52,501.25	2,217,501.25	2,270,002.50
Total	\$29,405,000.00	-	\$15,952,373.89	\$45,357,373.89	-

CIP

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
08/20/2025	-	-	-	-	-
06/15/2026	-	-	104,061.25	104,061.25	-
12/15/2026	65,000.00	3.200%	63,495.00	128,495.00	232,556.25
06/15/2027	-	-	62,455.00	62,455.00	-
12/15/2027	110,000.00	3.200%	62,455.00	172,455.00	234,910.00
06/15/2028	-	-	60,695.00	60,695.00	-
12/15/2028	115,000.00	3.250%	60,695.00	175,695.00	236,390.00
06/15/2029	-	-	58,826.25	58,826.25	-
12/15/2029	115,000.00	3.300%	58,826.25	173,826.25	232,652.50
06/15/2030	-	-	56,928.75	56,928.75	-
12/15/2030	120,000.00	3.400%	56,928.75	176,928.75	233,857.50
06/15/2031	-	-	54,888.75	54,888.75	-
12/15/2031	125,000.00	3.500%	54,888.75	179,888.75	234,777.50
06/15/2032	-	-	52,701.25	52,701.25	-
12/15/2032	130,000.00	3.650%	52,701.25	182,701.25	235,402.50
06/15/2033	-	-	50,328.75	50,328.75	-
12/15/2033	135,000.00	3.750%	50,328.75	185,328.75	235,657.50
06/15/2034	-	-	47,797.50	47,797.50	-
12/15/2034	140,000.00	3.850%	47,797.50	187,797.50	235,595.00
06/15/2035	-	-	45,102.50	45,102.50	-
12/15/2035	145,000.00	4.000%	45,102.50	190,102.50	235,205.00
06/15/2036	-	-	42,202.50	42,202.50	-
12/15/2036	150,000.00	4.150%	42,202.50	192,202.50	234,405.00
06/15/2037	-	-	39,090.00	39,090.00	-
12/15/2037	155,000.00	4.200%	39,090.00	194,090.00	233,180.00
06/15/2038	-	-	35,835.00	35,835.00	-
12/15/2038	165,000.00	4.350%	35,835.00	200,835.00	236,670.00
06/15/2039	-	-	32,246.25	32,246.25	-
12/15/2039	170,000.00	4.450%	32,246.25	202,246.25	234,492.50
06/15/2040	-	-	28,463.75	28,463.75	-
12/15/2040	180,000.00	4.550%	28,463.75	208,463.75	236,927.50
06/15/2041	-	-	24,368.75	24,368.75	-
12/15/2041	185,000.00	4.650%	24,368.75	209,368.75	233,737.50
06/15/2042	-	-	20,067.50	20,067.50	-
12/15/2042	195,000.00	4.700%	20,067.50	215,067.50	235,135.00
06/15/2043	-	-	15,485.00	15,485.00	-
12/15/2043	205,000.00	4.750%	15,485.00	220,485.00	235,970.00
06/15/2044	-	-	10,616.25	10,616.25	-
12/15/2044	215,000.00	4.800%	10,616.25	225,616.25	236,232.50
06/15/2045	-	-	5,456.25	5,456.25	-
12/15/2045	225,000.00	4.850%	5,456.25	230,456.25	235,912.50
Total	\$3,045,000.00	-	\$1,654,666.25	\$4,699,666.25	-

Attachment 2 – Estimated Levy Schedules

Combined

Date	Total P+I	105% Levy	Levy Year	Collection Year
12/15/2025	-	-		
12/15/2026	2,499,957.64	2,624,955.52	2025	2026
12/15/2027	2,504,930.00	2,630,176.50	2026	2027
12/15/2028	2,502,330.00	2,627,446.50	2027	2028
12/15/2029	2,498,005.00	2,622,905.25	2028	2029
12/15/2030	2,501,920.00	2,627,016.00	2029	2030
12/15/2031	2,503,060.00	2,628,213.00	2030	2031
12/15/2032	2,501,335.00	2,626,401.75	2031	2032
12/15/2033	2,500,965.00	2,626,013.25	2032	2033
12/15/2034	2,502,340.00	2,627,457.00	2033	2034
12/15/2035	2,505,167.50	2,630,425.88	2034	2035
12/15/2036	2,503,367.50	2,628,535.88	2035	2036
12/15/2037	2,501,760.00	2,626,848.00	2036	2037
12/15/2038	2,506,620.00	2,631,951.00	2037	2038
12/15/2039	2,500,712.50	2,625,748.13	2038	2039
12/15/2040	2,504,945.00	2,630,192.25	2039	2040
12/15/2041	2,503,495.00	2,628,669.75	2040	2041
12/15/2042	2,501,192.50	2,626,252.13	2041	2042
12/15/2043	2,503,667.50	2,628,850.88	2042	2043
12/15/2044	2,505,355.00	2,630,622.75	2043	2044
12/15/2045	2,505,915.00	2,631,210.75	2044	2045
Total	\$50,057,040.14	\$52,559,892.15		

Park Referendum

Date	Total P+I	105% Levy	Levy Year	Collection Year
12/15/2025	-	-		
12/15/2026	2,267,401.39	2,380,771.46	2025	2026
12/15/2027	2,270,020.00	2,383,521.00	2026	2027
12/15/2028	2,265,940.00	2,379,237.00	2027	2028
12/15/2029	2,265,352.50	2,378,620.13	2028	2029
12/15/2030	2,268,062.50	2,381,465.63	2029	2030
12/15/2031	2,268,282.50	2,381,696.63	2030	2031
12/15/2032	2,265,932.50	2,379,229.13	2031	2032
12/15/2033	2,265,307.50	2,378,572.88	2032	2033
12/15/2034	2,266,745.00	2,380,082.25	2033	2034
12/15/2035	2,269,962.50	2,383,460.63	2034	2035
12/15/2036	2,268,962.50	2,382,410.63	2035	2036
12/15/2037	2,268,580.00	2,382,009.00	2036	2037
12/15/2038	2,269,950.00	2,383,447.50	2037	2038
12/15/2039	2,266,220.00	2,379,531.00	2038	2039
12/15/2040	2,268,017.50	2,381,418.38	2039	2040
12/15/2041	2,269,757.50	2,383,245.38	2040	2041
12/15/2042	2,266,057.50	2,379,360.38	2041	2042
12/15/2043	2,267,697.50	2,381,082.38	2042	2043
12/15/2044	2,269,122.50	2,382,578.63	2043	2044
12/15/2045	2,270,002.50	2,383,502.63	2044	2045
Total	\$45,357,373.89	\$47,625,242.58		

CIP

Date	Total P+I	105% Levy	Levy Year	Collection Year
12/15/2025	-	-		
12/15/2026	232,556.25	244,184.06	2025	2026
12/15/2027	234,910.00	246,655.50	2026	2027
12/15/2028	236,390.00	248,209.50	2027	2028
12/15/2029	232,652.50	244,285.13	2028	2029
12/15/2030	233,857.50	245,550.38	2029	2030
12/15/2031	234,777.50	246,516.38	2030	2031
12/15/2032	235,402.50	247,172.63	2031	2032
12/15/2033	235,657.50	247,440.38	2032	2033
12/15/2034	235,595.00	247,374.75	2033	2034
12/15/2035	235,205.00	246,965.25	2034	2035
12/15/2036	234,405.00	246,125.25	2035	2036
12/15/2037	233,180.00	244,839.00	2036	2037
12/15/2038	236,670.00	248,503.50	2037	2038
12/15/2039	234,492.50	246,217.13	2038	2039
12/15/2040	236,927.50	248,773.88	2039	2040
12/15/2041	233,737.50	245,424.38	2040	2041
12/15/2042	235,135.00	246,891.75	2041	2042
12/15/2043	235,970.00	247,768.50	2042	2043
12/15/2044	236,232.50	248,044.13	2043	2044
12/15/2045	235,912.50	247,708.13	2044	2045
Total	\$4,699,666.25	\$4,934,649.56		

Attachment 3 – Related Considerations

Not Bank Qualified

The Bonds will be more than \$10,000,000, therefore, the Bonds will not be designated as “bank qualified” obligations pursuant to Federal Tax Law. Bond Counsel has determined the Bonds do not qualify as private activity bonds and comply with IRS Rules.

Arbitrage Compliance

Project/Construction Fund. All tax-exempt bond issues are subject to federal rebate requirements which require all arbitrage earned to be rebated to the U.S. Treasury. The rebate exemption the City expects to qualify for is the “24-month spending exception.”

Debt Service Fund. The City must maintain a bona fide debt service fund for the Bonds or be subject to yield restriction in the debt service fund. A bona fide debt service fund involves an equal matching of revenues to debt service expense with a balance forward permitted equal to the greater of the investment earnings in the fund during that year or 1/12 of the debt service of that year.

The City should become familiar with the various Arbitrage Compliance requirements for this bond issue. The Resolution for the Bonds prepared by Bond Counsel explains the requirements in greater detail.

Continuing Disclosure

Type: Full

Dissemination Agent: Northland Securities, Inc.

The requirements for continuing disclosure are governed by SEC Rule 15c2-12. The primary requirements of Rule 15c2-12 actually fall on underwriters. The Rule sets forth due diligence needed prior to the underwriter’s purchase of municipal securities. Part of this requirement is obtaining commitment from the issuer to provide continuing disclosure. The document describing the continuing disclosure commitments (the “Undertaking”) is contained in the Official Statement that will be prepared to offer the Bonds to investors.

The City has more than \$10,000,000 of outstanding debt and is required to undertake “full” continuing disclosure. Full disclosure requires annual posting of the audit and a separate continuing disclosure report, as well as the reporting of certain “material events.” Material events set forth in the Rule, including, but not limited to, bond rating changes, call notices, and issuance of “financial obligations” (such as PFA loans, leases, or bank placements) must be reported within ten business days of occurrence. The report contains annual financial information and operating data that “mirrors” material information presented in the Official Statement. The specific contents of the annual report will be described in the Undertaking that appears in the appendix of the Official Statement. Northland currently serves as dissemination agent for the City, assisting with the annual reporting. The information for the Bonds will be incorporated into our reporting.

Premiums

In the current market environment, it is likely that bids received from underwriters will include premiums. A premium bid occurs when the purchaser pays the City an amount in excess of the par amount of a maturity in exchange for a higher coupon (interest rate). The use of premiums reflects the bidder’s view on future market conditions, tax considerations for investors and other factors. Ultimately, the true interest cost (“TIC”) calculation will determine the lowest bid, regardless of premium.

A premium bid produces additional funds that can be used in several ways:

- The premium means that the City needs less bond proceeds and can reduce the size of the issue by the amount of the premium.
- The premium can be deposited in the Construction Fund and used to pay additional project costs, rather than used to reduce the size of the issue.
- The premium can be deposited in the Debt Service Fund and used to pay principal and interest.

Northland will work with City staff prior to sale day to determine use of premium (if any).

Rating

Ratings will be requested from S&P and Moody's. The City's general obligation debt is currently rated "AAA" by S&P and "Aaa" by Moody's. The rating process will include conference calls with the rating analysts. Northland will assist City staff in preparing for and conducting the rating calls.

Attachment 4 – Calendar of Events

The following checklist of items denotes each milestone activity as well as the members of the finance team who will have the responsibility to complete it. *Please note this proposed timetable assumes regularly scheduled City Council meetings.*

May 2025						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

June 2025						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

July 2025						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

August 2025						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

Holiday

Date	Action	Responsible Party
April 3	Northland sends General Information Certificate to City for completion	Northland
April 22	City confirms preliminary project costs for deal preparation	City Staff
June 3	Set Sale Resolution Sent to City for Council Packets Finance Plan Sent to the City	Northland, Bond Counsel
June 4	City returns completed General Information Certificate to Northland	City Staff
June 12, 2025	Set Sale Resolution for Bonds Adopted Review of Finance Plan	City Council Action, Bond Counsel, Northland
June 18	Preliminary Official Statement Sent to City for Sign Off and to Rating Agencies (S&P and Moody's)	Northland, City Staff
Week of June 30 or July 7	Rating Conference Calls	Rating Agencies, City Staff, Northland
July 10	Comments on POS due to Northland Final project costs to be financed confirmed	City Staff

Date	Action	Responsible Party
July 15	Awarding Resolution sent to the City	Northland, Bond Counsel
July 16	Ratings Received	Rating Agencies, City Staff, Northland
July 24	Bond Sale 10:00 a.m. Awarding Resolution Adopted - 7:00 p.m.	City Council Action, Northland, Bond Counsel
August 20	Closing on the Bonds (proceeds available)	City Staff, Northland, Bond Counsel

Attachment 5 - Risk Factors

Property Taxes: Property tax levies shown in this Finance Plan are based on projected debt service and other revenues. Final levies will be set based on the results of sale. Levies should be reviewed annually and adjusted as needed. The debt service levy must be included in the preliminary levy for annual Truth in Taxation hearings. Future Legislative changes in the property tax system, including the imposition of levy limits and changes in calculation of property values, would affect plans for payment of debt service. Delinquent payment of property taxes would reduce revenues available to pay debt service.

General: In addition to the risks described above, there are certain general risks associated with the issuance of bonds. These risks include, but are not limited to:

- Failure to comply with covenants in bond resolution.
- Failure to comply with Undertaking for continuing disclosure.
- Failure to comply with IRS regulations, including regulations related to use of the proceeds and arbitrage/rebate. The IRS regulations govern the ability of the City to issue its bonds as tax-exempt securities and failure to comply with the IRS regulations may lead to loss of tax-exemption.

**MUNICIPAL ADVISORY SERVICE AGREEMENT
BY AND BETWEEN
THE CITY OF APPLE VALLEY, MINNESOTA
AND
NORTHLAND SECURITIES, INC.**

This Agreement is made and entered into by and between the City of Apple Valley, Minnesota (hereinafter "Client") and Northland Securities, Inc., of Minneapolis, Minnesota (hereinafter "Northland").

WITNESSETH

WHEREAS, the Client desires to have Northland provide it with advice on the structure, terms, timing and other matters related to the issuance of the General Obligation Bonds, Series 2025A (the "Debt") serving in the role of municipal (financial) advisor, and

WHEREAS, Northland is a registered municipal advisor with both the Securities and Exchange Commission ("SEC") and the Municipal Securities Rulemaking Board ("MSRB") (registration # 866-00082-00), and

WHEREAS, Northland will act as municipal advisor in accordance with the duties and responsibilities of Rule G-42 of the MSRB, and

WHEREAS, the MSRB provides a municipal advisory client brochure on its website (www.msrb.org) that describes the protections that may be provided by the MSRB rules, including professional competency, fair dealing, duty of loyalty, remedies for disputes and how to file a complaint with an appropriate regulatory authority, and

WHEREAS, the Client and Northland are entering into this Agreement to define the municipal advisory relationship at the earliest opportunity related to the inception of the municipal advisory relationship for the Debt, and

WHEREAS, Northland desires to furnish services to the Client as hereinafter described,

NOW, THEREFORE, it is agreed by and between the parties as follows:

SERVICES TO BE PROVIDED BY NORTHLAND

Northland shall provide the Client with services necessary to analyze, structure, offer for sale and close the Debt. The services will be tailored to meet the needs of this engagement and may include:

Planning and Development

1. Assist Client officials to define the scope and the objectives for the Debt.
2. Investigate and consider reasonably feasible financing alternatives.
3. Assist the Client in understanding the material risks, potential benefits, structure and other characteristics of the recommended plan for the Debt, including issue structure, estimated debt

service payments, projected revenues, method of issuance, bond rating, sale timing, and call provisions.

4. Prepare a schedule of events related to the issuance process.
5. Coordinate with bond counsel any actions needed to authorize the issuance of the Debt.
6. Attend meetings of the Client and other project and bond issue related meetings as needed and as requested.

Bond Sale

1. Assist the Client with the preparation, review and approval of the preliminary official statement (POS).
2. Assist the Client and bond counsel with preparing and publishing the Official Notice of Sale if required by law.
3. Prepare and submit application for bond rating(s) and assist the Client with furnishing the rating agency(s) with any additional information required to conduct the rating review. Assist the Client with preparing and conducting the rating call or other presentation.
4. Assist the Client in receiving the bids, compute the accuracy of the bids received, and recommend to the Client the most favorable bid for award.
5. Coordinate with bond counsel the preparation of required contracts and resolutions.

Post-Sale Support

1. Assist the Client with the preparation of final official statement, distribution to the underwriter and posting on EMMA.
2. Coordinate the bond issue closing, including making all arrangements for bond printing, registration, and delivery.
3. Furnish to the Client a complete transcript of the transaction, if not provided by bond counsel.

There are no specific limitations on the scope of this agreement.

COMPENSATION

For providing these services with respect to the Debt, Northland shall be paid a lump sum of \$69,000. The fee due to Northland shall be payable by the Client upon the closing of the Bonds.

Northland agrees to pay the following expenses from its fee:

- Out-of-pocket expenses such as travel, long distance phone, and copy costs.
- Production and distribution of material to rating agencies and/or bond insurance companies.
- Preparation of the bond transcript.

The Client agrees to pay for all other expenses related to the processing of the bond issue(s) including, but not limited to, the following:

- Engineering and/or architectural fees.
- Publication of legal notices.
- Bond counsel and local attorney fees.
- Fees for various debt certificates.
- The cost of printing Official Statements, if any.
- Client staff expenses.
- Airfare and lodging expenses of one Northland official and Client officials when and if traveling for rating agency presentations.
- Rating agency fees, if any.

- Bond insurance fees, if any.
- Accounting and other related fees.

It is expressly understood that there is no obligation on the part of the Client under the terms of this Agreement to issue the Debt. If the Debt is not issued, Northland agrees to pay its own expenses and receive no fee for any municipal advisory services it has rendered pursuant to this Agreement.

CONFLICTS OF INTEREST

Northland, as your Municipal Advisor, mitigates conflicts through its adherence to its fiduciary duty to the Client, which includes a duty of loyalty to the Client in performing all municipal advisory activities for the Client. This duty of loyalty obligates Northland to deal honestly and with the utmost good faith with the Client and to act in the Client's best interests without regard to our own financial or other interests. In addition, because Northland is a broker-dealer with significant capital due to the nature of its overall business, the success and profitability of Northland is not dependent on maximizing short-term revenue generated from individualized recommendations to its clients but instead is dependent on long-term profitability built on a foundation of integrity, quality of service and strict adherence to its fiduciary duty. Furthermore, Northland's municipal advisory supervisory structure leverages our long-standing and comprehensive broker-dealer supervisory processes and practices, and provides strong safeguards against individual representatives of Northland potentially departing from our regulatory duties due to personal interests. The disclosures below describe, as applicable, any additional mitigations that may be relevant with respect to any specific conflict disclosed below.

Northland serves a wide variety of other clients that may from time to time have interests that could have a direct or indirect impact on the interests of the Client. For example, Northland serves as Municipal Advisor to other Municipal Advisory clients and, in such cases, owes a regulatory duty to such other clients just as it does to the Client under this Agreement. These other clients may, from time to time and depending on the specific circumstances, have competing interests, such as accessing the new issue market with the most advantageous timing and with limited competition at the time of the offering. In acting in the interests of its various clients, Northland could potentially face a conflict of interest arising from these competing client interests. In other cases, as a broker-dealer that engages in underwritings of new issuances of municipal securities by other municipal entities, the interests of Northland to achieve a successful and profitable underwriting for its municipal entity underwriting clients could potentially constitute a conflict of interest if, as in the example above, the municipal entities that Northland serves as underwriter or municipal advisor have competing interests in seeking to access the new issue market with the most advantageous timing and with limited competition at the time of the offering. However, none of these other engagements or relationships would impair Northland's ability to fulfill its regulatory duties to the Client.

The compensation for services provided in this Agreement is customary in the municipal securities market, however, it may pose a conflict of interest. The fees due under this Agreement are in a fixed amount established at the outset of the Agreement. The amount is usually based upon an analysis by Client and Northland of, among other things, the expected duration and complexity of the transaction and the Scope of Services to be performed by Northland. This form of compensation presents a

potential conflict of interest because, if the transaction requires more work than originally contemplated, Northland may suffer a loss. Thus, Northland may recommend less time-consuming alternatives, or fail to do a thorough analysis of alternatives. This conflict of interest is mitigated by supervisory policies and procedures to ensure the scope of services within the transaction align with other comparable engagements. By executing this Agreement, the Client acknowledges and accepts the potential conflicts of interest posed by the compensation to Northland. Northland does not participate in any payments to be retained, nor participate in any fee splitting agreements or arrangements.

Northland is a subsidiary of Northland Capital Holdings, Inc. First National of Nebraska, Inc. ("FNNI"), is the parent company of Northland Capital Holdings, Inc. and First National Bank of Omaha.

Under FNNI, Northland and its affiliates are comprised of a securities firm and a commercial bank. These entities provide investment banking, asset management, financing, financial advisory services and other commercial and investment banking products and services to a wide range of corporations and individuals. In addition, Northland and its affiliates currently have, and may in the future have, investment and commercial banking, trust, and other relationships with parties that may relate to assets of, or be involved in the issuance of securities and/or instruments by, the Client and its affiliates. In the ordinary course of their respective businesses, Northland and its affiliates have engaged, and may in the future engage, in transactions with, and perform services for, the Client and its affiliates for which they received or will receive customary fees and expenses.

Northland is a broker-dealer that engages in a broad range of securities-related activities to service its clients, in addition to serving as a Municipal Advisor or Underwriter. Such securities-related activities, which may include but are not limited to the buying and selling of outstanding securities, including securities of the Client, may be undertaken on behalf of, or as counterparty to, the Client, and current or potential investors in the securities of the Client. These other Northland clients may, from time to time and depending on the specific circumstances, have interests in conflict with those of the Client, such as when their buying or selling of the Client's securities may have an adverse effect on the market for the Client's securities. However, any potential conflict arising from Northland effecting or otherwise assisting such other clients in connection with such transactions is mitigated by means of such activities being engaged in on customary terms through other business units of Northland that operate independently from Northland's Municipal Advisory business, thereby reducing or eliminating the likelihood that the interests of such other clients would have an impact on the services provided by Northland to the Client under this Agreement. Northland has policies and procedures in place to ensure that Northland as a broker-dealer or its affiliates are not participating in bidding or determining market prices for the Client's transaction that is covered under this Agreement.

Northland Bond Services is a division of First National Bank of Omaha. Northland Bond Services provides paying agent services to issuers of municipal bonds. The Client is solely responsible for the decision on the source of paying agent services. Any engagement of Northland Bond Services is

outside the scope of this Agreement. No compensation paid to Northland Bond Services is shared with Northland Securities.

Northland is not aware of any additional material conflicts of interest that could reasonably be anticipated to impair Northland's ability to provide advice to or on behalf of the Client in accordance with the standards of conduct for municipal advisors.

LEGAL AND DISCIPLINARY ACTIONS

The Client can find information about legal or disciplinary events reported by the Securities and Exchange Commission contained in Form MA or Form MA-I related to Northland at www.sec.gov/municipal/oms-edgar-links.

SUCCESSORS OR ASSIGNS

The terms and provisions of this Agreement are binding upon and inure to the benefit of the Client and Northland and their successors or assigns.

TERM OF THIS AGREEMENT

This Agreement may be terminated by thirty (30) days written notice by either the Client or Northland and it shall terminate sixty (60) days following the closing date related to the issuance of the Debt.

Dated this 12th day of June, 2025.

Northland Securities, Inc.



By: _____
Tammy Omdal, Managing Director



By: _____
Craig Jones, Managing Director

City of Apple Valley, Minnesota

By: _____
Its: _____

2025 BOND ISSUE

2025A Bond Issue

• Capital Improvement Plan Bonds	\$ 3,045,000
• Park Referendum Bonds	<u>\$29,405,000</u>
	\$32,450,000

- Issuance Calendar:

- June 12th
- June 30 /July 7th (week of)
- July 16th
- July 24, 2025
- August 20, 2025

Set Sale

Rating Calls

Rating Reports

Bond Sale & Award

Proceeds Available

2025A Park Referendum Bonds

- Investments include:
 - Development of Kelley Park,
 - Redevelopment of Redwood Park including replacement of the community pool,
 - Improvements at:
 - Splash Valley Family Aquatic Center
 - Community Center Improvements
 - Senior Center
 - Hayes Youth Baseball and Softball Complex
 - Parks and trails throughout the community
 - Hayes Arena (completed)

2025A Park Referendum Bonds

- Referendum authorized \$73.25 million
 - Includes \$ 6.5 million for Redwood Pool
- 2024A issue was \$ 16.3 million of the \$73 million
- 2025A issue is \$ 29.4 million of the \$73 million
- Remainder over next 2 to 3 years

Facilities CIP Improvement Bonds

Total Authority \$55million

Issued Prior to 2023	\$13,980,000
2023-28 CIP Authority	<u>\$41,000,000</u>
	<u>\$54,980,000</u>

2025A G.O. Capital Improvement Plan Bonds

- The projects identified in the Facilities Capital Improvement Plan for inclusion in the Capital Improvement Plan Bonds were:

• Police Operations / Garage Facility	\$ 9,900,000
• JCRP East Maintenance Facility	600,000
• CMF	19,700,000
• Fire Stations	8,000,000
• Bond Issuance Costs	<u>800,000</u>
• Total Use of Funds	\$ 41,000,000

2025A G.O. Capital Improvement Plan Bonds

- 2025A proceeds to fund:
 - Police Operations / Garage Facility –remaining portion; and
 - Re-design portion of the Central Maintenance Facility

2025A G.O. Capital Improvement Plan Bonds

- \$10,190,000 Issued in 2024 under 23-27 CIP authority
- \$ 3,045,000 Issued in 2025 under 23-27 CIP authority
- Leaving:
- \$27,765,000 Issued in 2026,or 27 under 23-27 CIP authority
- In addition \$14million was issued under the 21-25 CIP authority

Anticipated Future Debt Issuance

Debt Issuance	2024	2025	2026	2027	2028	Total '24-'28
Park Referendum Bonds	\$16,305,000	\$29,405,000	\$ 27,540,000	\$ -0-	\$ -0-	\$ 73,250,000
Capital Improvement Bonds	\$10,190,000	\$ 3,045,000	\$ 14,000,000	\$ 13,765,000	\$ -0-	\$ 41,000,000
	\$26,495,000	\$32,450,000	\$42,250,000	\$ 13,765,000	\$ -0-	\$114,250,000

Issuance Calendar

- June 12th
- June 30 / July 7th (week of)
- July 16th
- July 24, 2025
- August 20, 2025

Set Sale

Rating Calls

Rating Reports

Bond Sale & Award

Proceeds Available

Actions Requested

- Resolution Providing for the Competitive Negotiated Sale of \$32,450,000 General Obligation, Series 2025A
- Motion to Approve Municipal Advisory Service Agreement with Northland Securities

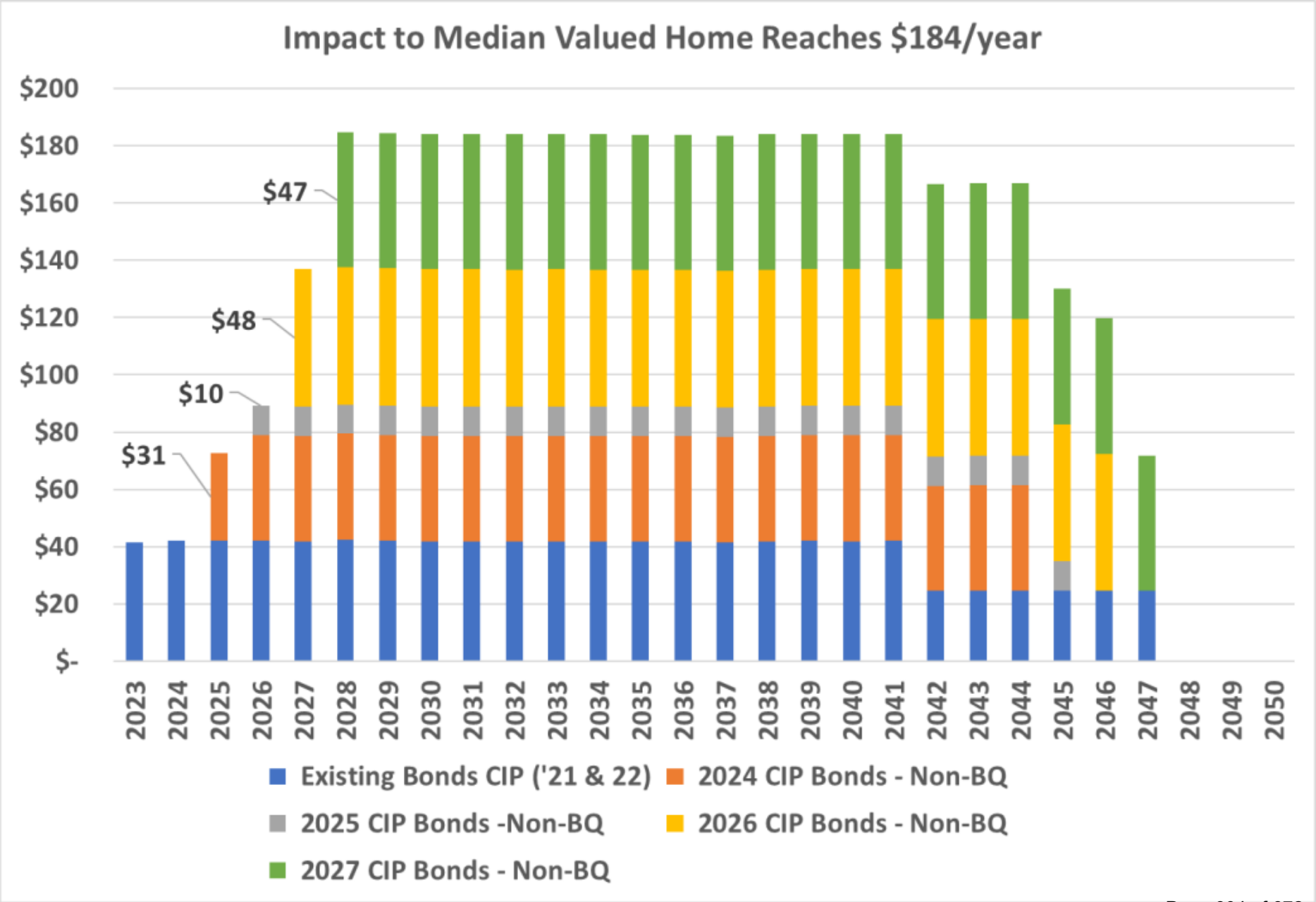


2025A G.O. Capital Improvement Plan Bonds

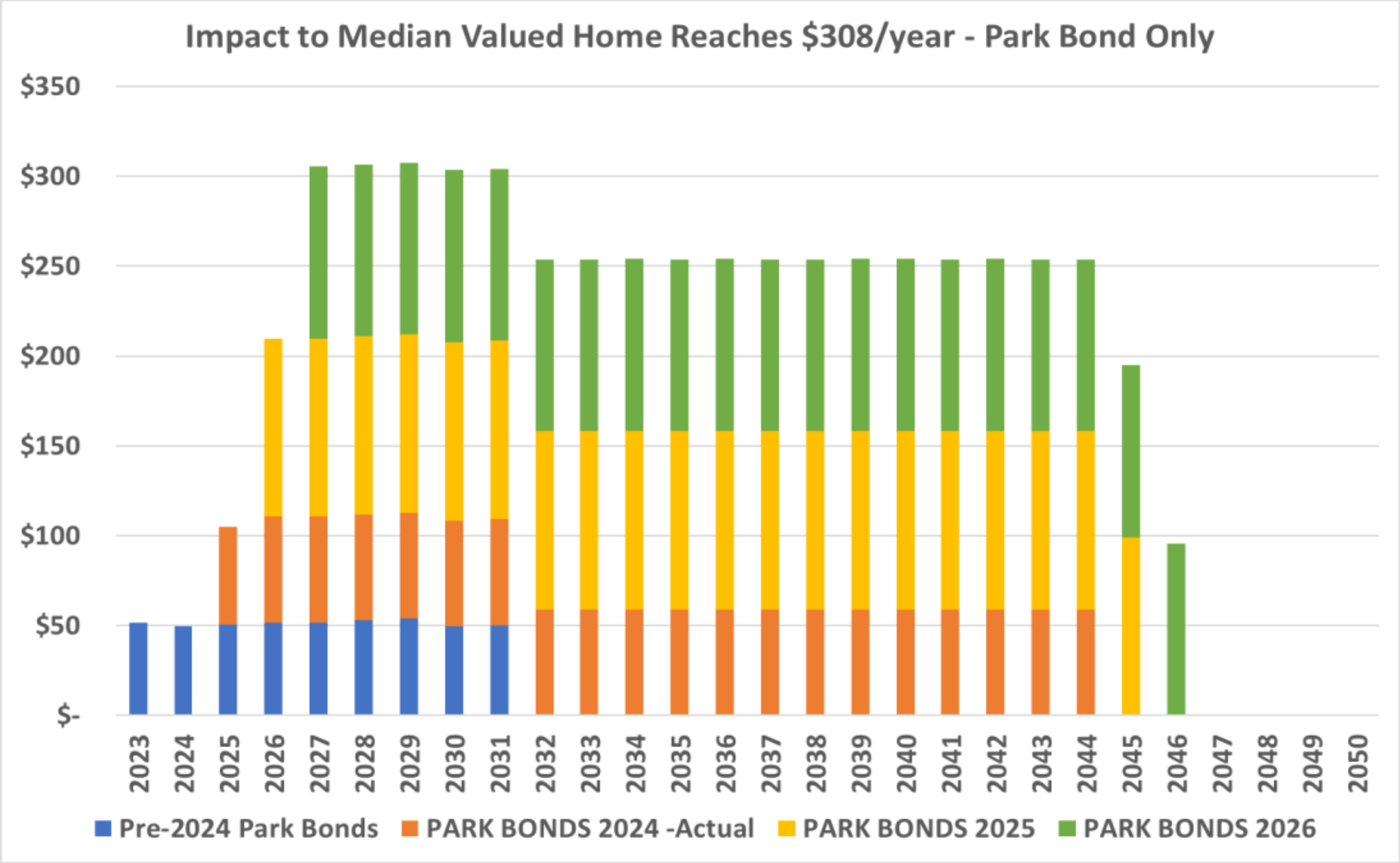
- The projects identified in the Facilities Capital Improvement Plan for inclusion in the Capital Improvement Plan Bonds were:

• Police Operations / Garage Facility	\$ 9,900,000
• JCRP East Maintenance Facility	600,000
• CMF - New Vehicle Storage Addition	7,700,000
• CMF - New Vehicle Maintenance Area	8,300,000
• CMF - Renovations	3,700,000
• Fire Stations	8,000,000
• Bond Issuance Costs	<u>800,000</u>
• Total Use of Funds	\$ 41,000,000

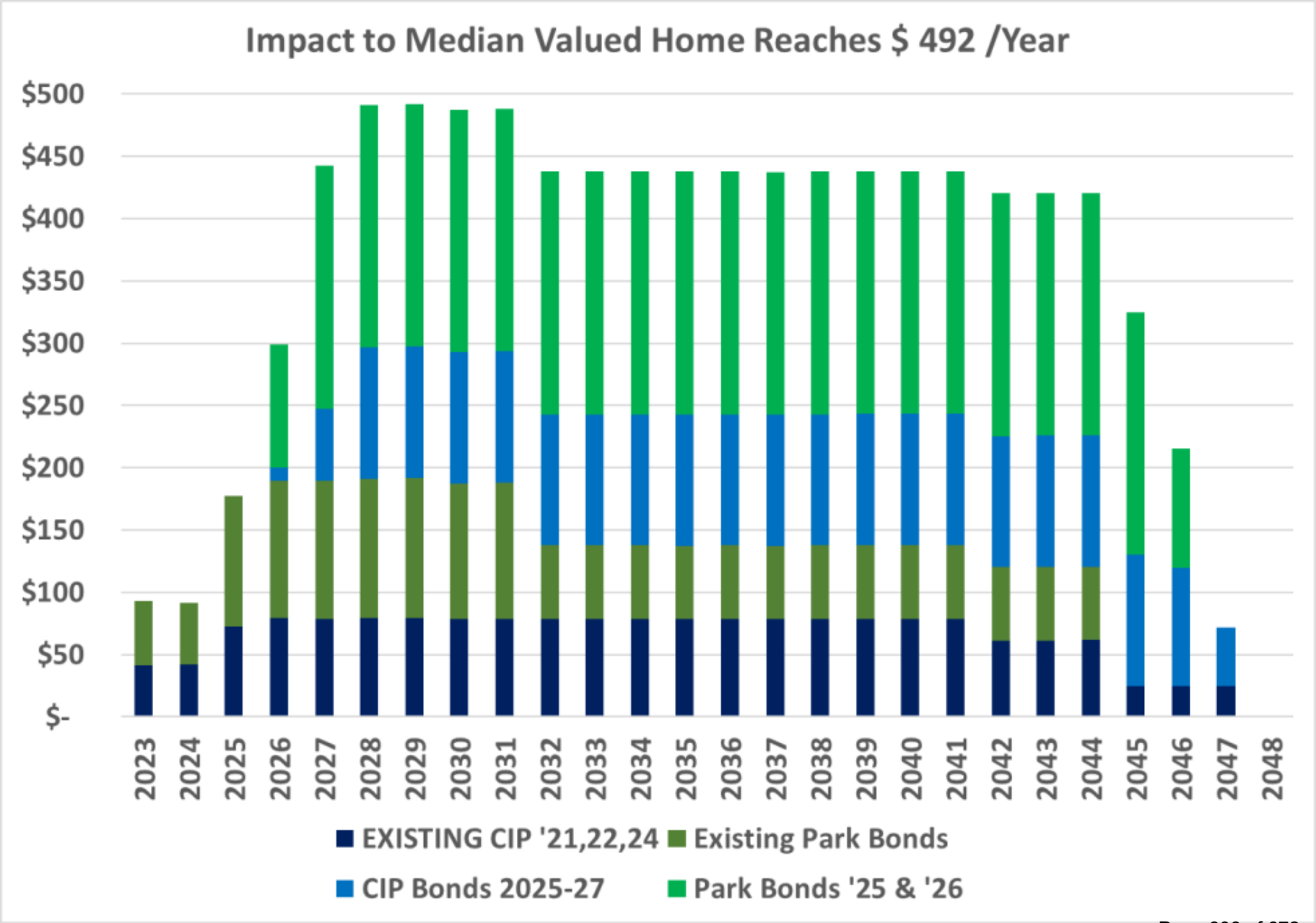
CIP Bonds
Only –
Impact
reaches
\$184 / yr



Park Bonds Only – Impact reaches \$308/ yr



Impact to MV
Homes
Reaches
\$492/ yr





Facilities CIP Improvement Bonds

	to Date - March '25	Remaining	Estimated Total
Reconfiguring existing fire stations	17,069,575		17,069,575
Police Operations Bldg / Garage	8,670,425	7,272,300	15,942,725
CMF Improvements	928,546		928,546
Pond Expansion (for PD & CMF)	286,647	10,322	296,969
JCRP East New Maintenance Facility	88,262		88,262
Bond Issuance Costs	434,842	200,000	634,842
Total to Date	27,478,297	7,482,622	34,960,919

Facilities CIP Improvement Bonds

Total to Date - Above

7,482,622

34,960,919

Less -use of other sources:

ARPA Applied

(3,049,560)

Planned Use of FCPF

(4,000,000)

Bond Premiums Received

(838,718)

Anticipated Sales Tax Refunds

(700,000)

Amount needed to bond

26,372,641

Amount issued under previous CIP Authority

(13,980,000)

Amount previously issued under 2024 CIP Authority

(10,190,000)

Amount needed to come from remaining '25 to '27 Issues

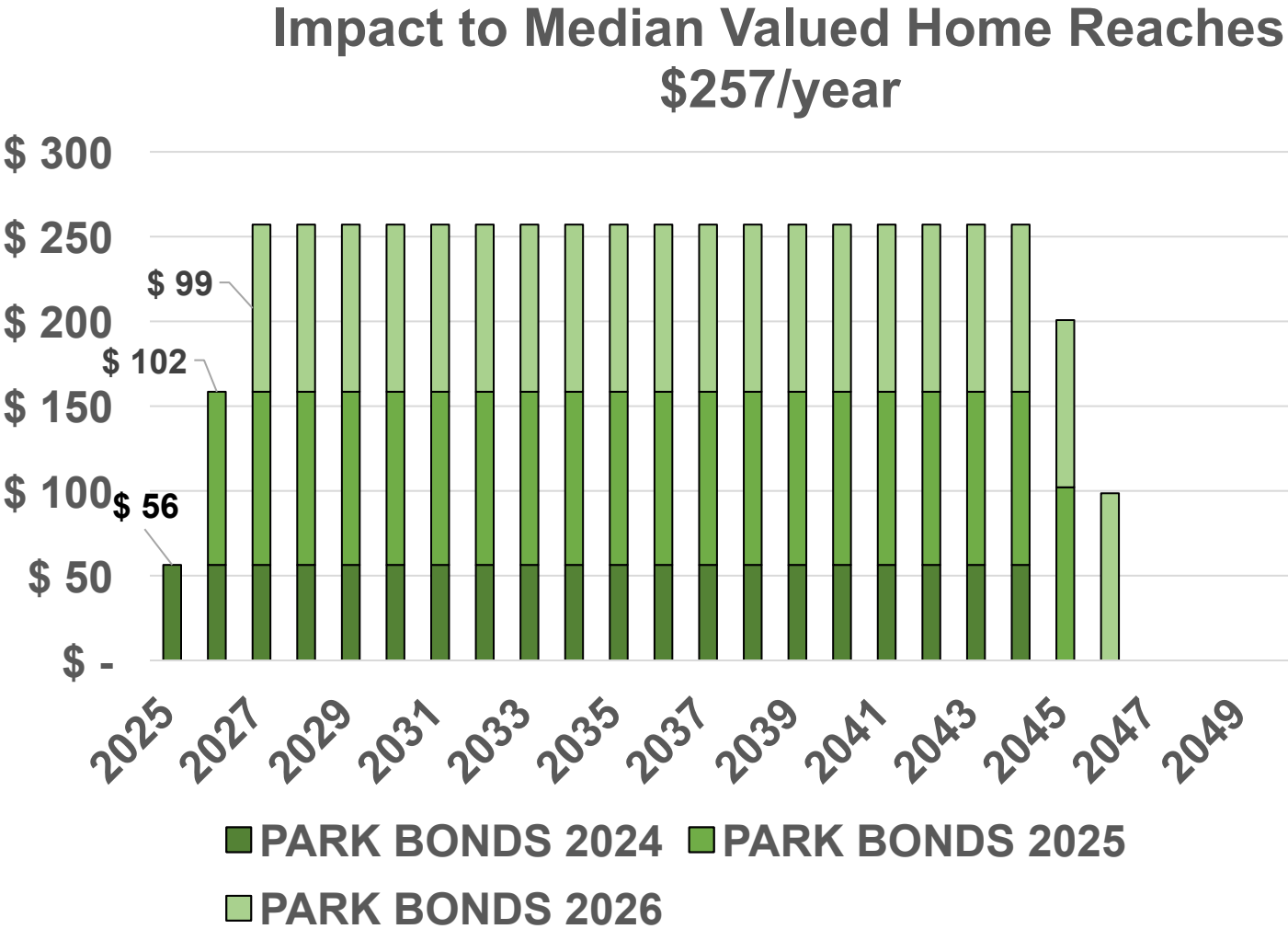
2,202,641

2023-28 Facilities CIP Improvement Bonds

2023-2028 Facilities CIP Bond Authority	\$ 41,000,000
Issued Previously Under 23-28 Authority	(\$ 10,190,000)
Amount needed to complete PD & Fire	<u>(\$ 2,202,641)</u>
Remaining amount of 23-28 authority to finish	\$ 28,607,359

Park Referendum- Debt Service Impacts – Pre-2024

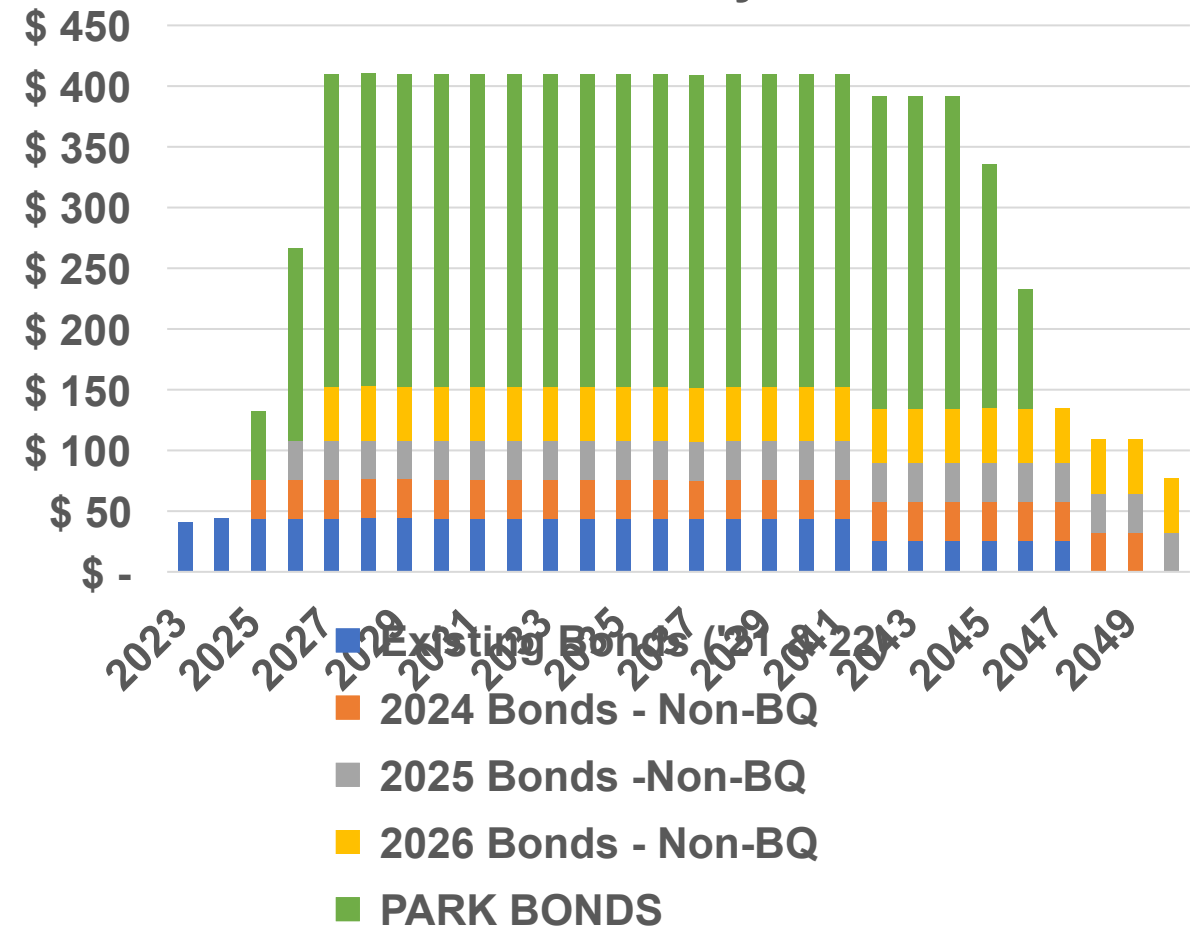
- Assumes 3 Issues totaling \$73M
- 20 year bonds, int 3.3 to 4
- D/S ~ \$770,000 per \$10M issued
- Annual impact to MV home reaches \$257 with final issue



- Combined Debt Service Impacts (CIP & Park) –pre '24

- CIP Bonds total issued = \$44M
- Park Bonds total issued = \$73M

Impact to Median Valued Home
Reaches \$410/year





ITEM:
COUNCIL MEETING DATE:
SECTION:

5.E.
June 12, 2025
Regular Agenda

Description:

Cannabis Microbusiness Text Amendments

1. Consider an ordinance amending Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusinesses (*First reading*)
2. Consider an ordinance amending Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments (*First reading*)

Staff Contact:

Sydnee Stroeing, Associate Planner

Department / Division:

Community Development

Action Requested:

The decision to amend a zoning district to allow a use that is currently not a permitted or conditional use is a policy-related decision. The Planning Commission recommended denial of the requested amendments at the May 7, 2025, Planning Commission meeting. A summary of their findings can be found in the summary section below. If the City Council concurs with the Planning Commission's recommendation of denial, then the action would be as follows:

1. Affirm the Planning Commission's recommendation of denial made at the May 7, 2025, Planning Commission meeting and direct staff to prepare a Resolution of denial for the request to amend Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusinesses; and
2. Affirm the Planning Commission's recommendation of denial made at the May 7, 2025, Planning Commission meeting and direct staff to prepare a Resolution of denial for the request to amend Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments.

If the City Council would prefer to reverse the recommendation made by the Planning Commission in this matter, and accept further review of the requested amendments, or consider passing the requested ordinance amendments, then the action may be as follows:

1. Accept first reading of an Ordinance amending Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusinesses; and
2. Accept first reading of an Ordinance amending Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments.

The original deadline for action on the requests to amend Planned Development No. 409 and Section 155.320 was June 19, 2025. The applicant requested to table the item at the May 22, 2025, City Council meeting and extend the review timeline to July 11, 2025. The applicant's letter requesting to table the item and extend the deadline is attached. The City Council must either adopt Resolutions of denial for the requested amendments or pass the ordinances by the July 10, 2025, City Council meeting.

Summary:

Jason Sewell (d/b/a HiRISH), has requested to amend Planned Development No. 409 to allow cannabis microbusinesses within the PD. Cannabis Microbusinesses are currently not a permitted use in Planned Developments per Section 155.320 (Cannabis Businesses, Hemp Businesses, and Temporary Events). Therefore, the applicant has also requested an amendment to Section 155.320 to allow for cannabis microbusinesses in Planned Developments.

The applicant is currently working through the State application process that is regulated by the Office of Cannabis Management (OCM) for licensing and operating a cannabis related business and has received preliminary license approval from the State. The preliminary approval through the State allows the applicant 18 months to obtain a cannabis microbusiness license. The next step for the applicant in this process would be to find a business location that is adequately zoned for the related cannabis use. The applicant wishes to operate a cannabis microbusiness at 6950 146th Street West.

The amendment to Planned Development No. 409 would apply to all properties within it. All properties have been notified of the proposed request and public hearing.

The public hearing for the text amendments was held on April 2, 2025. Public hearing responses are discussed below. Please note that one public comment was received at the May 7, 2025, meeting -- the comment is included in the meeting minutes (draft minutes attached hereto). The Planning Commission reviewed the request and the public hearing responses at the May 7, 2025, Planning Commission meeting. The Commission voted to recommend denial of the ordinances by a 4-0 vote for both motions. A summary of the Planning Commission's findings and rationale for the recommendation of denial is as follows:

1. The existing zoning districts that allow cannabis microbusinesses are industrial districts (BP, I-1, I-2), and there are adequate opportunities to find a location that is properly zoned.
2. The industrial zoning districts are best suited for the operations of a cannabis microbusiness.
3. PD-409 is adjacent to existing residential properties and the amendment would allow for a cannabis microbusiness to operate in close proximity to those residential properties.
4. Allowing cannabis microbusinesses in PD-409 could cause disturbances in the area and nearby neighborhoods.

Background:

The City adopted a cannabis related zoning ordinance on October 24, 2024. The ordinance

established zoning and performance standards for cannabis businesses, hemp businesses, and temporary cannabis events. Section 155.320 includes a chart that depicts which cannabis businesses are allowed in specific zoning districts, including Planned Developments:

Guiding	Commercial						Industrial			PD	
Zoning District	NCC	LB	GB	RB	SC	VB	BP	I-1	I-2	PD	AG
Business Type											
Cannabis Retailer	P			P	P	P				PD-R	
Cannabis Microbusiness							P*	P*	P*		
Cannabis Mezzobusiness							P*	P*	P*		
Cannabis Cultivator (Indoor only)							P	P	P		
Cannabis Cultivator (Outdoor)							P	P	P		P
Cannabis Manufacturer							P	P	P		
Cannabis Wholesaler							P	P	P		
Cannabis Transporter							P	P	P		
Cannabis Testing Facility							P	P	P		
Cannabis Event Organizer Temporary Event	P			P	P	P					
Cannabis Delivery Service	P			P	P	P	P*	P*	P*		
Medical Cannabis Combination Business (Retail location only)	P			P	P	P				PD-R	
Medical Cannabis Combination Business (Cultivation and processing)							P*	P*	P*		
Lower-potency Hemp Edible Manufacturer							P*	P*	P*		
Lower-potency Hemp Edible Retailer	P	P	P	P	P	P				PD-R	

Table from Section 155.320(C)

The applicant is seeking to allow a cannabis microbusiness at 6950 146th Street West. This property is within Planned Development No. 409 (PD-409). PD-409 has one zone only -- an amendment to this PD will apply to each property within it. This Planned Development is intended to provide for an integrated mix of limited industrial, general business, retail business and limited business uses. Cannabis microbusinesses are currently allowed in the Industrial zoning districts only (subject to additional requirements as set forth in Section 155.320).

Per Section 155.320, a cannabis microbusiness is defined as "A business that may cultivate cannabis and manufacture cannabis products and hemp products and package such products for sale to customers or another licensed business, and that may operate a single retail location with a retail operations endorsement." The applicant has submitted a draft floor plan of the business that indicates the intended use of growing, packaging, distributing, and selling cannabis products in one location.

PD-409 currently allows the following uses that are similar to the operations of a cannabis microbusiness:

- Light fabrication, manufacturing and assembly, including the fact that some or all goods produced are retailed on site.
- Research or testing laboratory conducted entirely within a building.

- Retail, sales and service uses subject to floor area maximum.

Staff has prepared two draft ordinances -- to amend PD-409 and Section 155.320, attached hereto. The draft ordinance related to the PD-409 amendment includes language allowing a cannabis microbusiness as a conditional use with subsequent conditions. If these amendments are approved as drafted, a conditional use permit would be required. The amendment to Section 155.320 would include allowing cannabis microbusinesses as an allowed use within all PDs when specifically allowed as a permitted or conditional use under the zoning regulations of the specific PD district. Meaning that an individual PD district would have to be amended to allow a cannabis microbusiness. This would allow the Planning Commission and City Council to review individual PDs as requested to determine if a cannabis microbusiness is an appropriate use within that specific district.

In order to consider allowing this use at this property, the Planning Commission reviewed if PD-409 should be amended to allow a cannabis microbusiness. The Planning Commission determined that the existing zoning requirements related to cannabis businesses are adequate and was not supportive of the requested amendments. The Commission stated that there are other existing properties that are properly zoned for both the retail component and microbusiness operations within the industrial zoning districts. Other concerns from the Commissioners included the proposed location and the proximity of PD-409 to residential properties. Since the Planning Commission was not supportive of the amendment to allow microbusinesses in PD-409, the Commission was also not in support of the amendment to Section 155.320 to allow microbusinesses in Planned Developments.

Public Hearing: There were no comments from the public during the public hearing held on April 2, 2025, but the Commissioners had several outstanding questions related to the request. Staff and the applicant have provided answers to the questions and comments made by the Commissioners below. The applicant's full response is included as an attachment to this report.

1. **History of PD-409:** The ordinance creating PD-409 was officially adopted in the City Code in 1988. The purpose of PD-409 is to allow for an integrated mix of limited industrial, general business, retail business and limited business uses. The properties within PD-409 were originally zoned "I-1" or "I-2" (Limited Industrial and General Industrial). The rezoning to PD was to allow for a wider range of permitted commercial uses than what was allowed under the previous zoning of I-1 and I-2. PD-409 is a hybrid of I-1, "GB" (General Business), and "RB" (Retail Business) zoning districts. The PD ordinance was drafted and adopted to limit retail and limited businesses uses to 35% of the total floor area of buildings within PD-409 to ensure that the district did not lose the industrial character as it is guided as an industrial land use.

2. **Existing uses/tenants within the multi-tenant building:** The applicant has provided a document that shows the current utilization and tenant mix of the multi-tenant building at the subject property (attached). There are 12 tenant spaces within the building, two of which are currently vacant. The remaining suites are filled with various businesses.

3. **Has the applicant considered locations where cannabis microbusinesses are currently allowed in Apple Valley?**

Staff Response: Cannabis microbusinesses are currently allowed in "BP" (Business Park), I-1, and I-2 zoning districts. It appears that there are approximately 14 properties zoned for industrial use that do not have a buffer requirement. Please note that this does not mean that all 14 properties are available for sale or for lease, or are suitable for development.

Applicant Response: The applicant has provided a response of the locations that are available within the industrial zoning districts. The applicant has stated that all available locations that are zoned to allow a cannabis microbusiness are impacted by buffers. Please see the applicant's full response for specific locations that were considered.

Budget Impact:

N/A

Attachments:

1. PD-409 Draft Ordinance
2. Sec. 155.320 Draft Ordinance
3. Applicant Extension Request
4. Applicant Narrative
5. Zoning Map
6. Cannabis Buffer Map
7. Applicant Response to Public Hearing
8. Business Floor Plan
9. Draft Planning Commission Minutes
10. Presentation

CITY OF APPLE VALLEY
ORDINANCE NO. ____

AN ORDINANCE OF THE CITY OF APPLE VALLEY, MINNESOTA,
AMENDING TITLE XV OF THE CITY CODE ENTITLED "LAND USAGE,"
CHAPTER 155-APPENDIX F, ARTICLE A16 OF THE CITY CODE BY ADDING
CANNABIS MICROBUSINESS AS A CONDITIONAL USE WITHIN PLANNED
DEVELOPMENT NO. 409, ZONE 1

The City Council of Apple Valley ordains:

Section 1. Chapter 155-Appendix F, Article A16 of the Apple Valley City Code is amended by adding Section A16-3(2)

§ A16-3 CONDITIONAL USES.

Zone 1. Within this zone, no structure or land shall be used for the following use or uses deemed similar by the City Council except through the granting of a conditional use permit:

* * * *

(2) Cannabis Microbusiness as regulated in §155.320, subject to the following additional conditions:

(a) All cannabis microbusiness activities shall occur and take place indoors of a delineated identified space of the primary building on site. Outdoor operations of any kind are prohibited.

(b) No retail sales of cannabis or cannabis products shall be permitted except in conjunction with a cannabis microbusiness in operation on the site and with a retail operations endorsement

(c) An odor mitigation plan shall be submitted with the application and all cultivation, manufacturing, processing and packaging operations shall be in compliance with the odor mitigation plan and MN licensing regulations. The space in which the operation is located shall be equipped with and in operating condition odor control filtration and ventilation system(s) to control odors, humidity, and mold.

(d) Off-street loading areas in conjunction with a cannabis microbusiness is subject to §155.354.

(e) On-site retail operations in conjunction with a cannabis microbusiness are subject to §A16-2(19).

Section 2. Summary approved. The City Council hereby determines that the text of the summary marked "Official Summary of Ordinance No. ____" a copy of which is attached hereto clearly informs the public of the intent and effect of the ordinance. The City Council further

determines that publication of the title and such summary will clearly inform the public of the intent and effect of the ordinance.

Section 3. Filing. A copy of the ordinance shall be filed in the office of the City Clerk. This copy shall be available for inspection by any persons during regular office hours.

Section 4. Publication. The City Clerk shall publish the title of this ordinance and the official summary in the official newspaper of the City with notice that a printed copy of the ordinance is available for inspection by any person during regular office hours at the Office of the City Clerk.

Section 5. Effective date. This ordinance shall take effect upon its passage and the publication of its title and the official summary.

PASSED by the City Council this ____ day of _____, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

CITY OF APPLE VALLEY
ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF APPLE VALLEY, MINNESOTA,
AMENDING TITLE XV OF THE CITY CODE ENTITLED "LAND USAGE,"
CHAPTER 155-APPENDIX F, ARTICLE A16 OF THE CITY CODE ADDING
CANNABIS MICROBUSINESS AS A CONDITIONAL USE WITHIN PLANNED
DEVELOPMENT NO. 409 ZONE 1

The following is the official summary of Ordinance No. _____ passed by the City Council of Apple Valley on _____, 2025:

Chapter 155 of the City Code is revised to allow a cannabis microbusiness as a conditional use within Planned Development No. 409 Zone 1, and establish regulations thereof.

A printed copy of the ordinance is available for inspection by any person during regular office hours in the office of the City Clerk at the Apple Valley Municipal Center, 7100 147th Street W., Apple Valley, Minnesota 55124.

CITY OF APPLE VALLEY
ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF APPLE VALLEY, MINNESOTA, AMENDING CHAPTER 155 OF THE CITY CODE ENTITLED "LAND USAGE" BY AMENDING SECTION 155.320(C) REGARDING CANNABIS MICROBUSINESS IN PLANNED DEVELOPMENTS DISTRICTS

The City Council of Apple Valley ordains:

Section 1. Title XV of the Apple Valley City Code is hereby amended by revising Section 155.320(C) to read as follows:

(C) *Zoning.* The operation of a cannabis business, a hemp business, and a temporary cannabis event, as the terms are defined herein, shall be limited to property zoned for commercial, industrial, and agricultural uses as specifically set forth below for each type of cannabis business and hemp business:

Guiding	Commercial						Industrial			PD	AG
Zoning District	NCC	LB	GB	RB	SC	VB	BP	I-1	I-2	PD	
Business Type											
Cannabis Retailer	P			P	P	P				PD-R	
Cannabis Microbusiness							P*	P*	P*	**	
Cannabis Mezzobusiness							P*	P*	P*		
Cannabis Cultivator (Indoor only)							P	P	P		
Cannabis Cultivator (Outdoor)							P	P	P		P
Cannabis Manufacturer							P	P	P		
Cannabis Wholesaler							P	P	P		
Cannabis Transporter							P	P	P		
Cannabis Testing Facility							P	P	P		
Cannabis Event Organizer Temporary Event	P			P	P	P					
Cannabis Delivery Service	P			P	P	P	P*	P*	P*		
Medical Cannabis Combination Business (Retail location only)	P			P	P	P				PD-R	
Medical Cannabis Combination Business (Cultivation and processing)							P*	P*	P*		
Lower-potency Hemp Edible Manufacturer							P*	P*	P*		
Lower-potency Hemp Edible Retailer	P	P	P	P	P	P				PD-R	

* Retail sale of its cultivated cannabis or manufactured cannabis products is a permitted accessory use, provided the business has retail operation endorsement under its state license and shall be subject to the accessory retail sales regulations for the applicable zoning district regulations as set forth elsewhere in this Chapter.

** Cannabis Microbusiness may be allowed within a Planned Development district (or zones therein) when specifically allowed as a permitted or conditional use under the zoning regulations of the specific Planned Development district, subject to the provisions herein.

Notes: “P” means Permitted; and “PD-R” means Permitted in Planned Development districts (or zones therein) that permit freestanding or multi-tenant retail building stores and shops.

Section 2. Summary approved. The City Council hereby determines that the text of the summary marked "Official Summary of Ordinance No. ____" a copy of which is attached hereto clearly informs the public of the intent and effect of the ordinance. The City Council further determines that publication of the title and such summary will clearly inform the public of the intent and effect of the ordinance.

Section 3. Filing. A copy of the ordinance shall be filed in the office of the City Clerk. This copy shall be available for inspection by any persons during regular office hours.

Section 4. Publication. The City Clerk shall publish the title of this ordinance and the official summary in the official newspaper of the City with notice that a printed copy of the ordinance is available for inspection by any person during regular office hours at the Office of the City Clerk.

Section 5. Effective date. This ordinance shall take effect upon its passage and the publication of its title and the official summary.

PASSED this ____th day of ____, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

CITY OF APPLE VALLEY
ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF APPLE VALLEY, MINNESOTA, AMENDING
CHAPTER 155 OF THE CITY CODE REGULATING ZONING BY AMENDING
SECTIONS 155.320 ADDING CANNABIS MICROBUSINESS AS A PERMITTED
USE IN PLANNED DEVELOPMENTS

The following is the official summary of Ordinance No. _____ passed by the City Council of Apple Valley on _____, 2025:

Chapter 155 of the City Code is revised to allow a cannabis microbusiness within
Planned Development districts (or zones therein).

A printed copy of the ordinance is available for inspection by any person during regular office hours in the office of the City Clerk at the Apple Valley Municipal Center, 7100 147th Street W., Apple Valley, Minnesota 55124.

May 21, 2025

Dear City Council,

I am writing to formally request a postponement of the upcoming review and an extension of the review period. I kindly ask that the review be delayed and the deadline extended to July 11 to allow additional time for a thorough and complete evaluation.

Please let me know if any further information or documentation is required to process this request. I appreciate your consideration and support.

Sincerely,

A handwritten signature in black ink, appearing to read 'J Sewell', written in a cursive style.

Jason Sewell

HiRish Acres, LLC

Title	City Council Letter
File name	City_Council_Letter_10526807.1_.pdf
Document ID	17afca7344e3275ea0d4d4301095f26257978b73
Audit trail date format	MM / DD / YYYY
Status	● Signed

Document History



SENT

05 / 21 / 2025

16:52:49 UTC

Sent for signature to Jason Sewell (jason@hirishacres.com)
from gbaumann@hjlawfirm.com
IP: 209.10.146.36



VIEWED

05 / 21 / 2025

16:53:02 UTC

Viewed by Jason Sewell (jason@hirishacres.com)
IP: 68.117.55.33



SIGNED

05 / 21 / 2025

16:53:18 UTC

Signed by Jason Sewell (jason@hirishacres.com)
IP: 68.117.55.33



COMPLETED

05 / 21 / 2025

16:53:18 UTC

The document has been completed.

6 March 2025

To Whom it May Concern:

Thank you for the opportunity to submit my application for a zoning code text amendment at the property located at 6950 W 146th St. I am requesting an amendment to PD-409 to allow a cannabis microbusiness within this planned development district. In addition, I am subsequently requesting an amendment to section 155.320 (Cannabis Business, Hemp businesses and Temporary Events) to allow for a cannabis microbusiness in planned developments. Attached you will find the application, Deposit agreement, a preliminary floor plan and the business plan for HiRISH ACRES dba, "HiRISH".

HiRISH is a veteran-owned company. Through the socially equitable application process, HiRISH completed the application process with Office of Cannabis Management (OCM) in July 2024. Our application has been approved, and we are currently awaiting the adoption of the expedited rules released by OCM on January 13, 2025.

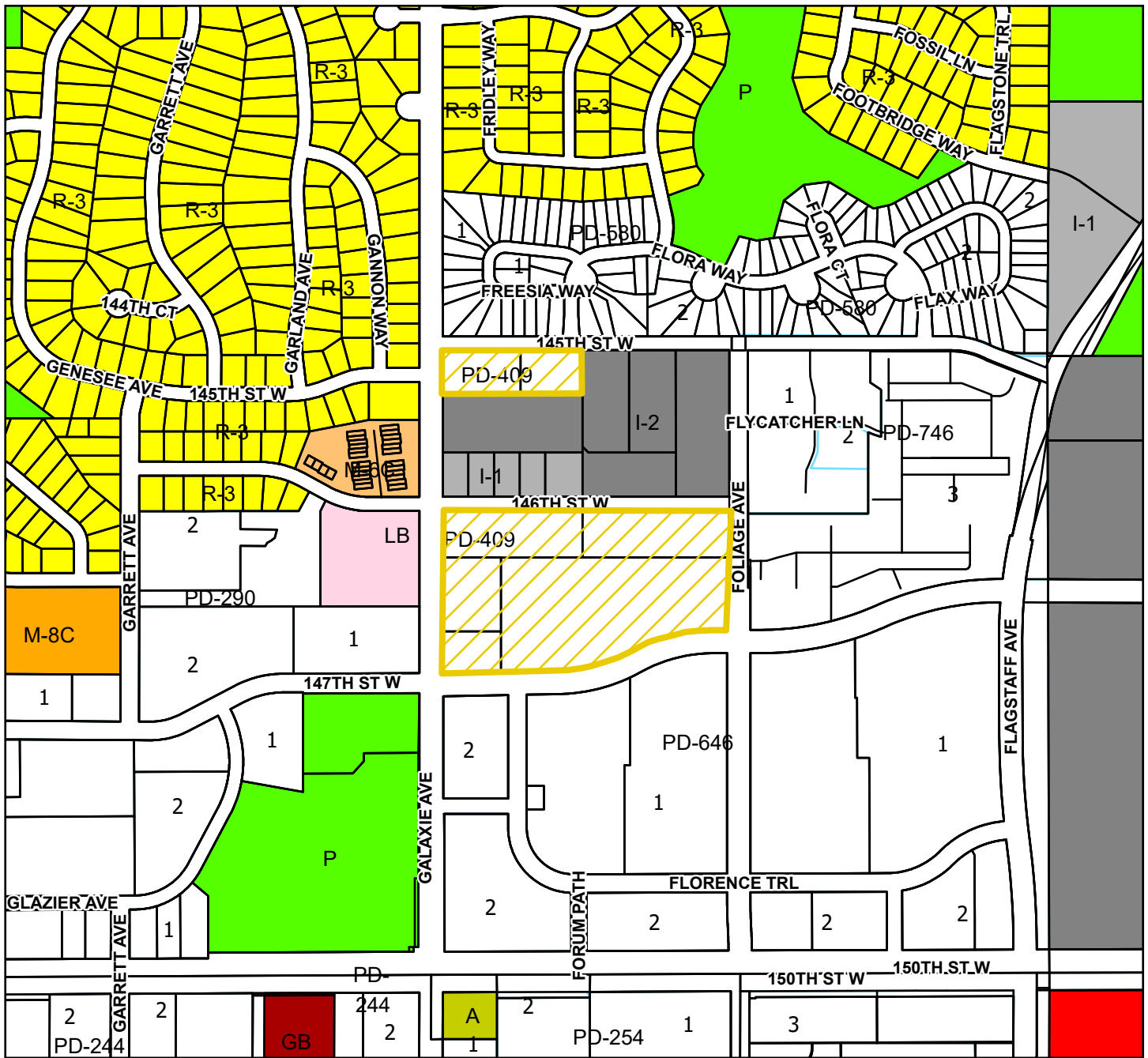
As a resident of Apple Valley for the past 10 years, being allowed to establish a cannabis business within our city would be an honor. It would enable me to educate, assist and provide knowledgeable information surrounding the safe use and consumption of cannabis products. Being one of the selected few to help ensure that only tested, quality products are available for our community would be a great privilege. As a veteran, retired engineer, lifelong cannabis advocate and an individual formally trained & certified in cannabis through Green Flower, I feel I am very well prepared to represent cannabis responsibly for the members of our community and those just visiting.

Thank you for considering my application. I look forward to the opportunity to contribute positively to our community.

Regards,



Jason



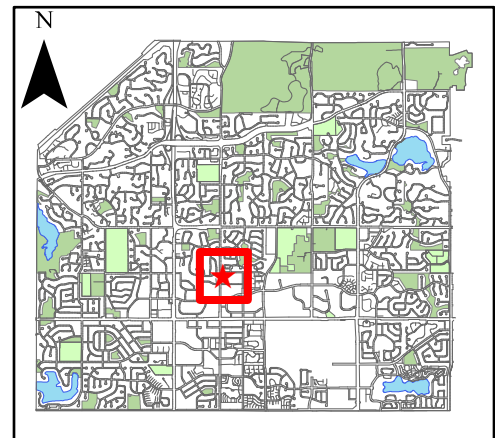
Planned Development No. 409



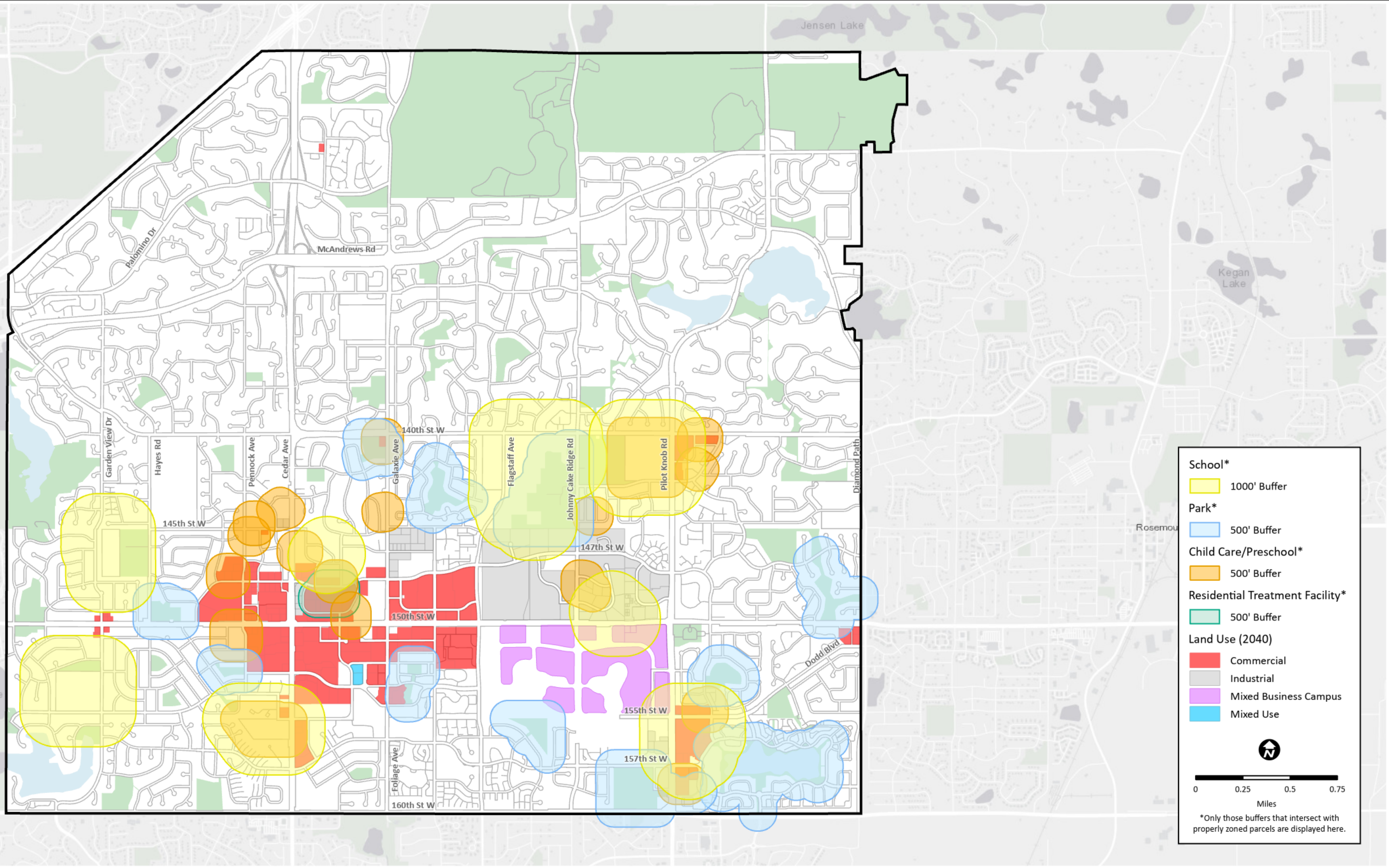
Subject Planned Development



0 325 650 Feet



Path: G:\Community Development\Planning\Cannabis Ordinance - Sensitive Area Buffers\Cannabis Ordinance - Sensitive Area Buffers.aprx
Data Saved: 1/6/2025 12:58 PM



CANNABIS RETAIL DISPENSARY BUFFER MAP

CITY OF APPLE VALLEY

From: [Jason :\)](#)
To: [REDACTED]
Subject: [Sydnee Stroeing](#); [Brian Scholten](#)
Date: Re: Public Hearing Questions from 4/2 PC Meeting
Monday, April 28, 2025 2:39:11 PM
Attachments: 6950 UTILIZATION.docx
6175 147th St W_20250428_134200_0000.png

Greetings

Attached you will find a word doc that reflects the utilization of 6950 W 146th St which is located within PD-409. In addition; you'll find an image of the cannabis retail dispensary buffer zone map with the three (3) existing and currently available locations that are within the industrial zoning boundaries of where a cannabis micro business is allowed but, each identified location is also within an established buffer zone.

A: 6275 147th St W
Offers 32,000-78,000 sq.ft.
Resides in park & school BZ.

B: 6175 147th St W
Offers 1400 sq.ft. w/minimal power
Resides in park & school BZ

C: 14720 Energy Way
Offers 56,779 sq.ft.
Resides in park & school BZ

Over the course of the past 9 months I have canvassed the south metro looking for a location that accommodates city ordinances, property owner limitations and allows for an efficient workflow for HiRISH operations. 6950 146th st w was selected by HiRISH because it resides within an industrial zone, the owners - their financial & insurance partners are willing and able to accommodate a cannabis touching business (not always the case), there is ample power for the operation and the available square footage is the appropriate size for a micro business. From a micro business operators perspective, this area (PD-409) is currently the only viable location for micro business within Apple Valley city limits.

As a veteran, a medicinal cannabis patient, a long time advocate & a constituent of the city of Apple Valley. It would be my duty, honor & privilege to bring knowledgeable scientific information to our community that will help allow for responsible cannabis distribution and consumption. Thank you.

Regards

Jason

6950 W 146TH ST OCCUPANCY RATIO

EXISTING:

<u>SUITE</u>	<u>TENANT</u>	<u>RETAIL SQ.FT.</u>	<u>OFFICE SQ.FT.</u>	<u>TOTAL SQ.FT.</u>
100	VACANT	0	0	6358
104-106	CROSSFIT	0	0	2074
110	ROTECH	0	1022	2255
112-114	EDUCATION MINNESOTA	0	4510	4510
116	LIBERTY AUTO GLASS	0	280	1870
118	RIO JITSU	0	0	4565
120	ANYTIME PUPPY PLAYGROUND	0	0	4416
124	STONEHILL CONTRACTING	0	450	2240
126	Kimlytech	0	251	2240
128	VACANT	<u>0</u>	<u>0</u>	<u>4386</u>
TOTAL SQ. FOOTAGE:		0	6513	34,914

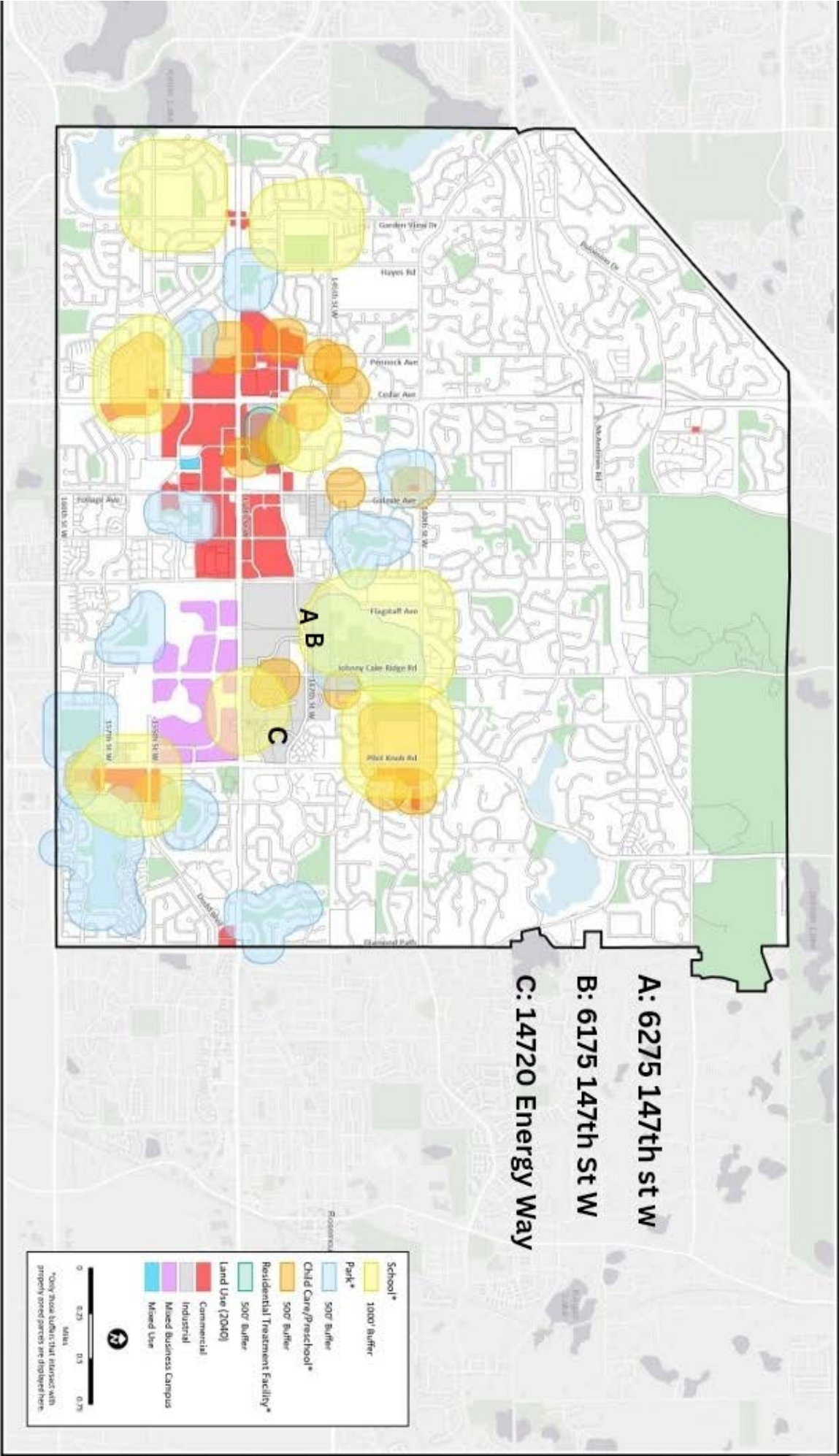
PROPOSED:

128	HiRISH	<1000	4386
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BUILDING TOTAL SQUARE FOOTAGE: 34,914 SQ.FT

BUILDING TOTAL RETAIL SQUARE FOOTAGE: 0

BUILDING TOTAL OFFICE SQUARE FOOTAGE: 6,513 SF

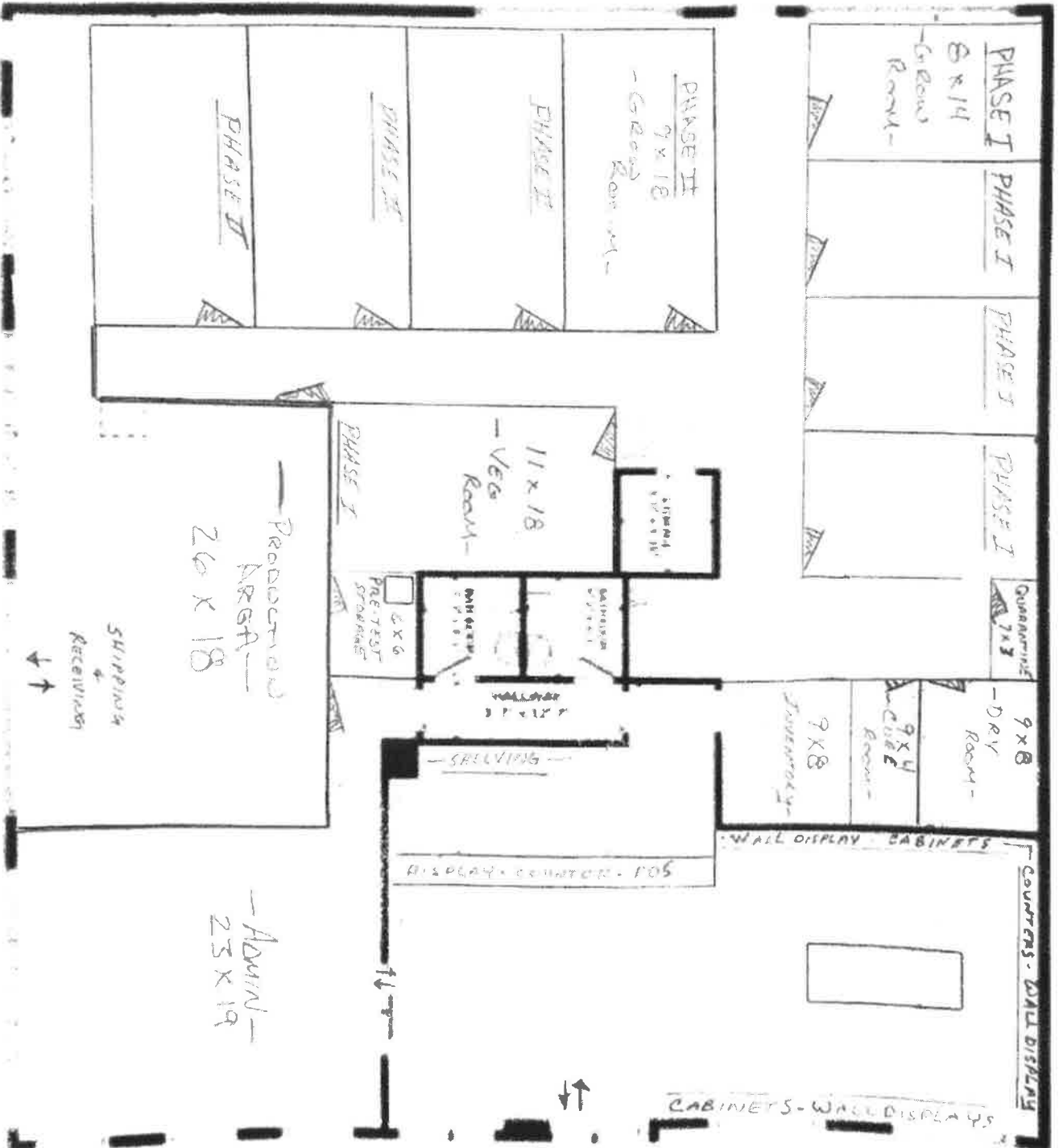
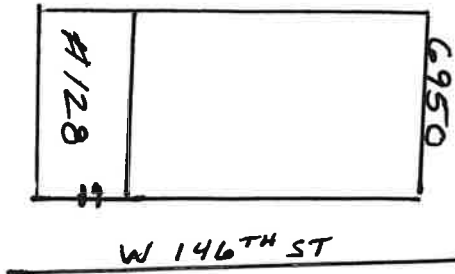


Floor Plan

6950 W 146TH ST #128

N

GALAXIE AVE



CITY OF APPLE VALLEY
PLANNING COMMISSION MINUTES

May 7, 2025

1. CALL TO ORDER

The City of Apple Valley Planning Commission Meeting was called to order by Vice Chair Scanlan at 7:00 p.m.

Members Present: Jodi Kurtz, Phil Mahowald, Jeff Prewitt, and Douglas Hlas

Member(s) Absent: Paul Scanlan, Dave Schindler, Becky Sandahl

City staff members attending: CD Director Tim Benetti, City Planner Terri Dill, Associate Planner Sydnee Stroeing, Assistant City Engineer Evan Acosta, City Attorney Sharon Hills, and Department Assistant Breanna Vincent.

2. APPROVAL OF AGENDA

Chair Kurtz asked if there were any changes to the agenda. – None.

MOTION: Commissioner Mahowald moved, seconded by Commissioner Hlas, approving the agenda. Roll call vote: Ayes - 4 – Nays – 0.

3. CONSENT ITEMS

A. Approval of Minutes of April 16, 2025

MOTION: Commissioner Hlas moved, seconded by Commissioner Mahowald, approving the minutes of April 16, 2025. Roll call vote: Ayes - 4 – Nays – 0.

4. PUBLIC HEARING

A. PD-975 Impervious Surface Text Amendment

Chair Kurtz opened the public hearing.

Associate Planner Stroeing provided a brief presentation.

The applicants, Erik and Amy Edstrom, were present for questions.

There were no questions or comments from Commissioners.

Resident, Chris Moldan (6035 158th Ct. W), stated his support for the project.

MOTION: Commissioner Prewitt moved, seconded by Commissioner Hlas, to recommend approval of a draft ordinance amending Article 34, Planned Development No. 975 of the City Code by amending impervious surface requirements. Roll call vote: Ayes – 4 – Nays – 0.

5. LAND USE

A. Cannabis Microbusiness Text Amendments

Associate Planner Stroeing provided a brief presentation.

Commissioner Mahowald expressed concerns over the parenthetical included in the proposed text amendment and whether the amendment should refer to only the southern portion of PD-409.

Associate Planner Stroeing stated that the “(or zones therein)” is included due to this amendment being applicable to all PDs, some of which have multiple subzones. PD-409 only has one subzone. The language is drafted so that it can be applicable to all PDs, should a request come forward. In regard to the northern portion of PD-409, the northwest parcel touches a buffer zone, so a cannabis business would not be allowed to operate there.

Commissioner Mahowald commented that the northeast parcel would also not allow a cannabis related use, if this request is approved, since it would not meet the 1,000’ buffer between cannabis related uses.

City Attorney Hills stated that buffers are moving targets. Daycares, schools, and other facilities may move and therefore the buffer would no longer exist.

Chair Kurtz opined that there are other locations in the City suitable for this use without making an amendment.

Commissioner Hlas agreed with Chair Kurtz’ comments.

Commissioner Mahowald expressed his concerns with the northern portion of PD-409 being close to a residential area.

Commissioner Prewitt asked for further information regarding the state requirements for the site and how that may correlate to the ordinance amendment.

Associate Planner Stroeing stated that staff does not have any review of the state requirements and deferred to the applicant on the state process and requirements.

The applicant, Jason Sewell (HiRISH) gave a brief presentation.

Chair Kurtz asked if there were any other locations considered.

Mr. Sewell stated that he did consider other locations but the size of the spaces were either too large or too small for his use.

Resident, Hillary Swanson (15565 Finch Ave.), stated her opposition to the request. Ms. Swanson advised that many of the tenants in the location of the proposal were not aware of this request when she spoke with them. Ms. Swanson stated that the location was in close proximity to schools. She said that this business may also bring dangers to the City. Ms. Swanson stated that more residents and business owners should be made aware of this request.

MOTION: Commissioner Hlas moved, seconded by Commissioner Mahowald, to recommend denial of the draft ordinance amending Article 16, Planned Development No. 409 by allowing cannabis microbusiness as a conditional use with the conditions as drafted. Roll call vote: Ayes – 4 – Nays – 0.

MOTION: Commissioner Hlas moved, seconded by Commissioner Mahowald, to recommend denial of the draft ordinance amending Section 155.320(C) regarding cannabis microbusiness in Planned Development districts. Roll call vote: Ayes – 4 – Nays – 0.

6. OTHER BUSINESS

A. Review of Upcoming Schedule and Other Updates

The next Planning Commission meeting is scheduled for Wednesday, May 21, 2025, 7:00 p.m. The next City Council meeting is Thursday, May 8, 2025, 7:00 p.m.

CD Director Benetti introduced the new City Planner, Terri Dill.

7. ADJOURNMENT

Chair Kurtz asked for a motion to adjourn.

MOTION: Commissioner Mahowald moved, seconded by Commissioner Hlas, to adjourn the meeting at 7:52 p.m. Roll call vote: Ayes – 4 – Nays – 0.

Respectfully submitted,



Breanna Vincent, Planning Department Assistant

Approved by the Apple Valley Planning Commission
on 06/04/2025.

Jodi Kurtz, Chair

Cannabis Microbusiness Text Amendments

City Council

Date: June 12, 2025

Application Requested

Consider the following:

1. Ordinance amendment to Planned Development No. 409 to allow for a cannabis microbusiness.
2. Ordinance amendment to Section 155.320 (Cannabis Businesses, Hemp Businesses, and Temporary Cannabis Events) to allow cannabis microbusinesses in planned developments.

Site Location

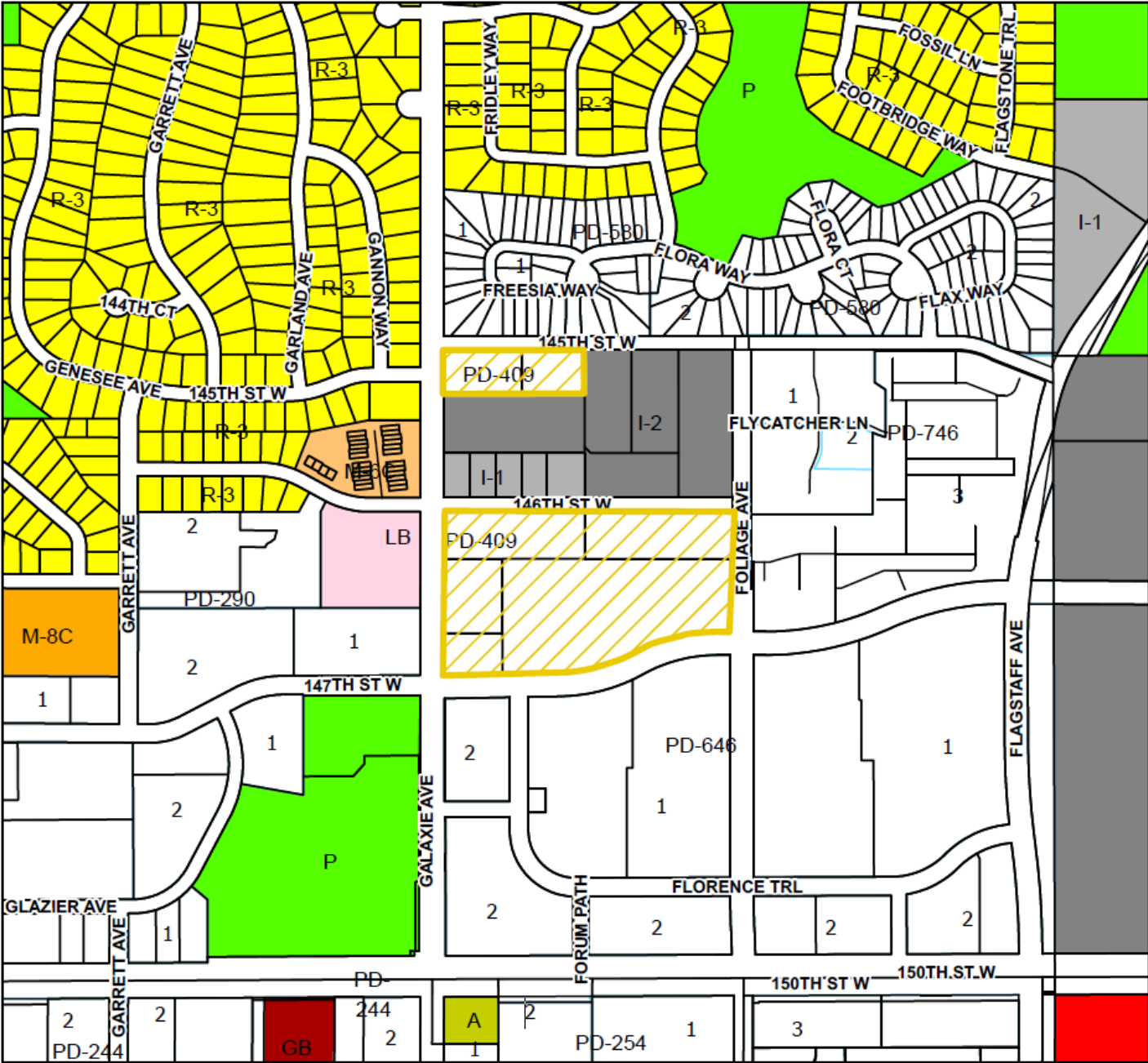
Cannabis Microbusiness Location Map

6950 146th Street West

 Subject Property

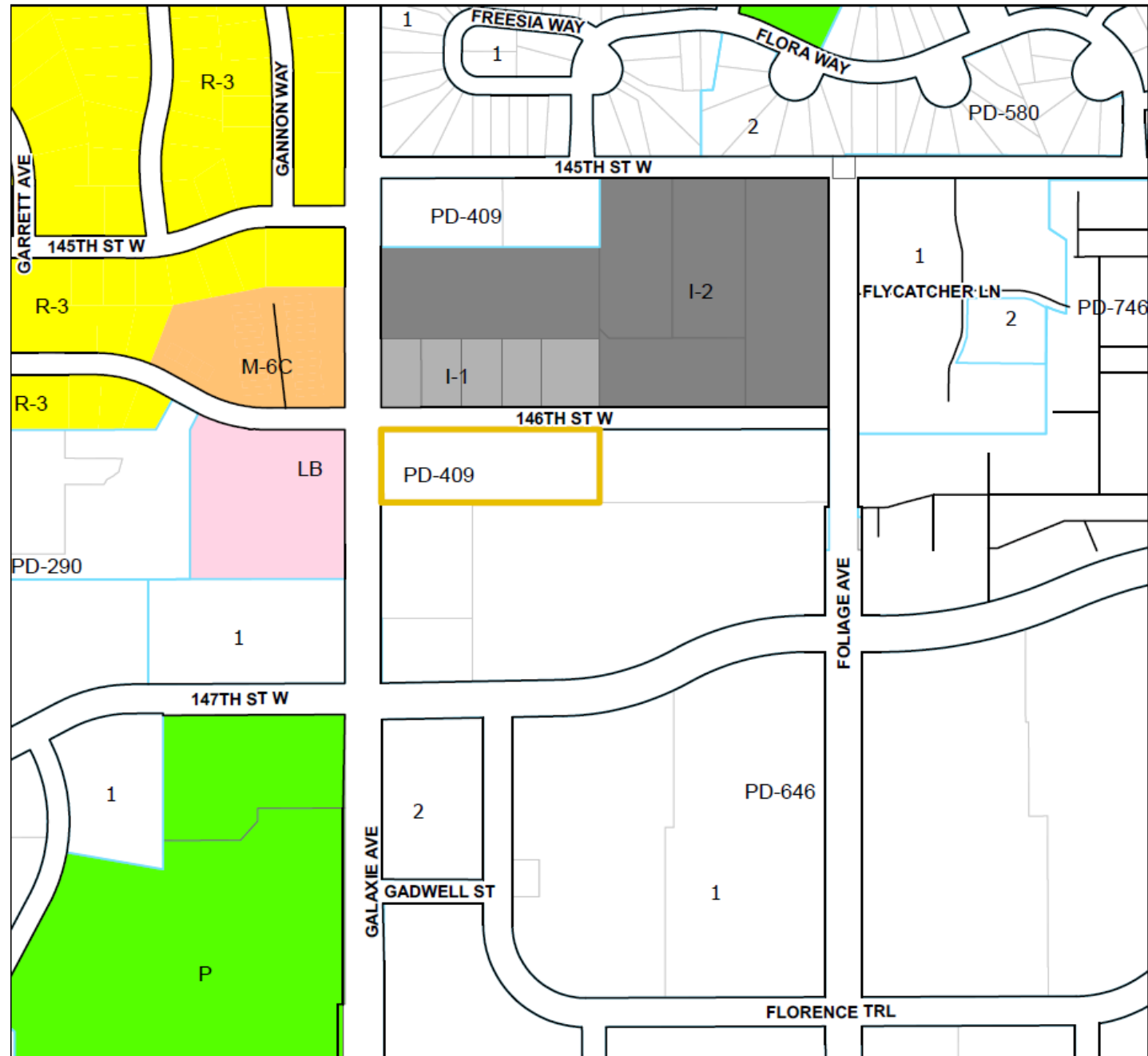


“PD-409”
(Planned
Development No.
409)



Zoning Map

"PD-409" (Planned
Development No.
409)



PD-409 Text Amendments

§ A16-3 CONDITIONAL USES.

(2) Cannabis Microbusiness as regulated in §155.320, subject to the following additional conditions:

(a) All cannabis microbusiness activities shall occur and take place indoors of a delineated identified space of the primary building on site. Outdoor operations of any kind are prohibited.

(b) No retail sales of cannabis or cannabis products shall be permitted except in conjunction with a cannabis microbusiness in operation on the site and with a retail operations endorsement

(c) An odor mitigation plan shall be submitted with the application and all cultivation, manufacturing, processing and packaging operations shall be in compliance with the odor mitigation plan and MN licensing regulations. The space in which the operation is located shall be equipped with and in operating condition odor control filtration and ventilation system(s) to control odors, humidity, and mold.

(d) Off-street loading areas in conjunction with a cannabis microbusiness is subject to §155.354.

(e) On-site retail operations in conjunction with a cannabis microbusiness are subject to §A16-2(19).

Section 155.320 Text Amendments

Guiding	Commercial						Industrial			PD	AG
Zoning District	NCC	LB	GB	RB	SC	VB	BP	I-1	I-2	PD	
Business Type											
Cannabis Retailer	P			P	P	P				PD-R	
Cannabis Microbusiness							P*	P*	P*	**	
Cannabis Mezzobusiness							P*	P*	P*		
Cannabis Cultivator (Indoor only)							P	P	P		
Cannabis Cultivator (Outdoor)							P	P	P		P
Cannabis Manufacturer							P	P	P		
Cannabis Wholesaler							P	P	P		
Cannabis Transporter							P	P	P		
Cannabis Testing Facility							P	P	P		
Cannabis Event Organizer Temporary Event	P			P	P	P					
Cannabis Delivery Service	P			P	P	P	P*	P*	P*		
Medical Cannabis Combination Business (Retail location only)	P			P	P	P				PD-R	
Medical Cannabis Combination Business (Cultivation and processing)							P*	P*	P*		
Lower-potency Hemp Edible Manufacturer							P*	P*	P*		
Lower-potency Hemp Edible Retailer	P	P	P	P	P	P				PD-R	

** Cannabis Microbusiness may be allowed within a Planned Development district (or zones therein) when specifically allowed as a permitted or conditional use under the zoning regulations of the specific Planned Development district, subject to the provisions herein.

Considerations

- The purpose of this PD zone is to provide for an integrated mix of limited industrial, general business, retail business and limited business uses.
- Does a cannabis microbusiness align with the intended purpose of PD-409?
- PD-409 currently allows the following uses that are similar to the operations of a cannabis microbusiness:
 - Light fabrication, manufacturing and assembly, including the fact that some or all goods produced are retailed on site.
 - Research or testing laboratory conducted entirely within a building.
 - Retail, sales and services uses subject to a floor area maximum.
- Do the drafted conditions mitigate potential adverse impacts of the use?

Comments from Public Hearing

1. History of PD-409: The ordinance creating PD-409 was officially adopted in the City Code in 1988. The purpose of PD-409 is to allow for an integrated mix of limited industrial, general business, retail business and limited business uses. The properties within PD-409 were originally zoned "I-1" or "I-2" (Limited Industrial and General Industrial). The rezoning to PD was to allow for a wider range of permitted commercial uses than what was allowed under the previous zoning of I-1 and I-2. PD-409 is a hybrid of I-1, "GB" (General Business), and "RB" (Retail Business) zoning districts. The PD ordinance was drafted and adopted to limit retail and limited businesses uses to 35% of the total floor area of buildings within PD-409 to ensure that the district did not lose the industrial character as it is guided as an industrial land use.

Comments from Public Hearing

2. Existing uses/tenants within the multi-tenant building: The applicant has provided a document that shows the current utilization and tenant mix of the multi-tenant building at the subject property (attached). There are 12 tenant spaces within the building, two of which are currently vacant. The remaining suites are filled with various businesses.

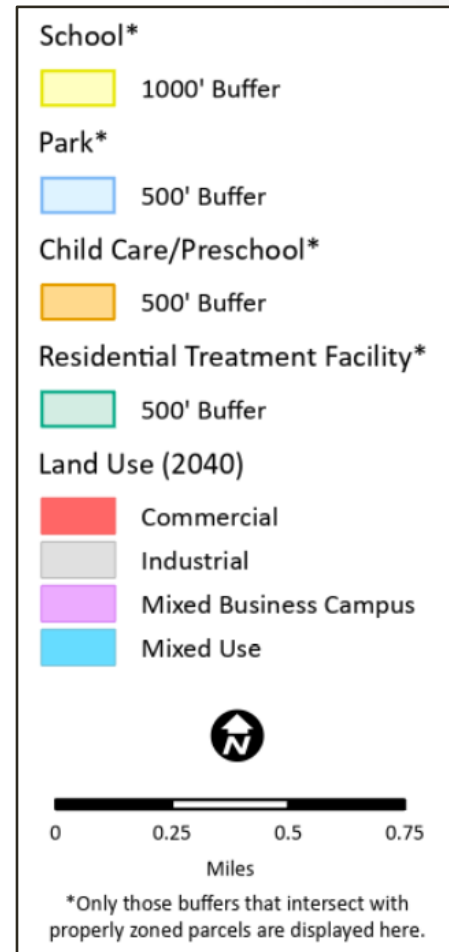
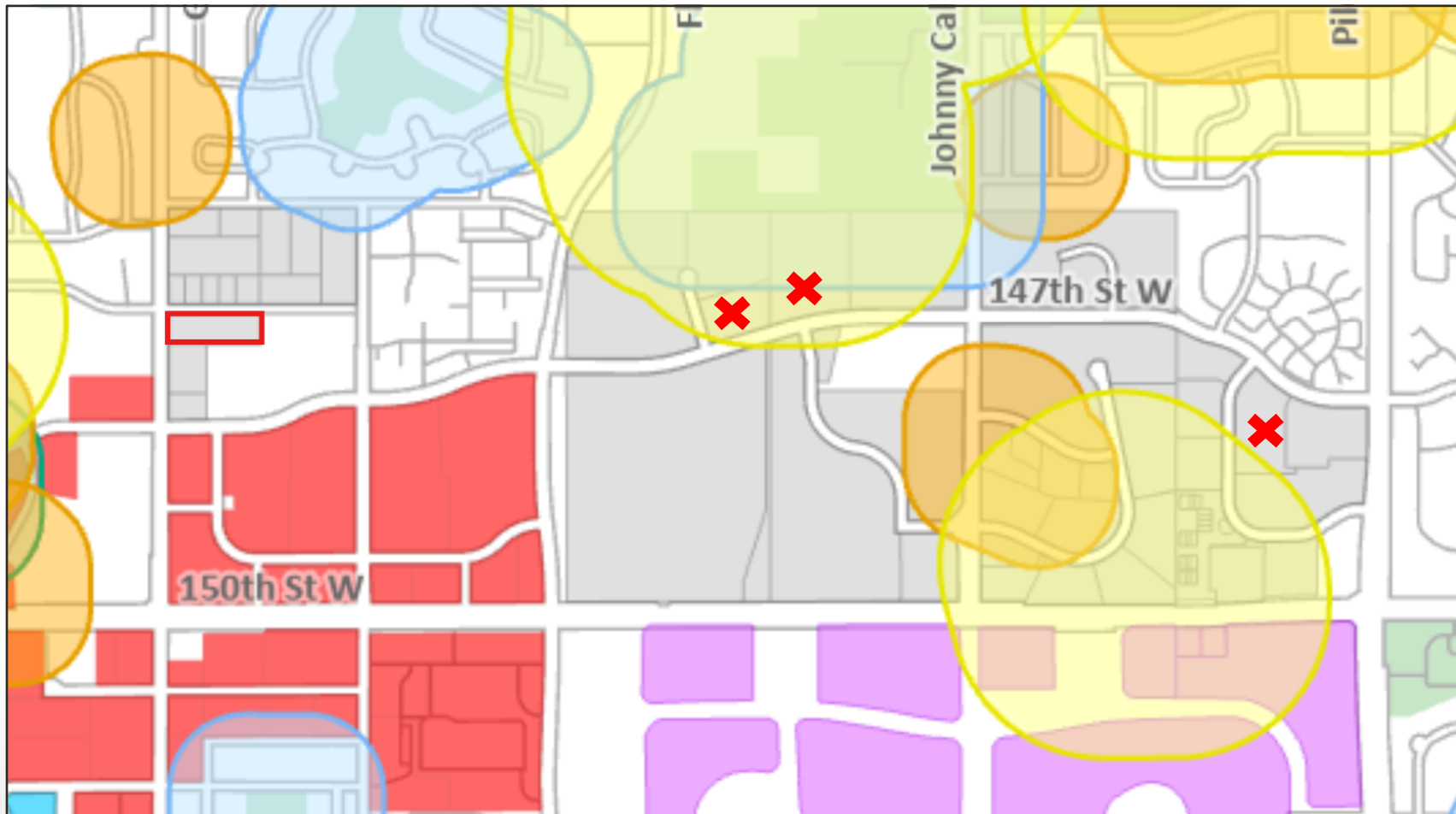
Comments from Public Hearing

3. Has the applicant considered locations where cannabis microbusinesses are currently allowed in Apple Valley?

Staff Response: Cannabis microbusinesses are currently allowed in "BP" (Business Park), I-1, and I-2 zoning districts. It appears that there are approximately 14 properties zoned for industrial use that do not have a buffer requirement. Please note that this does not mean that all 14 properties are available for sale or for lease, or are suitable for development.

Applicant Response: The applicant has provided a response of the locations that are available within the industrial zoning districts. The applicant has stated that all available locations that are zoned to allow a cannabis microbusiness are impacted by buffers. Please see the applicant's full response for specific locations that were considered.

Cannabis Buffer Map



Planning Commission Recommendation

The Planning Commission recommended denial of the passage of the amendments at the May 7, 2025, Planning Commission meeting by a 4-0 vote. A summary of the Planning Commission's findings and rationale for the recommendation of denial is as follows:

1. The existing zoning districts that allow cannabis microbusinesses are industrial (BP, I-1, I-2), and there are adequate opportunities to find a location that is properly zoned.
2. The industrial zoning districts are best suited for the operations of a cannabis microbusiness.
3. PD-409 is adjacent to existing residential properties and the amendment would allow for a cannabis microbusiness to operate in close proximity to those residential properties.
4. Allowing cannabis microbusinesses in PD-409 could cause disturbances in the area and nearby neighborhoods.

Action Requested

If the City Council concurs with the Planning Commission's recommendation of denial, then the action would be as follows:

1. Affirm the Planning Commission's recommendation of denial made at the May 7, 2025, Planning Commission meeting and direct staff to prepare a Resolution of denial for the request to amend Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusiness; and
2. Affirm the Planning Commission's recommendation of denial made at the May 7, 2025, Planning Commission meeting and direct staff to prepare a Resolution of denial for the request to amend Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments.

If the City Council prefers to reverse the recommendation made by the Planning Commission, and accept further review of the requested amendments, or consider passing the requested ordinance amendments, then the action may be as follows:

1. Accept first reading of an Ordinance amending Article 16, Planned Development No. 409 of the City Code to allow cannabis microbusinesses; and
2. Accept first reading of an Ordinance amending Section 155.320(C) of the City Code to allow cannabis microbusinesses in planned developments.

Questions?



ITEM:
COUNCIL MEETING DATE:
SECTION:

5.F.
June 12, 2025
Regular Agenda

Description:

Snap Fitness, 15115 Dove Trail

1. Adopt Resolution approving a health and fitness facility as a permitted use in "PD-629" (Planned Development No. 629), Zone 4

Staff Contact:

Sydnee Stroeing, Associate Planner

Department / Division:

Community Development

Action Requested:

Adopt Resolution approving a health and fitness facility as a permitted use in "PD-629" (Planned Development No. 629), Zone 4.

Summary:

The City has received a request to allow the use of a health and fitness facility within Planned Development No. 629 (PD-629), Zone 4. Geoffery Wyatt (applicant) submitted a building permit application for Snap Fitness to be located at 15115 Dove Trail (subject property). This property is within PD-629, Zone 4. During staff review of this building permit, it was determined that a health and fitness facility is not a permitted use within the PD subzone. There is a provision within Section A22-2(D)(5) (PD-629, Zone 4 Permitted Uses) that states *"Retail operations selling personal services or goods over-the-counter as limited to the following uses unless otherwise specifically approved by the City Council"*.

The applicant has requested that the City Council review the proposed use of a health and fitness facility within the PD subzone located at the subject property. The applicant has submitted a letter detailing the request and how the use would align with the 2040 Comprehensive Plan, provide community benefits, and utilize existing infrastructure (attached).

Staff have prepared a Resolution approving a health and fitness facility within PD-629, Zone 4 for your review (attached hereto). Alternatively, if the City Council determines that the proposed use is inconsistent with the intent or standards of PD-629, Council may direct staff to prepare a Resolution of Denial with appropriate findings. This item would then be scheduled for final consideration at a future City Council meeting.

Background:

The purpose of PD-629 is to provide for an integrated mix of low and moderate density residential uses as well as neighborhood convenience retail. The PD is made up of four subzones -- Zones 1

through 3 consist of one-family detached dwellings, detached townhomes, and attached townhomes, and Zone 4 consists of commercial uses that are meant to directly serve the surrounding neighborhood. A summary of the current permitted uses within Zone 4 includes the following:

- Neighborhood restaurants
- Offices for doctors, dentists, lawyers, relators, veterinarians, insurance agents, and similar offices uses that serve the adjoining residential area
- Day-care centers
- Retail operations limited to specific uses as listed in Section A22-2(5) unless otherwise specifically approved by City Council
- Banks and financial institutions
- Drive-throughs with specific conditions

There are four properties within Zone 4 which consist of a Kwik Trip, Sterling State Bank, a closed CVS Pharmacy, and a property that consists of a parking lot that served the CVS Pharmacy. The closed CVS building would be replaced by the proposed Snap Fitness.

The existing CVS building would be utilized and renovated for the proposed Snap Fitness. The building plans show the interior being remodeled with exercise spaces, locker rooms, sauna, massage, offices, and storage rooms. It appears no exterior work is being proposed other than new signage. The existing parking facilities that serve the site include 131 stalls split between the subject property and an abutting property that consists of only parking stalls. The minimum spaces needed for the proposed Snap Fitness would be 80 parking spaces.

Other requirements that are subject to properties within Zone 4 of PD-629 include certain hours of operation limits. Commercial properties within 1,000 feet of a residential-zoned area are prohibited from operating between the hours of 1:00 a.m. and 6:00 a.m. A conditional use permit (CUP) may be applied to request hours of operation in excess of the previously mentioned hours. Snap Fitness traditionally operates a 24-hour service. Subject to the outcome of this request, the applicant intends to apply for a CUP to extend the hours of operation for this proposed use. This CUP request will be reviewed by the Planning Commission (under public hearing) and later by the City Council at upcoming meetings. At this time, the applicant is only requesting the City Council to review and consider the approval of the proposed health and fitness center as an allowed use in this PD-629.

Budget Impact:

N/A

Attachments:

1. Draft Resolution
2. Applicant Letter
3. Location Map
4. Zoning Map

5. Presentation

CITY OF APPLE VALLEY
RESOLUTION NO. 2025-__

A RESOLUTION APPROVING THE USE OF A HEALTH AND FITNESS FACILITY IN
PLANNED DEVELOPMENT NO. 629, ZONE 4

WHEREAS, pursuant to Minnesota Statutes 462.357 the City of Apple Valley has adopted, as Title XV of the City Code of Ordinances, zoning regulations to control land uses throughout the City; and

WHEREAS, Chapter 155-Appendix F, Article 22, governs Planned Development Designation No. 629, setting forth the permitted uses, conditional uses, accessory uses, minimum area requirements, and special performance standards for Planned Development No. 629; and

WHEREAS, the applicant, Geoffery Wyatt, and the property owner, SCP 2007 C27 067 LLC, have requested to allow a health and fitness facility as a permitted use within Planned Development No. 629, Zone 4, for the property located at 15115 Dove Trail, and legally described as Lot 2, Block 1, Prairie Crossing Commercial 2nd Addition ; and

WHEREAS, Section A22-2(D) sets forth the permitted uses of Zone 4 of Planned Development No. 629 which include, among others the following:

- Offices for doctors, dentists, lawyers, realtors, veterinarians (no outdoor animal pens allowed), insurance agents, and similar uses to serve the adjoining residential area. ****
- Day-care centers; and
- Retail operations selling personal services or goods over-the-counter ; and

WHEREAS, the Council has the authority to determine if a use not otherwise listed as a permitted use is a similar use and further, Section A22-2(D) provides that retail operations are limited to the uses stated unless otherwise specifically approved by the City Council; and

WHEREAS, the Apple Valley City Council reviewed the requested health and fitness facility use and finds that a health and fitness facility is similar in type, purpose, intensity, and service as a medical/health office, a daycare center, and a commercial retail use

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Apple Valley, Dakota County, Minnesota, that a health and fitness facility is an approved permitted use within Planned Development No. 629, Zone 4.

ADOPTED this 12th day of June, 2025.

Clint Hooppaw, Mayor

ATTEST:

Christina M. Scipioni, City Clerk

DRAFT

Apple Valley City Council
7100 147th Street W
Apple Valley, MN 55124

Subject: Request To Allow Usage of Planned Development No. 629 - Zone 4 As A Health/Fitness Facility at 15115 Dove Trail, Apple Valley MN

Dear Mayor and Council Members,

I am writing to respectfully request a change of Planned Development No. 629 - Zone 4 to allow the use of a health and fitness center, specifically a Snap Fitness club, at 15115 Dove Trail, Apple Valley, MN – the former CVS space. Section A22-1(D)(5) states the following – *“Retail operations selling personal services or goods over-the-counter as limited to the following uses unless otherwise specifically approved by the City Council.”* I believe that this requested change is in accordance with the objectives and purposes of the City of Apple Valley's 2040 Comprehensive Plan and am requesting the council approve this parcel for health and fitness center usage.

Alignment with the cities 2040 Comprehensive Plan

The 2040 Comprehensive Plan is centered on supporting businesses that offer employment and are advantageous to the local economy. Permitting a health/fitness center on the site suggested will foster economic growth and employment, in line with the plan's objectives.

Further, the proposal encourages bringing a healthy and safe environment into people's lives. A Snap Fitness club would make health and wellness available, encouraging well-living and the well-being of the community.

Community Benefits

Job Creation: The establishment of a Snap Fitness club would create jobs for fitness trainers, administrative personnel, and maintenance staff. Within the first 24 months of operation, we would plan to add 5-8 new jobs to the local community and plan to hire locally.

Health Promotion: Residents would enjoy simple access to fitness facilities within the facility, promoting healthier lifestyles and potentially reducing healthcare costs. We also plan to offer several wellness and recovery services that would be made available to not only members of the gym, but non-members as well. Some of those amenities include a cold plunge, float pod and large sauna.

Use of Existing Infrastructure: The site at 15115 Dove Trail is well-suited for such a facility, minimizing the need for extensive new construction, minimizing the impact to the surrounding community and making use of existing infrastructure in a cost-effective way. This also aligns with the promotion of efficient land use by maximizing current infrastructure.

I believe that allowing Planned Development No. 629 - Zone 4 to permit a health/fitness center here would be a step in the right direction toward fulfilling the city's long-range planning goals. I humbly ask that the City Council take this request into consideration.

We look forward to hopefully being able to bring a fantastic health and wellness resource to the city this fall. Thank you for your time and consideration.

Sincerely,



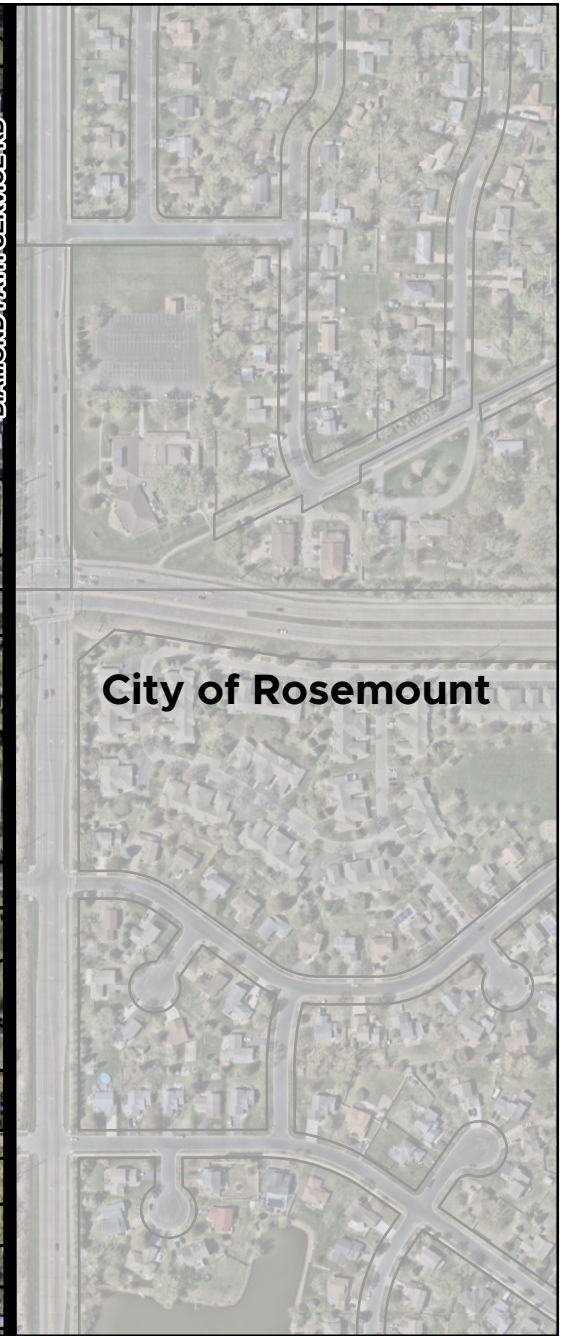
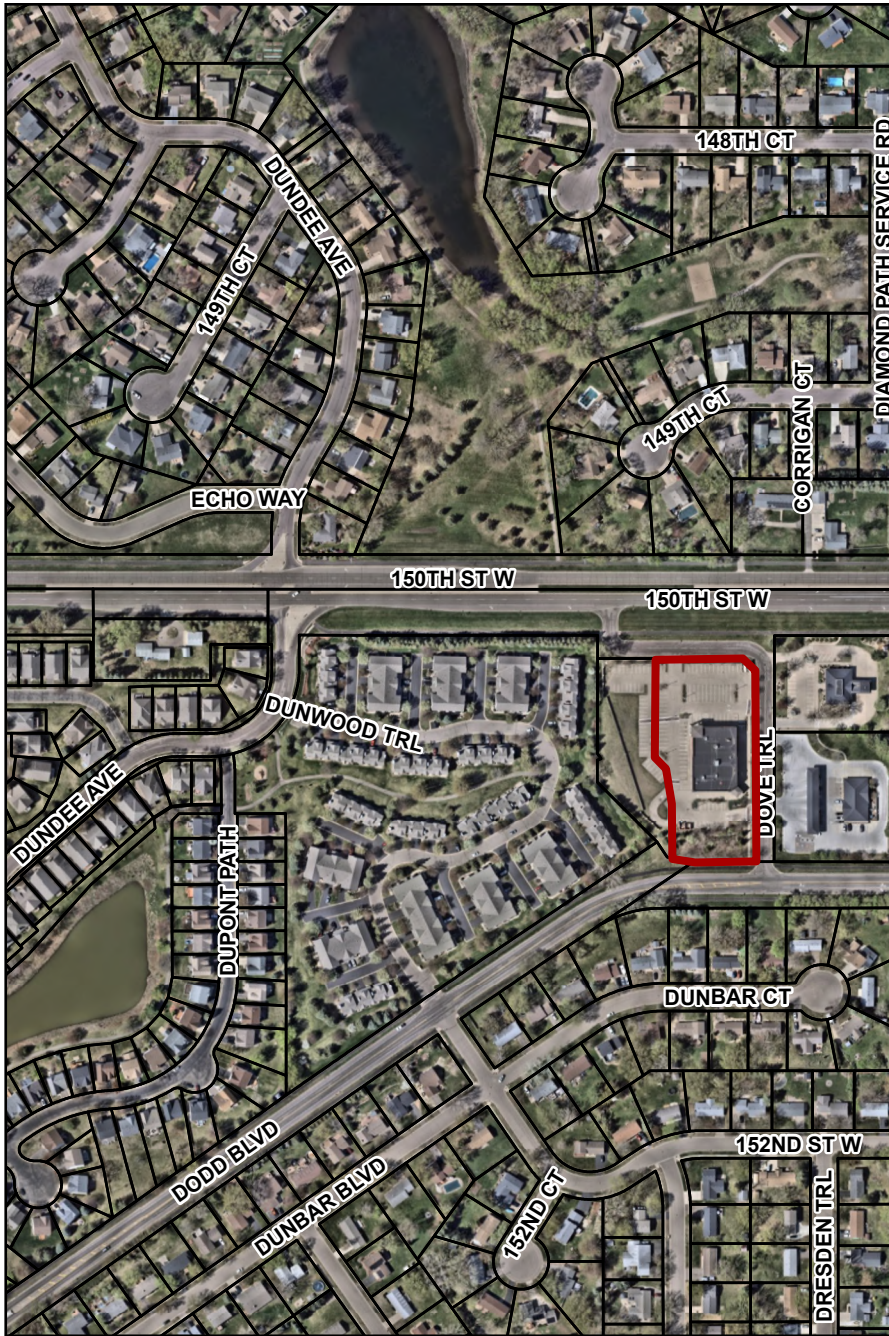
Geoffrey Wyatt

Prospective Tenant
Snap Fitness



Name: Edward A. Barkett, President of the Manager

Property Owner
SCP 2007 C27 067 LLC

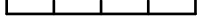
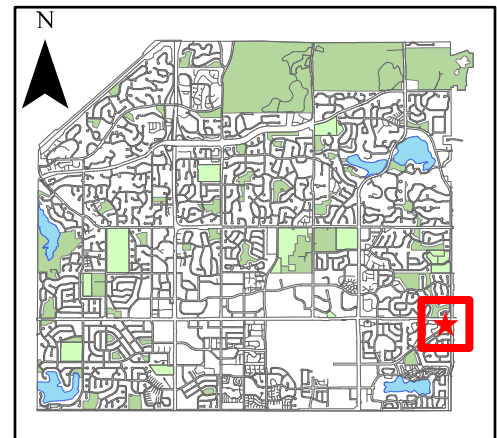


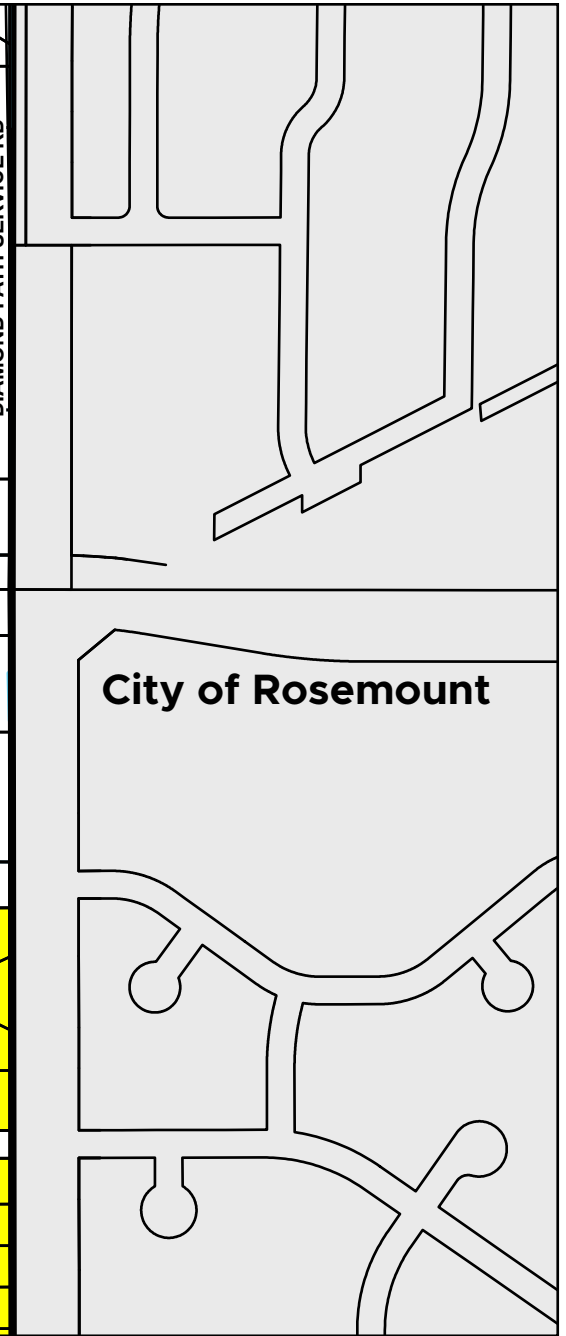
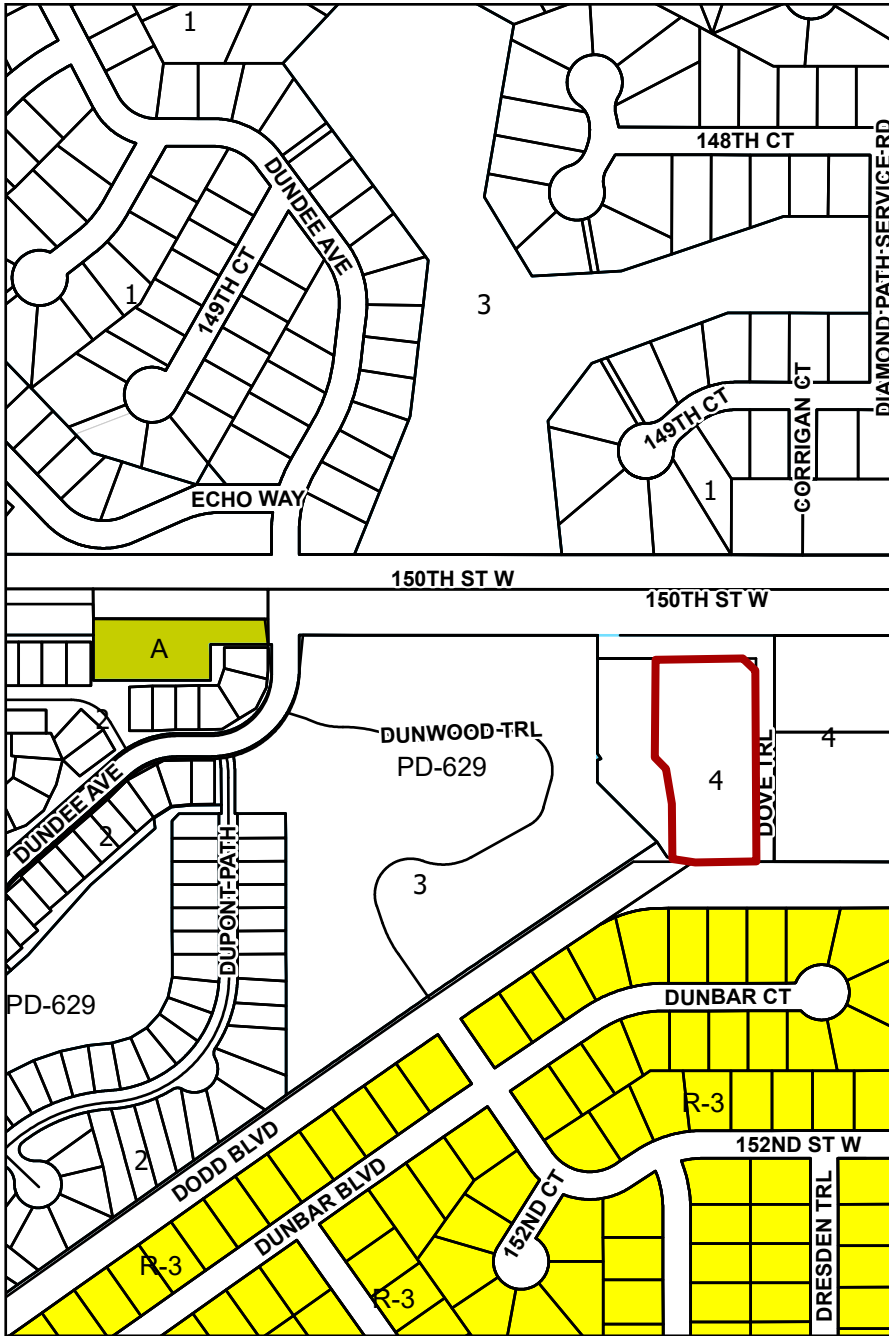
Snap Fitness Location Map

 Subject Property



0 205 410 Feet

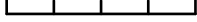
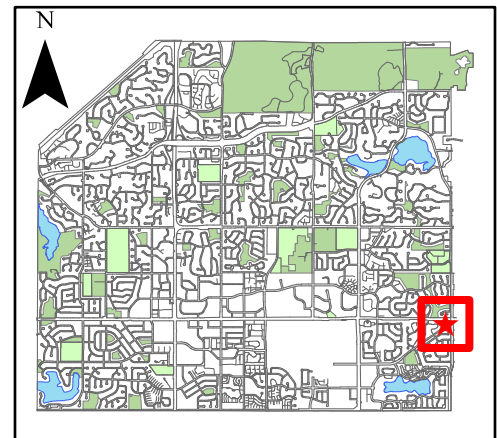


Snap Fitness Zoning Map

 Subject Property



0 205 410 Feet

Health & Fitness Facility Use Review

PD-629, Zone 4

City Council

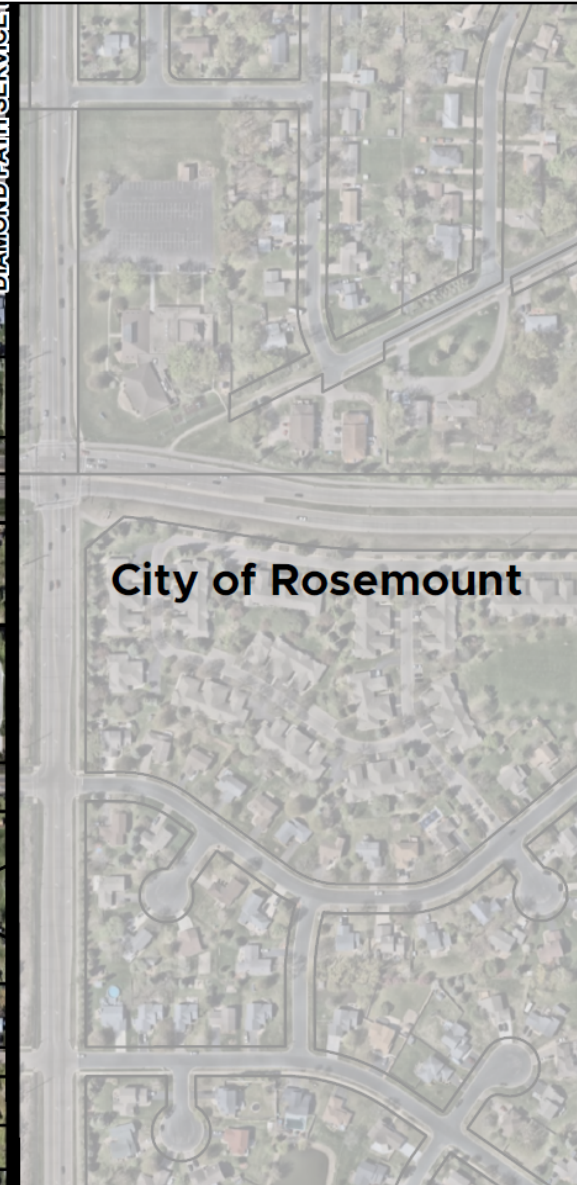
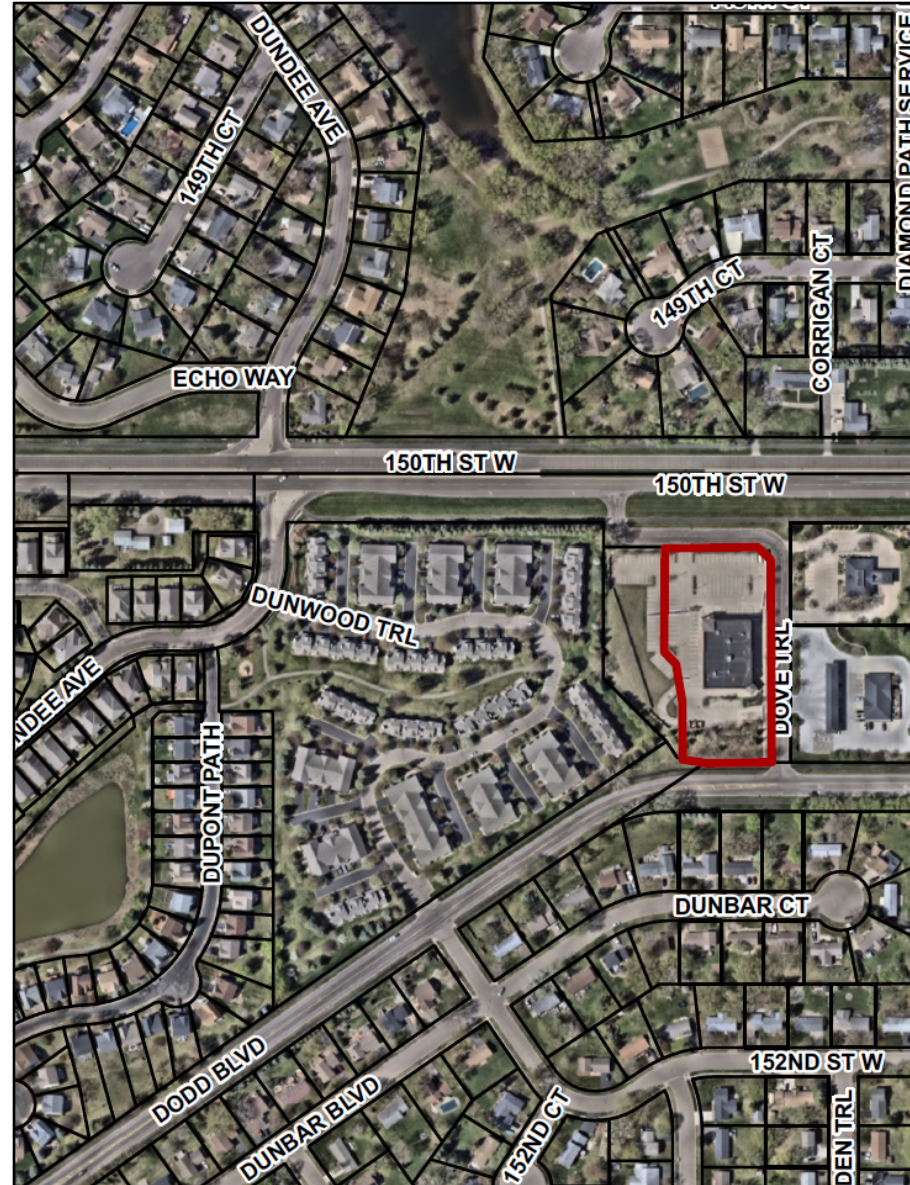
Date: June 12, 2025

Application Requested

Request to approve the use of a health and fitness facility as a permitted use in “PD-629” (Planned Development No. 629), Zone 4

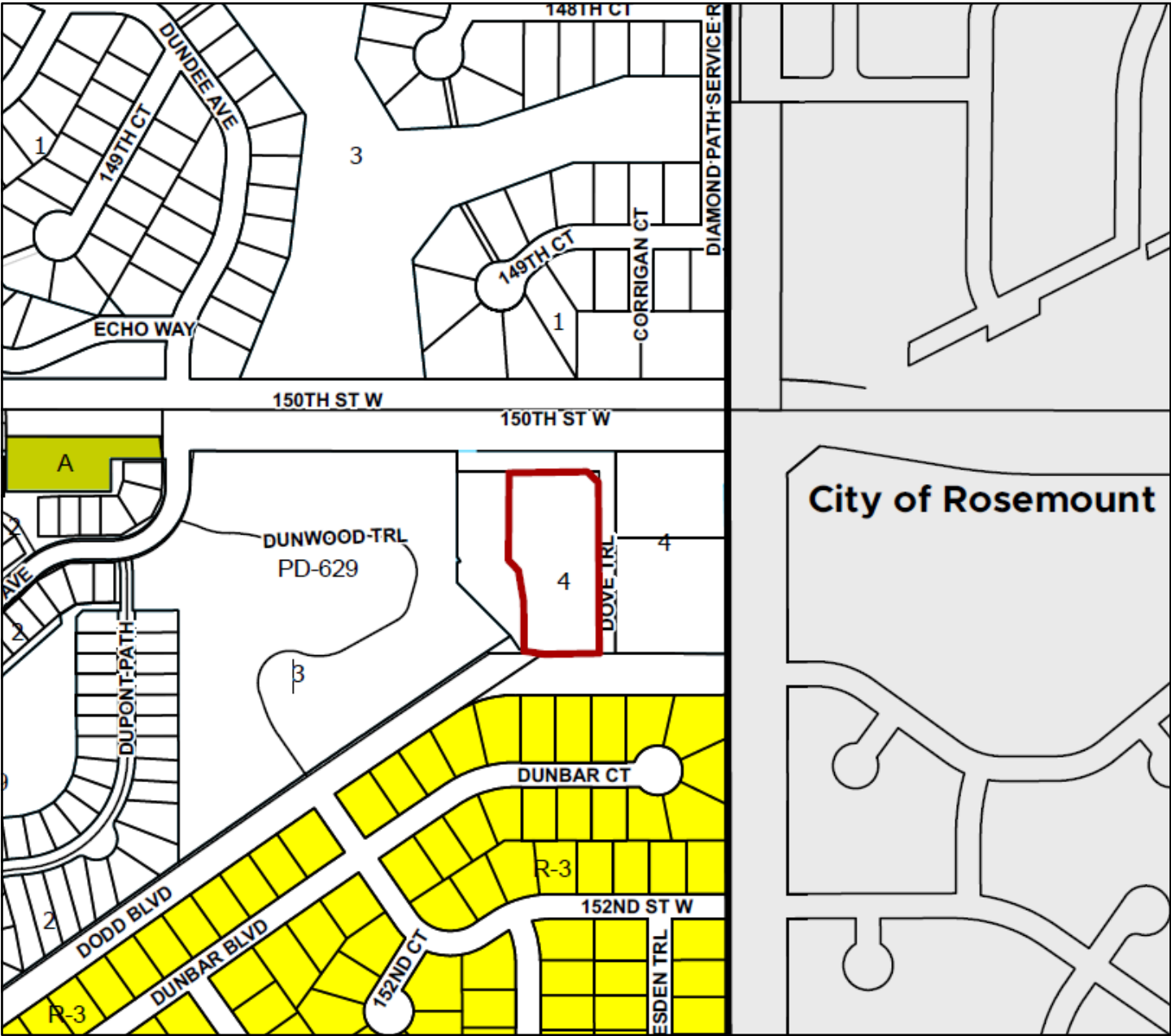
Site Location

15115 Dove Trail



Zoning Map

PD-629, Zone 4



PD-629, Zone 4 Permitted Uses

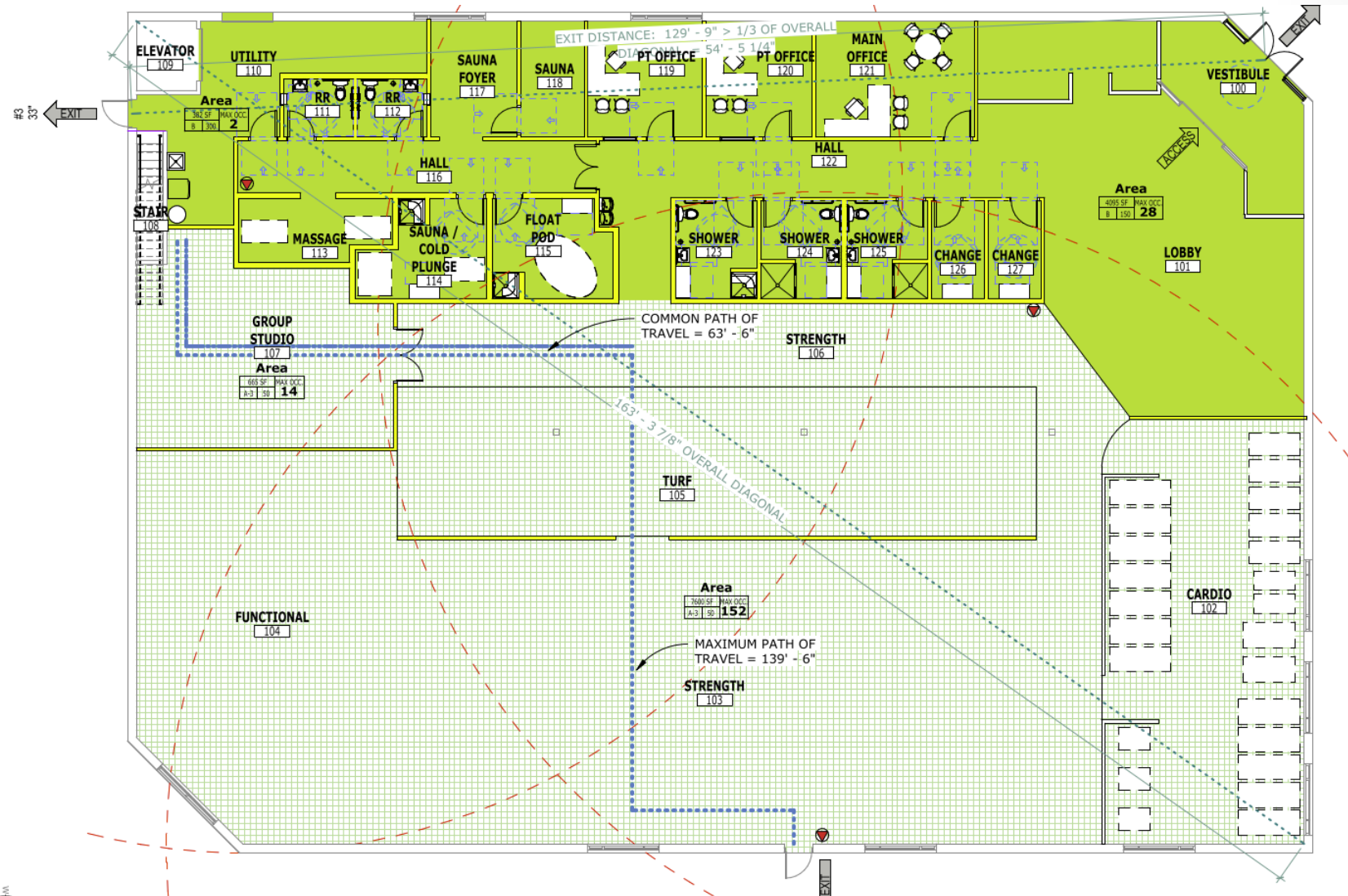
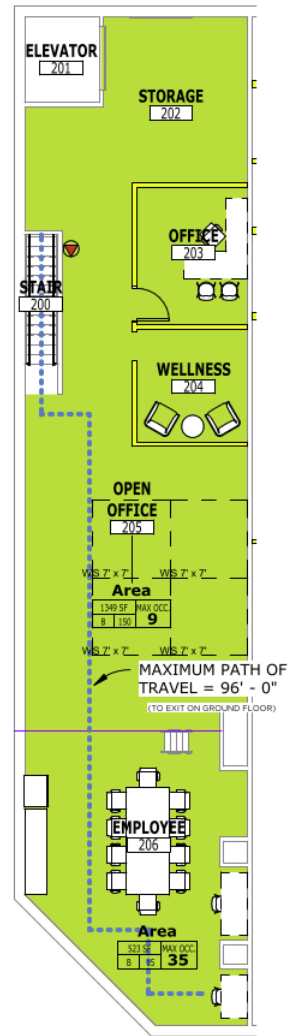
§ A22-2(D)

- Grocery/convenience stores
- Neighborhood restaurants
- Offices for doctors, dentists, lawyers, realtors, veterinarians, insurance agents, and similar uses
- Day-care centers
- Banks and financial institutions
- Retail operations as listed in § A22-2(D)(5) unless otherwise specifically approved by City Council
- Drive-throughs with conditions

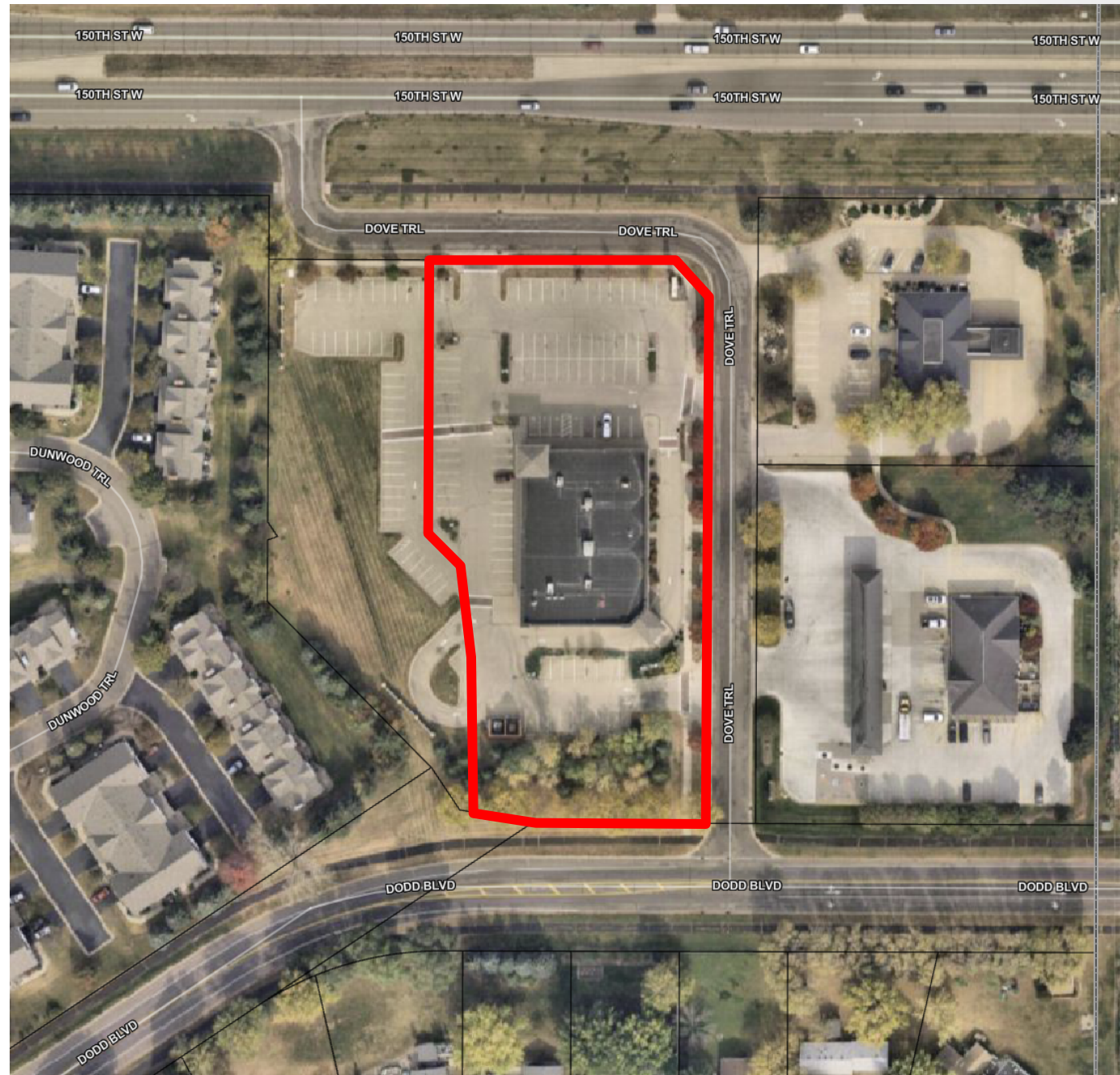
Considerations

- The purpose of PD-629 is to provide for an integrated mix of low and moderate density residential uses as well as neighborhood convenience retail
- PD-629, Zone 4 is the subzone that includes the commercial/retail uses within the PD.
- Is a health and fitness facility similar in type, purpose, intensity, and service as the previously listed uses?

Snap Fitness Plans



Snap Fitness Exterior



Recommended Action

If the Council determines that the proposed use is **consistent** with the intent or standards of PD-629, then following motion is recommended:

1. Adopt Resolution approving a health and fitness facility as a permitted use in “PD-629” (Planned Development No. 629), Zone 4.

Alternatively, if the City Council determines that the proposed use is **inconsistent** with the intent or standards of PD-629, then the following motion is recommended:

1. Direct staff to prepare a Resolution of denial with appropriate findings (list findings).

Questions?



ITEM:
COUNCIL MEETING DATE:
SECTION:

7.A.
June 12, 2025
Calendar of Events

Description: Approve Calendar of Upcoming Events	
Staff Contact: Stephanie Marschall, Deputy City Clerk	Department / Division: Administration/City Clerk's Office

Action Requested:

Approve the calendar of upcoming events as listed in the summary below, and noting that each event listed is hereby deemed a special meeting of the City Council.

Summary:

Wed./June 11	9 a.m.	Municipal Center	Firefighters Relief Association Board Meeting
Thur./June 12	9:30 a.m.	Orchard Path	Groundbreaking Ceremony
Thur./June 12	4:45-5:15 p.m.	Splash Valley Water Park	Ribbon Cutting Ceremony
Thur./June 12	5:30 p.m.	Municipal Center	Informal City Council Meeting
Thur./June 12	7 p.m.	Municipal Center	Regular City Council Meeting*
Fri./June 13	11 a.m.	EXP Realty/Pemberton Homes	Ribbon Cutting Ceremony
Wed./June 18	7 p.m.	Municipal Center	Planning Commission Meeting
Thur./June 19		City Offices Closed	Juneteenth Holiday
Fri./June 20	6:30-8:30 p.m.	Kelley Park	Music in Kelley Park
Mon./June 23	9 a.m.	Municipal Center	Firefighters Relief Association Board Meeting
Tue./June 24	11 a.m.	Livea Weight Control Centers	Ribbon Cutting Ceremony
Tue./June 24	1 p.m.	Municipal Center	Special City Council Meeting
June 25-27		Duluth, MN	League of Minnesota Cities Annual Conference
Fri./June 27	6:30-8:30 p.m.	Kelley Park	Music in Kelley Park
Wed./July 2	7 p.m.	Municipal Center	Planning Commission Meeting
Fri./July 4		City Offices Closed	Independence Day Holiday
Fri./July 4	1 p.m.	Pennock & Fireside	Freedom Days Parade
Fri./July 4	10 p.m.	Johnny Cake Ridge Park East	Freedom Days Fireworks
Wed./July 9	9 a.m.	Municipal Center	Firefighters Relief Association Board Meeting
Wed./July 9	7 p.m.	Municipal Center	Traffic Safety Advisory Committee Meeting

Thur./July 10	5:30 p.m.	Municipal Center	Informal City Council Meeting
Thur./July 10	7 p.m.	Municipal Center	Regular City Council Meeting*
Fri./July 11	6:30-8:30 p.m.	Kelley Park	Music in Kelley Park

Background:

Each event is hereby deemed a special meeting of the City Council, the purpose being informational or social gathering. Only events marked with an asterisk (*) will any action of the Council take place.

Budget Impact:

N/A

Attachments:

None